SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Planning Permission

Reference: H23/0075/93 Received:02-FEB-93 Type:FULL

Name: Mr Robert J H Creese
Tamarisk
Cobgate
Whaplode, Spalding
Lincs, PE12 6TD

Agent: Mr Robert J H Creese
Tamarisk
Cobgate
Whaplode, Spalding
Lincs, PE12 6TD

Description: Extension to existing bungalow

Location : Tamarisk Cobgate
Whaplode Spalding

South Holland District Council hereby give notice that PERMISSION HAS BEEN GRANTED for the development in accordance with the application and plans submitted, subject to any condition(s) set out below:

1 The development must be begun not later than the expiration of five years beginning with the date of this permission.

Reason: As required by Section 91 of the Town and Country Planning Act 1990.

2 The materials to be used for the construction of the proposed extension shall match, as closely as possible, those used for the construction of the existing bungalow.

Reason: In the interests of visual amenity.

Director of Planning and Building Control Services
10-MAR-93 H23/0075/93

This decision refers only to that required for the purposes of the Town and Country Planning Act and not for Building Regulations or any other legislation. See enclosed notes relating to rights of appeal.

BRIAN SMITH Dip TP MRTPI Director of Planning & Building Control Services

Planning & Building Control Department, Council Offices, Priory Road, Spalding, Lincolnshire. PE11 2XE (Tel: 0775 761161)

FOUR COPIES REQUIRED

PLANNING APPLICATION

For office use only

Application No. H23/0075/93

Date Registered 02 FEB 1993

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

MR. ROBERT J.H. CREESE,
'TAMARISK',
COBGATE,
WHAPLODE,
SPALDING, LINCS. PE12 6TD

Tel. No. 0406 370007

NAME AND ADDRESS OF AGENT

(if form completed by agent)

OFFICE COPY

Tel. No.
(Personal contact name)

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

'TAMARISK', COBGATE, WHAPLODE, SPALDING, LINCS. PE12 6TD

Please complete in block letters

DESCRIPTION OF PROPOSED DEVELOPMENT

EXTENSION TO EXISTING BUNGALOW (3 BEDS)

Please complete

I attach
* Four copies of all plans
* an ownership certificate (see back page)
* a fee of £60 If you consider no fee is payable include a written explanation instead.

Signed ..... Date 21/1/93

Previous application No.

Please tick **one** box and answer the extra questions under that section.

2. **TYPE OF APPLICATION**

(✓)

This is a **full** application for change of use and/or new building works [✓] ➡ **Now complete Parts 3, 4 and 5 and an Ownership Certificates**

or This is an **outline** application [ ]

Please state Site Area [ ] (Hectares)

Please tick **any** box where you are including details which you wish to be considered as part of this application.

Siting [ ] Design [ ] External Appearance [ ]

Means of Access [ ] Landscaping [ ]

Now complete Parts 3 and 5 and an Ownership Certificate.

or This is a **reserved matters** application. [ ]

A. Please state Reference Number of outline permission.
B. Please state which reserved matters are dealt with in this application.
Now complete Part 4 only

or This is an application for **renewal** of temporary permission or **continuation** without complying with planning condition. [ ]

A. Please state reference Number of previous permission
B. Please state Condition Number referred to
Now complete an Ownership Certificate

or This is an application for **modification** of a condition on a planning permission which has not yet been implemented. [ ]

A. Please state Reference Number of pervious permission
B. Please state Condition Number referred to
C. Please state variation required
Now complete an Ownership Certificate.

TYPE OF DEVELOPMENT

3. A. Please state whether the proposal involves:- (Tick one or more boxes)

(i) New Dwellings		If so, how many:
(ii) Other new building(s)		
(iii) Alterations or extension	✓	
(iv) Change of use		

4. A. If building works are proposed, please state extra floor space to be created:	40 sq. metres
B. Please state size of any new structure:- (a) max. height:	4.6 metres
(b) max. length:	10.3 metres
(c) max. width:	5.6 metres
C. Please state type and colour of materials for facing external walls:	BUFF TO MATCH EXISTING
D. Please state type and colour of roofing materials.	PLAIN TO MATCH EXISTING
E. Has a survey of the site been undertaken? State Yes or No	No

5. GENERAL INFORMATION Please complete each section

EXISTING USES
Please state existing or, if vacant, the last use(s) of site.

DWELLING

ACCESS TO ROADS (VEHICULAR AND PEDESTRIAN) Please tick **one** box

A. There will be **no** new access to a public road and **no** alteration to any existing access to a public road ✓

or

B. There will be a new or altered access to a public road ➡ If so, name of road:
Will there be—
Individual access(es)
New estate road

C. What provision will be made for garages or parking within the site?

TREES Please tick **one** box

A. The proposal does **not** involve the felling of any trees ✓

B. The proposal does involve the felling of one or more trees ➡ If so, please show details on plans.

DRAINAGE Please complete

A. Please state how surface water will be disposed of — A) SOAKAWAY

B. For estate developments, please state how highway surface water will be disposed of — B) N/A

C. Please state whether a land drain will be affected — C) No

D. Foul sewerage will be disposed of to: — D) N/A

Mains sewer ☐ Cesspool ☐ Septic tank ☐

PLEASE COMPLETE IN ALL CASES

	State Yes or No	
The proposal is in connection with agriculture	No	➡ If so, **please give details in Part 6**
The proposal affects a listed building	No	
The proposal affects a public right of way	No	
The proposal is known to affect contaminated or filled land	No	
The proposal is for industrial, warehousing, offices, shopping or similar commercial purposes.	No	➡ If so, **please complete Part 7**
In cases where a statutory consultation will be required, please state whether you have sent a copy of the application to the consultee yourself. If yes, please give date sent.	No	➡ Date: Consultee(s)
Is this application related to a previous submission?	No	➡ Application No.

6. ANY OTHER INFORMATION Please add any details you wish in support of your application.

Continue on separate sheet if necessary.

OWNERSHIP CERTIFICATES

PLEASE COMPLETE ALL THREE SECTIONS.

1. **APPLICANT'S INTEREST**
Please state interest in site (e.g. owner, prosp. purchaser)
(Please remember to indicate on the location plan any other land under your control).

OWNER.

2. **OWNERSHIP OF THE SITE**

This certificate is to make sure that the owners of land are aware of applications made on it.

If the applicant is the **sole owner of the whole site,** complete **Certificate A.**
In **any other case** (i.e. if the applicant is a prospective purchaser, or a tenant, or a joint owner, or the sole owner of only part of the site) then you must give notice to all other owners, and complete **Certificate B.**
(An "owner" is a person having a freehold interest, or having a leasehold interest where seven years or more remains unexpired). If you are unable to trace the owner, please contact the Planning Office as a different certificate will be required.

Certificate A Nobody except the applicant was an owner of any part of the land to which the application relates at the beginning of the period of 21 days ending with the date of the accompanying application.

Signed ..... (Applicant / ~~Agent~~) Date 21/1/93.

Certificate B The applicant has given the required notice to everyone else who were owners of any part of the land to which the application relates at the beginning of the period of 21 days ending with the date of the accompanying application.
Owner's Name:
Address of owner at which notice was served: State Date notice served:

Signed ..... (Applicant / Agent) Date .....

3. **AGRICULTURAL HOLDINGS CERTIFICATE**

If the land is not in agricultural use complete Certificate 1.
If the land is agricultural, but farmed by the owner and there is no agricultural tenant, complete Certificate 1.
If the site does relate to an agricultural holding, you must give notice to the tenant, and complete Certificate 2. If you are the sole agricultural tenant yourself, sign certificate 2 but insert 'not applicable' in the tenant details.

Certificate 1 None of the land to which the application relates is or is part of any agricultural holding.

Signed ..... (Applicant / ~~Agent~~) Date 21/1/93.

Certificate 2 The applicant has given the required notice to every other person who, at the beginning of the period of 21 days ending with the date of the application, was a tenant of an agricultural holding on all or part of the land to which the application relates.
Tenant's Name:
Address of tenant at which notice was served: State Date notice served:

Signed ..... (Applicant / Agent) Date .....

APPLICATION ASSESSMENT

Notes for Case Officer

Site Inspection | Accuracy | Neighbours | Boundaries

Site features

Other House to west - 1st floor bedroom window overlooks site. Bungalow to east - not affected. Open to rear. 2m high fence all side

Inspected by 12/2
Date GS

Notice posted by GS
Date 12/2

GS revisited site 3/3 to take photograph + to ensure that neighbours not materially affected.

Resident Notices required

Sent | Delivered

Case Officer Conclusions DMG 8/3

considered acceptable in terms of design.
Materials to match existing.
Neighbours not considered to be materially affected.

RECOMMENDATION

COMMITTEE

Departure from Policy .....

Ward Member request .....

Recommend approval against material objection .....

Other circumstance viz: .....

Change to Committee recorded

DELEGATED

Case Officer ....DMG....

Senior Officer .....MF 20/3

Case Officer Recommendation

Approve | Refuse

Signed .....D M Gahey

Conditions/Reasons
(continue overleaf)

1. TL1
2. The materials to be used for the construction of the proposed extension shall match, as closely as possible, those used for the construction of the existing bungalow.

In the interests of visual amenity.

~~Notes to applicant~~

~~Disabled~~
~~Outstanding RM~~
~~Amended plans~~

DC RECORD SHEET

APPLICATION REF:

Directions

Art 7 (Outlines)
RM checklist

	Siting	Design	Ext app	Access	Landscape
Previous					
Current					
Required					

Reg 4 Scale drawing ..... Highway S/W ..... Agric appraisal .....

Other ....

Precise details, for non-standard direction:

Senior Officer authorised: ..... Sent: .....

Revalidation after Direction

Information satisfactory/unsatisfactory Signed: .....

Further direction: Precise details:

Amended description:

New valid date: .....

Consultation/Publicity Required

		Requested	Sent
Extra Publicity:			
	Departure	.....	.....
	Setting of LB	.....	.....
	Public Right of Way	.....	.....
	Discretionary	.....	.....
Extra Consultations:			
	Dept of Transport	.....	.....
	Environmental Serv.	.....	.....
	LB/Cons. Area – Local	.....	.....
	– Local & National	.....	.....
	– English Heritage	.....	.....
	Consultant: Name.....		..... Order No .....
	Other:	.....	.....

Case Officer DAVID SIDNEY Recorded on board:

ADMIN RECORD SHEET

Initial

Submitted Fee £ 60

Receipt Issued PD 196

Date first Rec'd 02 FEB 1993

Registration

Reference H23|0075|93

Cross-Ref B23|0051|93

Date 3|2

Validation

TYPE FULL

Earliest permission

Site area

No of dwellings

Floorspace 57.68

Description

Tech

Certificate
Site plans
Description

Accuracy
Incomplete form

Fees

Nil fee

Discounted fee

Previous app Type

Correct fee 60

Additional
Refund

Receipt Issued

Information

Newbuild/Redevelopment/Change of use/Extension/Alteration/Works

Earlier permission Ref

RM

	Siting	Design	Ext app	Access	Landscaping
Previous					
Current					

Index sheets 156 & 157

OS No's

Grid ref 538790 [illegible]

Ward

Parish

TR Rural
TR Bypass
Level Cross
Footpath

CA
LB
TPO

Inside IBD YES

Inside LP area NO

Linked to site

Ref

Linked to property

Ref

D 880197

Planning Records:
Earlier apps

B Reg Records:
Already submitted - Ref
Request
Requested

BRI. SMITH Dip TP MRTPI
Director of Planning & Building Control Services
Planning & Building Control Department,
Council Offices,
Priory Road, Spalding,
Lincolnshire. PE11 2XE

Telephone: (0775) 761161
Fax: (0775) 710772

SOUTH HOLLAND DISTRICT COUNCIL

Application no: H23/75/93 Type: FULL

Applicant: Mr Robert J H Creese
Tel: 0406 370007

Agent: Mr Robert J H Creese
0406 370007

Description: Extension to existing bungalow
(three-bedroomed)

Location: Tamarisk
Cobgate
Whaplode
Spalding

Valid date:	02-FEB-93	Terminal date:	30-MAR-93
Target dates:		Target Committee:	09-MAR-93
To case officer	09-FEB-93	Report deadline:	23-FEB-93
Inspected by	12-FEB-93		
Extra contacts	16-FEB-93	Case Officer:	
Report if not clear by 09-MAR-93		D M GEDNEY	

DEVELOPMENT/CONSTRAINTS

Size: 57.68 M2
Category: Extension
Listed building: Other Constraints:
Conservation Area:

CONSULTATIONS CARRIED OUT

	Sent	Expiry
Clerk to Whaplode PC 0406 26739	08-FEB-93	22-FEB-93
Cllr A Biggadike	08-FEB-93	22-FEB-93
Site/Press Advert MIN	12-FEB-93	05-MAR-93 ✓

A C C — No objections JC 08/2/93

BRIAN SMITH ip TP MRTPI
Director of Planning & Building Control Services
Planning & Building Control Department,
Council Offices,
Priory Road, Spalding,
Lincolnshire. PE11 2XE

Telephone: (0775) 761161
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SOUTH HOLLAND DISTRICT COUNCIL

Application no: H23/75/93

Applicant: Mr Robert J H Creese
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Lincs, PE12 6TD

Agent: Mr Robert J H Creese
Tamarisk
Cobgate
Whaplode, Spalding
Lincs, PE12 6TD

Description: Extension to existing bungalow (three-bedroomed)

Location: Tamarisk Cobgate
Whaplode Spalding

Type: FULL

Date received: 02-FEB-93

08-FEB-93

Dear Sir/Madam

CONSULTATION WITH PARISH COUNCIL

I have received an application for the above proposal and enclose a copy for your information. Any observations which the Parish Council wish to make should be set out below and returned to me by 23-FEB-93. If no observations have been received by that date, it will be assumed that the Parish Council have no comments to make. The officer dealing with this application is D M GEDNEY

Yours faithfully
B SMITH
Director of Planning and Building Control Services

Clerk to Whaplode PC
Parish Council Office
2 Spalding Road, Holbeach
Spalding, Lincs

FOR PARISH COUNCIL USE ONLY

Comments: Supported

S.H.D.C. PLANNING DEPT.
RECEIVED
- 4 MAR 1993 DG

Signed: G. Harrington

BRIAN SMITH Dip TP MRTPI
Director of Planning & Building Control Services
Planning & Building Control Department,
Council Offices,
Priory Road, Spalding,
Lincolnshire. PE11 2XE

Telephone: (0775) 761161
Fax: (0775) 710772

SOUTH HOLLAND DISTRICT COUNCIL

VAT Reg No 121 5277 01

OFFICIAL RECEIPT - APPLICATION FEES

Receipt No : P2196
Date received : 02-FEB-93

Received from

R J H & H Creese

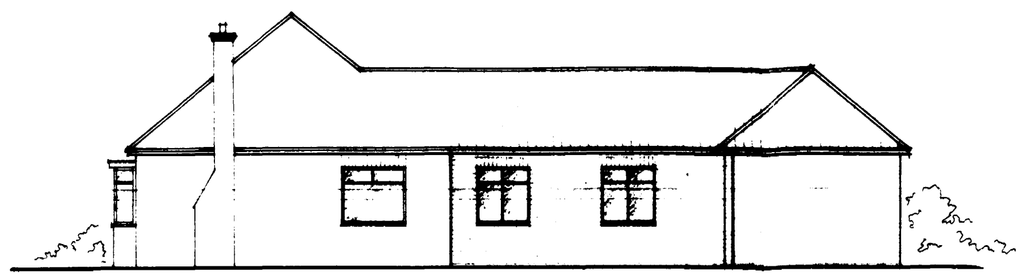
Address

Tamarisk
Cobgate
Whaplode
Spalding

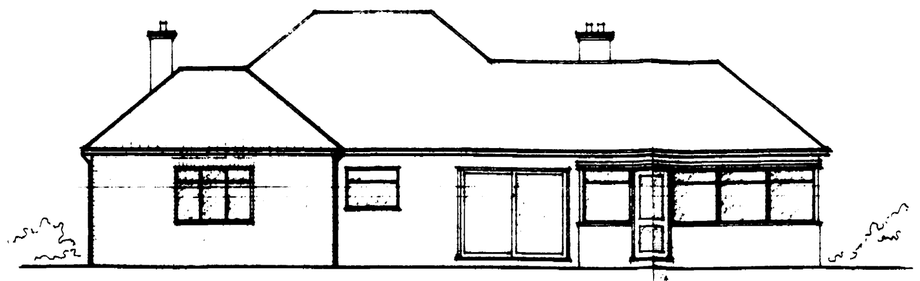
Fee paid	£	60.00
VAT	£	0.00
Total received	£	60.00

Cash/Cheque : Cheque

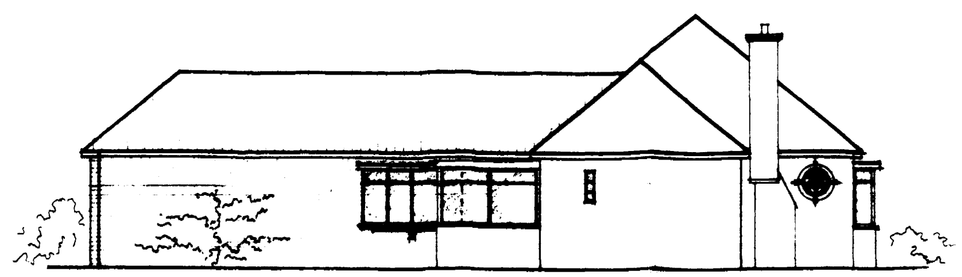
Signed.....K..Lowe.
(Authorised Collector)



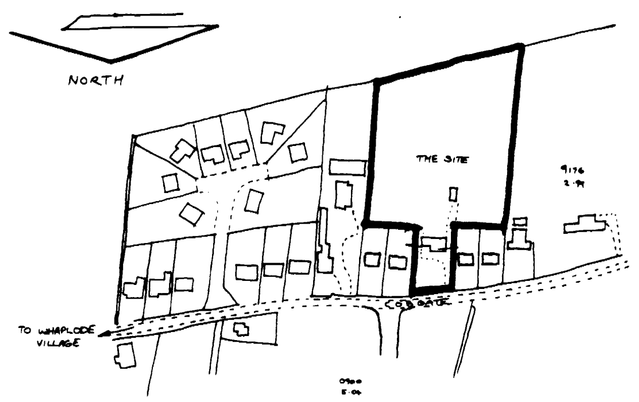
WEST ELEVATION 1:100



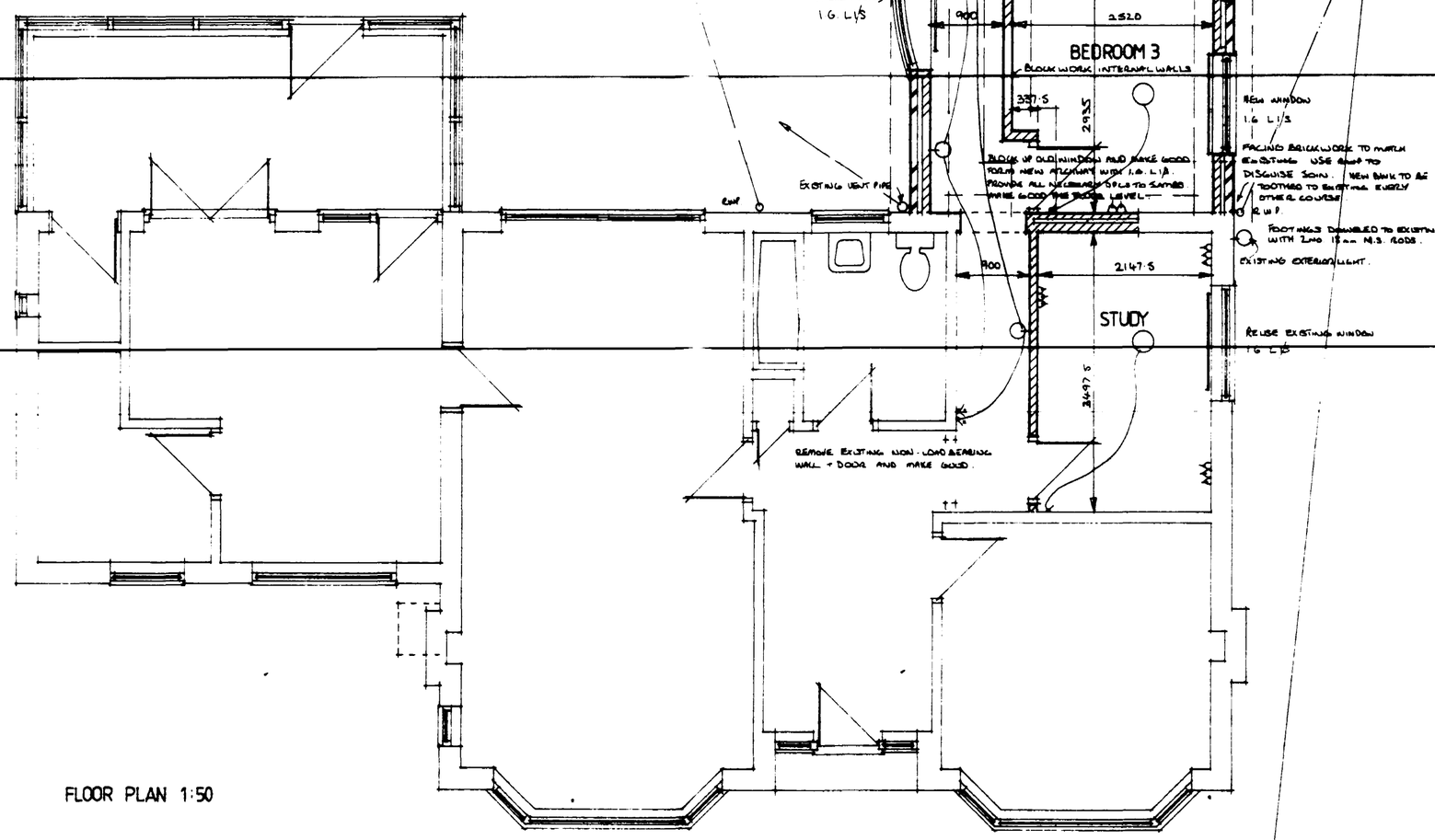
SOUTH ELEVATION 1:100



EAST ELEVATION 1:100



LOCATION PLAN 1:2500



FLOOR PLAN 1:50

RAINWATER GOODS.

PVC GUTTERS 100mm H. AND 68 B DOWN PIPES TO MATCH INCLUDING ALL BENDS, OUTLETS, UNITS, BRACKETS, CONNECTORS ETC AND CONNECT TO UNDERGROUND DRAIN TO SOAKAWAYS.

FLASHINGS.

ALL FLASHINGS, SOAKER ETC TO BE IN CODE 4 SHEET LEAD PROPERLY CUT, DRESSED + FIXED.

DAMP PROOF COURSES.

PROVIDE EMBOSSED HEAVY DUTY POLYTHENE DPC MATERIAL AT 150mm MIN. ABOVE GROUND LEVEL IN ALL LEAFS OF CAVITY WALLING. DPCs TO BE LINKED TO DPM.

ALSO PROVIDE VERTICAL AND HORIZONTAL DPCs AROUND OPENINGS FOR WINDOWS + DOORS IN CAVITY WALLS AND SIMILAR MATERIAL AS CAVITY TRAYS OVER LINTELS.

GROUND FLOOR.

65mm MORTAR SCREED 3:1
25mm SARKTEX FLOOR INSULATION.
100 mm C20P CONCRETE MIX
1000 GAUGE DPM. LAPPED WITH DPC.
150 mm MIN. HARDCORE. BLINDED + COMPACTED. EXCAVATE OVERSITE TO 100mm DEEP TO REMOVE TOPSOIL.

WALLS.

CAVITY WALLS TO BE 265 mm OVERALL WIDTH COMPRISING 100 mm CLAY FACING BRICKS TO MATCH EXISTING 65 mm CAVITY FILLED WITH CROWN DRITHERM FIBRE BOARD INSULATION BATTS. 100mm LOAD BEARING "THERMALITE" SHIELD BLOCKS.

INTERNAL PARTITIONS TO BE IN 100mm BLOCK WORK. MAKING WALL TIES IN CAVITY WALLING TO BE 30GUT GALVANISED WIRE BUTTERFLY TYPE AT 900 mm CENTRES HORIZONTALLY AND 450mm CENTRES VERTICALLY EVERY ALTERNATE THE COURSE TO BE STAGGERED 450mm AT OPENINGS PROVIDE TIES AT 225mm CENTRES VERTICALLY WITHIN 225 mm OF THE OPENINGS.

PLASTERWORK.

WALLS TO BE PLASTERED CEMENT LIME SAND RENDER WITH SKIM FINISH A TOTAL OF 13mm THICK INCLUDING REVEALS AND LINTEL SOFFITS.

CEILINGS

PROVIDE AND FIX 12.7mm GYPROC WALLBOARD TO ALL NEW CEILINGS NOG ALL PERIMETERS AND BOARD JOINTS PRIOR TO FIXING PLASTER-BOARD TO ROLLY SUPPORT STRETTERS. FIX GYPROC CORNER AND ANGLE BEADS TO CEILINGS

STRAPPING

PROVIDE + FIX 30mm x 5mm GALVANISED MILD STEEL STRAPS AT 1.8 METRE CENTRES TO ANCHOR WALLPLATE TO BLOCKWORK WALLING

INSULATION

LAY 150mm FIBRE GLASS BETWEEN JOISTS AND RAFTERS + 50mm GAP BETWEEN TOP OF INSULATION AND SARKING FELT WHERE INSULATION RUNS UP TO ROOF SLOPE

ROOF VENTILATION

9mm ATLANTIC WITH 12mm CONTINUOUS GAP AS SOFFIT BOARD. PROVIDE FINE MESH FLYPROOF SCREEN TO VENTILATION GAP.

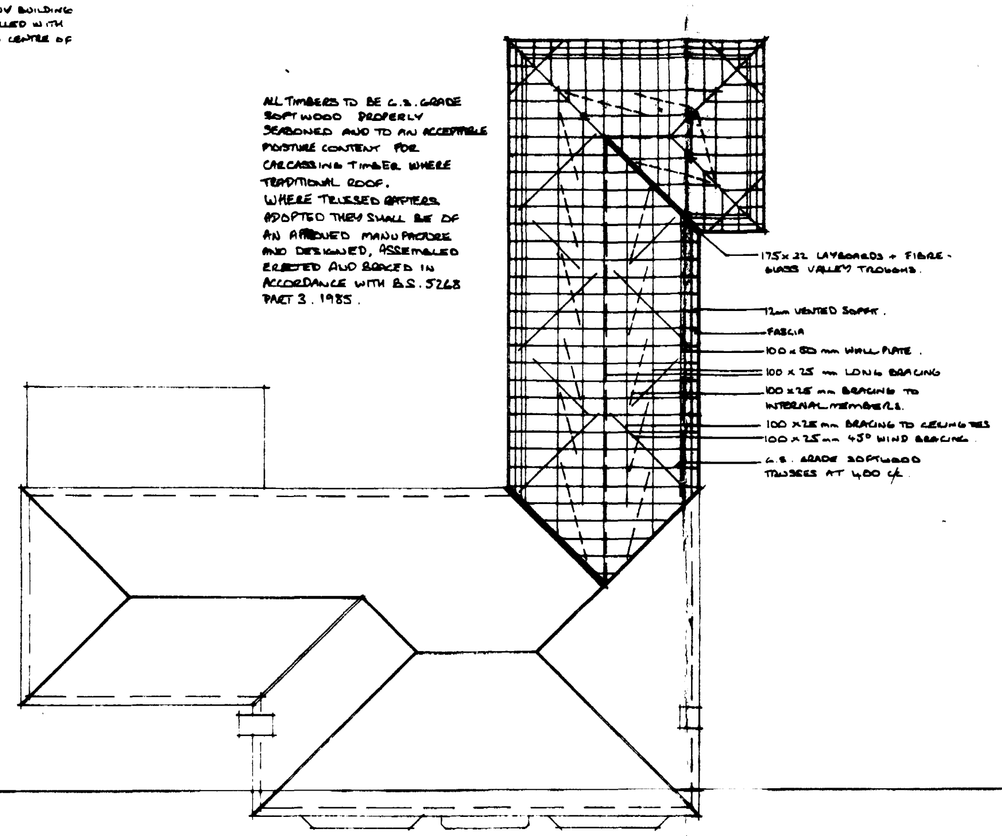
FASCIAS.

TO BE MEXT EX. 25 NOMINAL THICKNESS STAINED TO MATCH EXISTING SOFTWOOD WITH REBATE FOR SOFFIT FRAME OUT IN 38-25 3/4 DIA. ZINCED SUPPORT

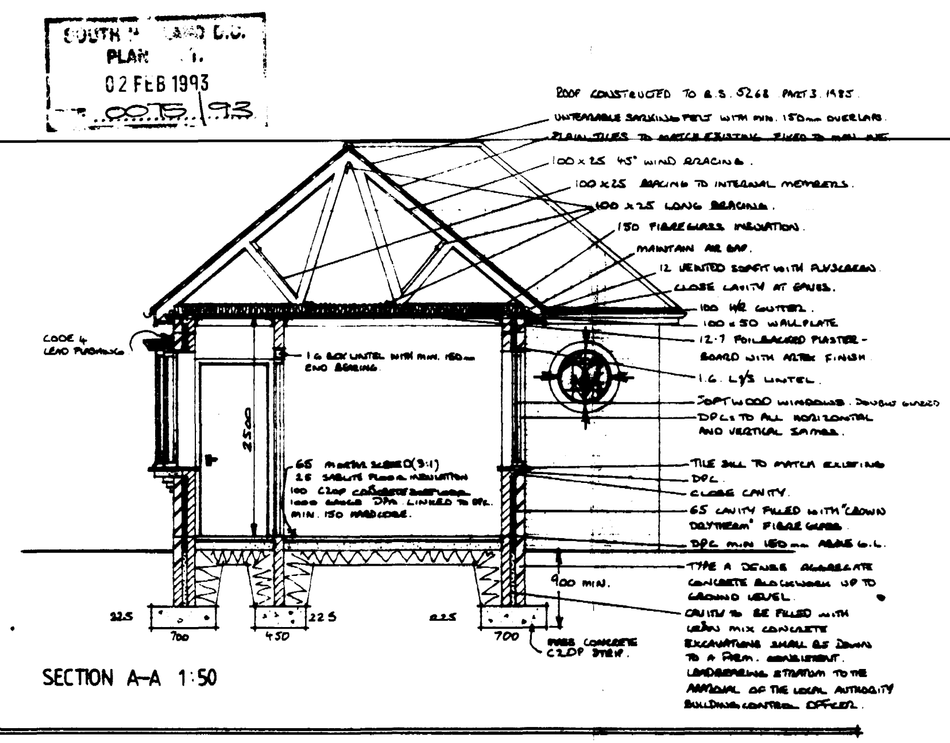
ALL DIMENSIONS IN m.m.

Boundary Edge →

ALL TIMBERS TO BE C.S. GRADE SOFTWOOD PROPERLY SEASONED AND TO AN ACCEPTABLE MOISTURE CONTENT FOR CROSSING TIMBER WHERE TRADITIONAL ROOF.
WHERE TRUSSED RAFTERS ADOPTED THEY SHALL BE OF AN APPROVED MANUFACTURE AND DESIGNED, ASSEMBLED ERECTED AND BRACED IN ACCORDANCE WITH B.S. 5268 PART 3. 1985.



ROOF PLAN 1:100



SECTION A-A 1:50

SOUTH ... BOROUGH COUNCIL
PLAN ...
02 FEB 1993
APPROVED

PROPOSED EXTENTION TO BUNGALOW AT "TAMARISK", CORGATE, WHAPLODE, LINCS, FOR MR. & MRS. R. CREESE.
SCALE AS SHOWN. DATE: JANUARY 1993.