SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Refusal of Planning Permission

Reference: H23/0376/93 Received:26-APR-93 Type:OUTLINE

Name: Whaplode Manor
Saracens Head
Spalding
Lincs
PE12 7PP

Agent: Loweth Cowling Design
Station House
Station Street
Holbeach
Spalding Lincs

Description: Erection of bungalow including access

Location : Manor House Road Saracens Head
Spalding

South Holland District Council hereby give notice that PERMISSION HAS BEEN REFUSED for the development for the following reason(s):

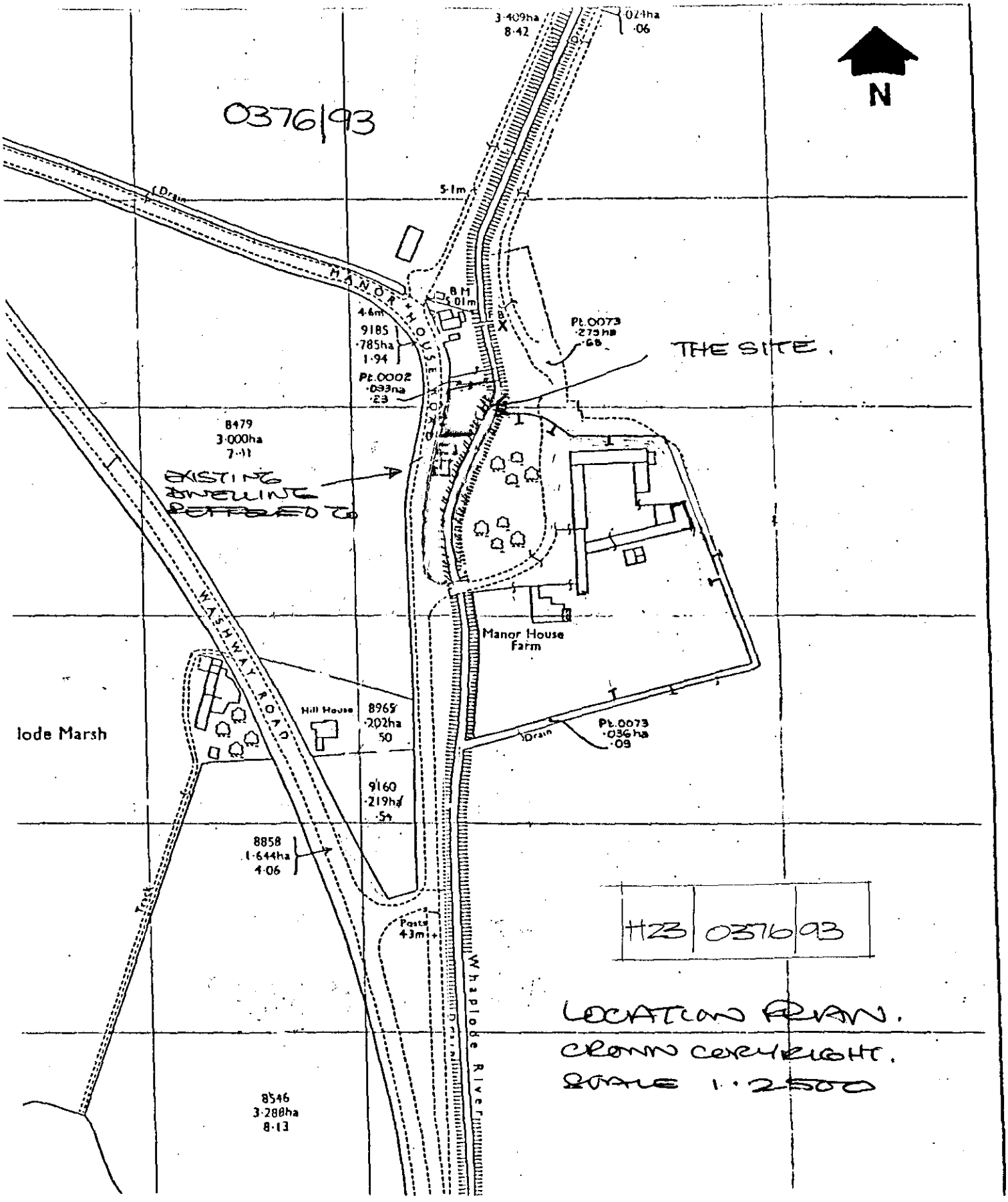
1 The site is outside an established Interim Boundary of Development in an area where it is the policy of the Local Planning Authority to permit new residential development only in exceptional cases where it is satisfied that there is a special need, particularly in connection with agriculture. Moreover, the development is not in the opinion of the Local Planning Authority reasonable infilling and as such would be contrary to Policies 6A and 7A of the approved Lincolnshire Structure Plan. These Policies are in accordance with National Planning Policies as set out in Planning Policy Guidance Note 7, 1992 (The Countryside and the Rural Economy) and are aimed at, inter alia, the preservation of the character of the countryside and the economic provision of services. Further, in the opinion of the Local Planning Authority, the granting of permission of the development as proposed would be harmful to the purposes of the above Policies, because as well as its individual effect on these issues, it would encourage further similar proposals, which would then be hard to resist.

Director of Planning and Building Control Services
10-JUN-93 H23/0376/93

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)


0376/93
N
3·409ha
8·42
·024ha
·06
Drain
5·1m
MANOR HOUSE ROAD
BM
4·6m
9185
·785ha
1·94
Pt.0002
·093ha
·23
Pt.0073
·273ha
·68
THE SITE.
8479
3·000ha
7·41
EXISTING
DWELLING
REPLACED
WASHWAY ROAD
Manor House
Farm
Hill House
8965
·202ha
50
Drain
Pt.0073
·036ha
·09
Iode Marsh
9160
·219ha
·54
8858
1·644ha
4·06
Track
Posts
4·3m
Whaplode River
8546
3·288ha
8·13
H23 0376 93
LOCATION PLAN.
CROWN COPYRIGHT.
SCALE 1:2500

FOUR COPIES REQUIRED

PLANNING APPLICATION

For office use only

Application No. H23/0376/93

Date Registered 20 APR 1993

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

WHAPLODE MANOR
SARACENS HEAD
HOLBEACH.
SPALDING
LINCS. PE12 7PP.

Tel. No.

NAME AND ADDRESS OF AGENT
(if form completed by agent)

LOWETH COWLING DESIGN
STATION HOUSE
STATION STREET.
HOLBEACH. LINCS.

Tel. No. 0406 22126
(Personal contact name) LOWETH

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

MANOR HOUSE ROAD. SARACENS HEAD. HOLBEACH. LINCS.

Please complete in block letters

DESCRIPTION OF PROPOSED DEVELOPMENT ERECTION OF BUNGALOW WITH ACCESS ON INFILL SITE FOR LET.

Please complete

I attach
* Four copies of all plans
* an ownership certificate (see back page)
* a fee of £120.00 If you consider no fee is payable include a written explanation instead.

Signed... Date 23.4.93 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 0.056 (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: 1
(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:	sq. metres
B. Please state size of any new structure:- (a) max. height:	metres
(b) max. length:	metres
(c) max. width:	metres
C. Please state type and colour of materials for facing external walls:	
D. Please state type and colour of roofing materials.	
E. Has a survey of the site been undertaken? State Yes or No	YES

5. **GENERAL INFORMATION** Please complete each section

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

garden area

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: Manor House Road - Cul-de-sac Will there be— Individual access(es) ✓ New estate road
C. What provision will be made for garages or parking within the site?		to be provided.

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	soakaways.
B. For estate developments, please state how highway surface water will be disposed of	—
C. Please state whether a land drain will be affected	NO.

D. Foul sewerage will be disposed of to:
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. Please see agents and others letters attached herewith.

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 23/4/93

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 23/4/93

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 :

currently grazed Apple tree on site.
Hedgerow along part of site. Ash trees along frontage.
Existing house to South, Plot garage must be set.

Inspected by DMc
Date 3/5

Site Notice posted by DMc
Date 3/5
Expiry

Amended Notice 11/5.

Individual Resident Notices required:

Addresses to be sent to –

Manor Home Artigues, Manor House Rd, Manor Cottage

Addresses delivered to –

6/5

Case Officer Conclusions

RECOMMENDATION

COMMITTEE

Departure from Policy .....

Ward Member request .....

Recommend approval against material objection .....

Other circumstances viz: .....

Change to Committee recorded:

Decision confirmed as agenda:

DELEGATED/Non-Det

Case Officer Recommendation

Approve (or equiv)

Refuse (or equiv)

Signed ..... Date.....

Notes:

- [ ] Disabled
- [ ] Prev conditions
- [ ] Amended plans – Dwg no: Received:

Conditions/Reasons (cont overleaf)

DC INSTRUCTION SHEET

APPLICATION REF:

Directions

Art 7 (Outlines)

☐ RM checklist

	Sit	Des	Ext	Acc	Land
Previous					
Current					
Required					

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

☐ Non Std

Precise details:

Direction authorised by Senior Officer..... Date.....

Revalidation after Direction

Information satisfactory Signed..... Date.....

Valid date:

Amended description

Reconsultations:

All.....
Specified:

Unsatisfactory –
Further direction:
Signed.....
Senior Off.....

Precise details:

Consultation/Publicity Required

	Publicity:	Consultations:	
Departure	.....	County	.....
Setting of LB	.....	E Heritage	.....
Public Right of Way	.....	Societies	.....
Discretionary	.....		

Extra Consultations:

Transport	D/Transp A15	..... *	
	D/Transp A18	.....	
	B Rail	.....	
Environment	Env Services	.....	
	NRA	.....	
	Env Assess	..... G *	Specify:
Conservation	LB Demolish	..... G *	Standard
	Eng Heritage	.....	
	Archaeology	..... G	Specify:
	Consultant	.....	
	Other	.....	Specify:
Hazards	HSC Group	..... G *	Standard
	Specific	..... G	Specify:
Other		.....	Specify:

Note
* Longer expiry
G Group available

Case Officer DAVID TOONEY

Senior Officer Confirmed ..... Date..... Recorded DC....

ADMIN RECORD SHEET

Initial

Submitted Fee £ 120.

Receipt No P3582

Date first Rec'd 26 APR 1993

Registration

Reference H23/0376/93

Cross-Ref N/A.

Date 27-APR-93 JAB

Validation

TYPE OUTLINE

Site area 0.05 ~~0.036~~

No of dwellings

Floorspace

Earlier permission – Ref:

New/Redevelop/Use/Ext/Alt/Works

Description to be recorded: Erection of bungalow including access

Invalid

Site plans ☐
Certificate ☐

Fee ☐
Fee (not free) ☐

Inaccurate ☐
Incomplete ☐
Unclear ☐

Fees

Correct fee £120

Nil fee ☐
Discounted ☐

Previous app – ref:
Type of app
Reason:

Additional £
Refund £

Receipt No
Voucher No

Date
Date

Information

Index sheet 115 OS Plots

Grid ref 533750 307900

Ward 22 Parish CHAPLOE

Inside IBD NO Inside LP area NO

Constraints:

CA	Cons Area	TR	Rural
LB	Listed – Grade:	BP	TR proposed 67m
ARC	Archaeology	LC	Level Cross
AM	Ancient Mon	FP	Footpath
SSI	Special Int	TPO	Tree Pres
	Hazards –	HAZ	Site
		AIR	Safeguard
		LIN	Elect
		PIP	Pipe
		CON	Waste/contamin

Linked to site Ref 1295

Linked to property Ref

Dist Bound ☐

Other: ☐

Planning Records: 0036/93

Earlier apps

B Reg Records:
Already submitted – Ref:
Request needed
Requested

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

Application no: H23/0376/93

Applicant: Whaplode Manor
Saracens Head
Spalding
Lincs
PE12 7PP

Agent: Loweth Cowling Design
Station House
Station Street
Holbeach
Spalding Lincs

Description: Erection of bungalow including access

Location: Manor House Road Saracens Head
Spalding

Type: OUTLINE

15-JUN-93

Dear Sir/Madam,

PLANNING APPLICATION

The above application for planning permission has now been considered, together with your comments, and it has been decided that permission should be refused in this case.

The full reasons for refusal can be seen by inspecting the register of applications which is available in this Department.

Yours faithfully
B SMITH
Director of Planning and Building Control Services

Mr G R Mullins
Manor House Cottage
Washway Road
Saracens Head
Spalding, Lincs. PE12 0AZ

Drill Harrows, RANSOMES 8m Discs, Howard Rotoplanter, Blench 10ft Dutch Harrow, BETTINSON Dual Wheels, J.D. 456 Baler, Farmhand 8 Bale Grab, Crooks 8-bale Collector, NOBELS Bulb Planter, Bulb Sifter, Cooper Box Rotator, Howard offset Rotavator, Horstine 3m Microband Applicator, LELY ROTERRA 300-33, Sundry Boxes, Pallets, Cultivation Equipment, etc.

Also by negotiation:

Letterbox Bulb Drying System with 100 no ½T Bins

Refreshments Available

Details from the Auctioneers 0945 64451

3 bedroom Detached House, Packhouse and Bare Land

PRICE: OFFERS IN THE REGION OF £90,000

Further details from the Agent's Wisbech Office 0945 64451

SOUTH I

Freehouse Public House, living accommodation, comprising: Public Acco Dining Room, Cellar, Lounge/Dining Room

White & Kingston

PUBLIC NOTICES

PLANNING APPLICATIONS

NOTICE IS HEREBY GIVEN that application has been made to the Council in respect of the following proposals:

The following proposals involve, or affect the setting of, a building listed by the Secretary of State for the Environment as a building of special architectural or historic interest, and/or affect the character of a Conservation Area.

H08/0368/93
Lincoln Co-operative — FULL
Proposed single storey front extension to retail store.
Co-operative Branch Store, High Street, Gosberton, Spalding, Lincs.

H08/0393/93
Gosberton PCC — FULL
Erection of church hall.
Gosberton Church Salem Street/Church Street, Gosberton, Spalding, Lincs.

H16/0401/93 — FULL
D. S. & S. V. Cohen.
Change of use from office to osteopathic consulting rooms.
31 The Crescent, Spalding, Lincs.

H23/0376/93 — OUTLINE
Whaplode Manor.
Erection of bungalow including access.
Manor House Road, Saracens Head, Spalding.

Applications and plans showing the above proposals can be inspected at the Planning Department, Priory Road, Spalding during normal office hours. Any comments should be sent to me within 21 days of this notice, quoting the relevant reference number.

SOUTH HOLLAND DISTRICT COUNCIL

B. SMITH
Director of Planning and Building Control Services

May 11, 1993.

©WVN 7980 187/507LF11-5

PROPOSED DEVELOPMENT AT TUNNEL BANK ROAD

I GIVE NOTICE that Autocast Ltd is applying to the South Kesteven District Council for planning permission to erect steel framed extension for buffer stores.

Any owner or agricultural tenant of the land who wishes to make representations about this application should write to the Council at Council Offices, St Peter's Hill, Grantham, Lincs NG31 6PZ within 21 days of the date of service/publication of this notice.

Signed
On behalf of Autocast.
Dated May 4, 1993.

b©WVN 7975 187/507LF11-5

LINCOLNSHIRE COUNTY COUNCIL
NOTICE OF APPLICATION FOR PLANNING PERMISSION
TOWN & COUNTRY PLANNING GENERAL DEVELOPMENT ORDER 1988
NOTICE UNDER ARTICLE 12B
PROPOSED DEVELOPMENT AT LAND IMMEDIATELY SOUTH EAST OF THE PROPOSED A16 SPALDING BYPASS AND IMMEDIATELY EAST OF THE A1073 COWBIT ROAD, SPALDING

I GIVE NOTICE that Birse Construction Ltd is applying for planning permission to excavate a borrow pit to extract material to be used as temporary surcharge on the bypass. Material to be replaced after use and landscaped.

Members of the public may inspect copies of the application, the plans and other documents submitted at the Department of Highways and Planning, City Hall (4th Floor), Beaumont Fee, Lincoln or at the offices of South Holland District Council, Priory Road, Spalding, at all reasonable hours until May 28, 1993.

Anyone who wishes to make representations about this application should write to the Chief Planning Officer, Department of Highways and Planning, City Hall (4th floor), Beaumont Fee, Lincoln LN1 1DN by the above date.

J. EMMERSON,
Director of Highways and Planning.

b©WVN 7680 187/507 LF11-5

ANTHONY TREVOR COWLES DECEASED
TRUSTEE ACT 1925 SECTION 27

NOTICE IS HEREBY GIVEN pursuant to Section 27 of the Trustee Act 1925 that any person having a claim against or an interest in the estate of Anthony Trevor Cowles, deceased, late of 127 Carlton Road, Boston, Lincolnshire, who died on February 10, 1991 is hereby required to send particulars in writing of his or her claim or interest to Calthrops, of 11 Market Place, Spalding, Lincolnshire, PE11 1SP, and to send such particulars not later than July 15, 1993, after which date the personal representatives will distribute the estate amongst the persons entitled thereto having regard only to the claims and interests of which they have had notice and will not as respects the estate so distributed be liable to any person of whose claim they shall not then have had notice.

CALTHROPS,
Solicitors to the Executors.

b©WVN 6868 187/507 LF11-5

GOODS VEHICLE OPERATOR'S LICENCE

MICHAEL PILKINGTON, trading as Pilkington Potatoes, of Blue Bell Inn, Whaplode St Catherine, Holbeach, Lincs PE12 6SN is applying for a licence to use Blue Bell Inn, Whaplode St Catherine as an operating centre for two goods vehicles and no trailers.

Owners and occupiers of land (including buildings) in the vicinity of the operating centre or centres, who believe that their use or enjoyment of that land will be prejudicially affected, may make written representations to the Licensing Authority at Eastern Traffic Area, Birkbeck House, 14-16 Trinity Square, Nottingham, NG1 4BA within 21 days following the publication of this notice.

Representors must at the same time send a copy of their representations to the applicant at the address given at the top of this notice.

b7067a 187/507 LF11-5

GOODS VEHICLE OPERATOR

K. J. BAXTER, trading as K. J. B. H Bell Lane, Moulton, Nr Spalding, 6PQ is applying for a licence t Bungalow, 21 High Road, Moulton, Lincs as an operating centre for vehicle and no trailers.

Owners and occupiers of land buildings) in the vicinity of the oper or centres, who believe that th enjoyment of that land will be affected, may make written repres the Licensing Authority at Eastern Terrington House, 13-15 Hills Road, CB2 1NP (0223) 358922 within 21 da the publication of this notice.

Representors must at the same time of their representations to the app address given at the top of this not

b7067a

ELECTORAL NOTICES

LINCOLNSHIRE COUNTY C
"HOLBEACH FI DIVISION"

I would like to thank all electo above division for returnin their Lincolnshire County Co unopposed.

DAVID G. MAWBY
TELEPHONE:- 0406-34-2 or 0507-588-402

LINCOLNSHIRE COUNTY C
"CROWLAND RU DIVISION"

JIM SPEECHLE

Would like to thank everyo helped and supported him successful re-electio

TELEPHONE (0733) 2

MUSICAL

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15/20 new and reconditioned instruments on display. Part exchanges Quality repairs and overhauls

White & Sentance

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15c Southgate, Sleaford (0529) 302037

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COMM VEHI

SINGLE TRA

10ft x 4ft x 2 Steel/p construction tailgate, car tyres and s excellent ord dea

£39

Tel: 094

LFP
11/5/93

APPLICATION REFERENCE: H23/0376/93 DATE RECEIVED: 26-APR-93

TYPE: Outline

DESCRIPTION: Erection of bungalow including access

LOCATION: Manor House Road, Saracens Head, Spalding

APPLICANT: Whaplode Manor AGENT: Loweth Cowling Design

REASON FOR COMMITTEE CONSIDERATION

Recommendation of refusal.

SOUTH HOLLAND DISTRICT COUNCIL
REPORT TO PLANNING COMMITTEE
Date - 8 JUN 1993

RECOMMENDATION

Refuse permission.

1 *The site is outside an established Interim Boundary of Development in an area where it is the policy of the Local Planning Authority to permit new residential development only in exceptional cases where it is satisfied that there is a special need, particularly in connection with agriculture. Moreover, the development is not in the opinion of the Local Planning Authority reasonable infilling and as such would be contrary to Policies 6A and 7A of the approved Lincolnshire Structure Plan. These Policies are in accordance with National Planning Policies as set out in Planning Policy Guidance Note No. 7, 1992 (The Countryside and the Rural Economy) and are aimed at, inter alia, the preservation of the character of the countryside and the economic provision of services. Further, in the opinion of the Local Planning Authority, the granting of permission for the development as proposed would be harmful to the purposes of the above Policies, because as well as its individual effect on these issues, it would encourage further similar proposals, which would then be hard to resist.*

COMMENTS

1 Considered unacceptable on policy grounds. Contrary to Structure Plan Policies 6A and 7A. Applicant has not demonstrated that there is a local need or essential agricultural need for a dwelling in this particular location.

2 Proposal not considered to be detrimental to setting of Whaplode Manor (Grade II Listed Building) which lies to the south east of the site.

REPRESENTATIONS

Parish Council: Supported.

Public: (summarised)

Letter of support received from Occupiers of adjacent dwelling (Manor Cottage).

Support application to build a bungalow for us on land adjacent to the house we have rented from applicants since 1984. For the past 8 years have found difficulty climbing stairs as I have very high blood pressure (doctor's letter attached).

Have name on Council list for a bungalow. Should this application be granted, we will immediately withdraw our application, which will reduce list.

Applicant: (summarised)

Site situated between two existing properties along cul-de-sac.

Intended that present occupiers of the dwelling to the south (Manor Cottage) would take occupation of the new bungalow as tenants. The dwelling they would vacate would then be let to others.

Application not speculative.

B[illegible] 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

H23/0376/93

OUTLINE

Applicant: Whaplode Manor
Tel:

Agent: Loweth Cowling Design
0406 22126

Description: Erection of bungalow including access

Location: Manor House Road
Saracens Head
Spalding

Valid date:	26-APR-93	Terminal date:	21-JUN-93
Target dates:		Target Committee:	08-JUN-93
To case officer	03-MAY-93	Report deadline:	25-MAY-93
Inspected by	10-MAY-93		
Extra contacts	17-MAY-93	Case Officer:	
Report if not clear by	31-MAY-93	D M GEDNEY	

DEVELOPMENT/CONSTRAINTS

Size: .05 HA
Category: Newbuild
Listed building:
Conservation Area:

Other Constraints:

CONSULTATIONS CARRIED OUT

	Sent	Expiry
L C C – Obs Attached	5/5/93	
Owner/Occupier, Manor House Antiques	06-MAY-93	27-MAY-93
Owner/Occupier, Manor Cottage	06-MAY-93	27-MAY-93
Site/Press Advert SET	11-MAY-93	01-JUN-93
Clerk to Whaplode PC 0406 26739	30-APR-93	14-MAY-93
Cllr A Biggadike	30-APR-93	07-MAY-93

SITE RECORD

Grid ref: 533950 327820
OS Sheet: 115 Parcel:

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

H23/0376/93

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DEVELOPMENT/CONSTRAINTS

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Listed building: Other Constraints:
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CONSULTATIONS CARRIED OUT

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Owner/Occupier, Manor Cottage	06-MAY-93	27-MAY-93
Site/Press Advert MIN	04-MAY-93	25-MAY-93
Clerk to Whaplode PC 0406 26739	30-APR-93	14-MAY-93
Cllr A Biggadike	30-APR-93	07-MAY-93

SITE RECORD

Grid ref: 533950 327820
OS Sheet: 115 Parcel:

Tel: 0406-25044

Manor House Cottage
Washway Head
Saracens Head
Spalding
Lincs
PE12 8AZ

DMG 27/5

26th May 1993

Your Application no: H23/0376/93

OBJECTION

Received too late

Dear Mr Sedney

Thankyou for your letter dated 6 May 1993 for planning application for a bungalow including access, our observations are as follows.

1. As the proposal is outside the building belt we look to you to reject any permission.

2. The reason suggested by Mr & Mrs Sellars that their present rented accommodation is causing problems to them in their later years (difficulty in climbing stairs) I would like to see some medical evidence to back this.

3. As their present accommodation is rented from Wheplode Manor I firmly suggest that if the above reason is justified they should immediately ask their landlord Mr Weed for consideration to one of his ground floor barn conversion already in progress.

4. As you may not be aware of we also run our furniture business from our property so any building works nearer to our workshop could lead to a disturbance by us at a later stage, this will also restrict any expansion plans of our business in the not so distant future.

I trust you will take all these into consideration at your next meeting, a copy of your letter and our reply has been noted and forwarded to our solicitor for any future reference.

Yours faithfully

Mr.G.R.Mullins

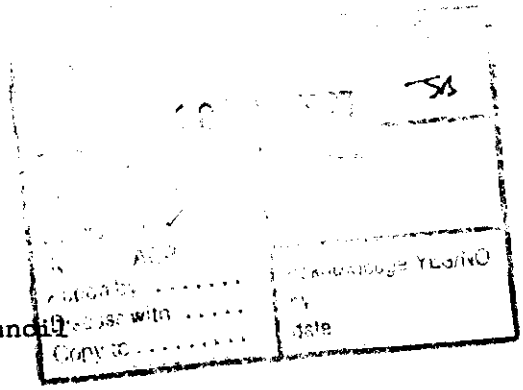
S.H.D.C. PLANNING DEPT.
RECEIVED
26 MAY 1993

Action by
DPO NDW
DOPO BS
JC ACP
Action by .....
Discuss with .....
Copy to .....

Acknowledge YES/NO
by ST
date 26/5

NUMBER OF PAGES: ONE

13th May 1993

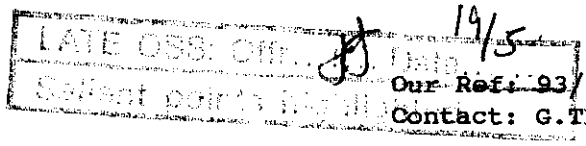




NRA

National Rivers Authority
Anglian Region

B Smith Esq
District Planning Officer
South Holland District Council
Council Offices
Priory Road
SPALDING
Lincolnshire
PE11 2XE



Our Ref: 93/1/SH/0130
Contact: G.THORNALLEY

Dear Sir,

Planning Application No. H23/0376/93

PROPOSAL: ERECTION OF A BUNGALOW WITH ACCESS.
LOCATION: MANOR HOUSE ROAD, SARACENS HEAD, HOLBEACH
APPLICANT: WHAPLODE MANOR

I refer to your consultation received on 6th May 1993.

This Authority has no objection to the proposal provided the following conditions are included in any approval:

CONDITION: The septic tank and soakaway system, which shall be used for domestic sewage only, shall be constructed and maintained in accordance with the BS 6297 (1983).
REASON: To prevent pollution of the water environment.

CONDITION: The septic tank and associated soakaway system shall not be sited within 10 metres of any ditch, pond or watercourse or within 50 metres of any well or borehole.
REASON: To prevent pollution of the water environment.

CONDITION: Any fuel storage above ground and refuelling facilities shall be bunded to at least 110% of the tank capacity and constructed on an impermeable base with an independent sealed drainage system with no direct discharge to any watercourse, land, or underground strata.
REASON: To prevent pollution of the water environment.

Advice to Applicant

contd ...

GRAINGER DAVIES, B.Sc., C.Eng., F.I.C.E., F.I.W.E.M.
Regional General Manager

Northern Area
Aqua House
Harvey Street
Lincoln
LN1 1TF
Tel: (0522) 513100
Telefax: (0522) 512927

NRA

The applicant is advised (before the septic tank is installed) to obtain professional advice as to whether the tank and its associated soakaway system will work satisfactorily, having regard to sub-soil conditions. If the applicant, after percolation tests have been completed, finds that the ground conditions are unsuitable for soakaway then we must be consulted regarding other methods of foul sewage disposal.

Only domestic sewage should be discharged to the septic tank.

An acceptable method of foul sewage treatment would be the provision of a private sewage plant.

The plant should be installed, operated and maintained in accordance with the manufacturers instructions as updated from time to time. Our formal Consent will be required under Schedule 10 of the Water Resources Act 1991 for any discharge of effluent from the plant, and such consent is not implied by these observations. We would require that a 'Consentee' be nominated by the developer who would be legally responsible for the correct future maintenance and discharge quality of any private treatment works.

The granting of planning approval must not be taken to imply that consent has been given in respect of the above.

Yours faithfully

R. Morgan
Planning Engineer

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

Application no: H23/0376/93

Applicant: Whaplode Manor
Saracens Head
Spalding
Lincs
PE12 7PP

Agent: Loweth Cowling Design
Station House
Station Street
Holbeach
Spalding Lincs

Description: Erection of bungalow including access

Location: Manor House Road Saracens Head
Spalding

Type: OUTLINE

Date received: 26-APR-93

30-APR-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 14-MAY-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
17 MAY 1993
Allocated to
DPO NHM
PO/PO BS
JC ACP
Action by .....
Response with .....
Committee .....
File Nos.
Acknowledge YES/NO
By
Date

Signed: G E Johnson

LOWETH COWLING DESIGN

Station House,
Station Street,
Holbeach,
Lincolnshire
PE12 7LF
Telephone: (0406) 22126

SOUTH HOLLAND D.C.
PLAN DEPT
0 6 MAY 1993
REF ACK KL

SHDC.
Plan. Dept.
Priory Rd.
Spalding.
Lincs.

5th May 93.

Dear Sirs,

Re: H123/0376/93. Bungalow @ Manor House Rd Surfleet, Head.

Please find enclosed two revised Block Plans in respect of the above after consultation with the Sth Lks. in respect of their requirement to the drain.

Would you please note that the garage has been omitted and the turning head increased to compensate.

Yours faithfully,

Loweth.

PLANNING APPLICATION

Notice is hereby given that application has been made to the Council in respect of the following:

SETTING OF LISTED BUILDING

The proposal affects the setting of a building which is listed by the Secretary of State for the Environment as a building of special architectural or historic interest.

Reference No: H23/0376/93
Description: Erection of bungalow including access

Location: Manor House Road
Saracens Head
Spalding

Applications and plans showing the proposal(s) may be seen during office hours at the Planning Department, Council Offices, Priory Road, Spalding. Any observations should be sent to me by 01-JUN-93 quoting the above reference number.

B Smith
Director of Planning and Building Control Services

11-MAY-93

SOUTH HOLLAND DISTRICT COUNCIL

LINCOLNSHIRE COUNTY COUNCIL
DEPARTMENT OF HIGHWAYS AND PLANNING

FORM NO: H/A/3B

To: South Holland District Council Application Reference H23/0376/93.

Form of notification by the County Director of Highways and Planning for DEVELOPMENT AFFECTING HIGHWAYS

With reference to the application dated
relating to the following proposed development:

1. National Grid Reference of a central point on site

	horizontal			vertical		
	3	3	9	2	7	8.

2. Address or location

Manor House Road, Saracens Head, Whaplode

3. Name, classification and number of road

UC

4. Date application referred 5-5-93

5. State whether outline, detailed application etc.

OL.

6. Description of proposed development/change of use including access details

Bungalow & Access.

7. Delete as appropriate

Notice is hereby given under the provisions of article 15 of the Town and Country Planning General Development Order, 1988, that the County Council as local highway authority:—

(a.) Does not wish to restrict the grant of permission.

~~b. Requests that any permission given by the local planning authority~~ shall include the conditions shown overleaf.

c. Requests that the local planning authority refuse the application (reason overleaf).

d. Requests the local planning authority to complete Form T.R. 108 para ~~10b as shown~~ overleaf.

Date: 5-5-93 Signed: [signature]
Director of Highways and Planning

Medical Certificate

This is to certify that in my opinion B.H. SELLARS

of SARACENS HEAD

is / was suffering from [illegible]

SUGGEST REHOUSING REQUIRES GROUND FLOOR BEDROOM.

and is ~~unable~~ / ~~able~~ to attend

signed [signature]

date 23/6/93

Manor Cottage,
Nr. Whaplode Manor,
Cashway Road,
Saracens Head,
Spalding.

24th April. 1993.

B. Smith Esq.,
Director of Planning,
S.H.D.C.
Spalding.

0376/93

Dear Sir,

I am writing in support of Mr.D.Woods application to build a bungalow for us on land adjacent to the house we have rented from him since 1984, but for the past eight years I have found difficulty climbing the stairs as I have very high blood pressure - confirmation of which is attached hereto a letter from my Doctor.
We have our name down on the Council list for a bungalow and should Mr. Wood's application be granted we will immediately withdraw our application for a council bungalow which will take one off your list.

Yours faithfully,

T & B.Sellars

BRIAN S. ..TH 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 : P2582
Date received : 26-APR-93

Received from

Whaplode Manor Caravan Park

Address

Saracens Head
Spalding

Fee paid	£	120.00
VAT	£	0.00
Total received	£	120.00

Cash/Cheque : Cheque

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

LOWETH COWLING DESIGN

Station House,
Station Street,
Holbeach,
Lincolnshire
PE12 7LF
Telephone: (0406) 22126

SHDC.
Planning Dept.
Priory Road
Spalding. Lincs.

0376/93

23rd April 93.

Dear Sirs.

Proposed infill bungalow for let at Manor House Rd. Saracens Head - Whaplode Manor.

Please find enclosed application documents and other letters in respect of the above matter.

The site is situated between two existing properties along Manor House Road which is a cul-de-sac.

It is intended that the present occupiers of the dwelling to the south would take occupation of the new bungalow as tenants and this can be guaranteed. The dwelling which they vacate would then be let to others.

We trust that you are able to support this application which is not speculative in any way.

yours faithfully.

416. PLANNING APPLICATIONS (Continued)

(a) **Applications Granted** (Continued)

Plan No. and Applicant	Proposal
H16/0397/93 Mr G Booth	Fish and chip shop with bin store at Dorothy's fish and chip shop, 41 Alexandra Road, Spalding.

(Subject to the condition being amended to require the installation of the filtration system prior to the development being brought into use.)

(b) **Applications Refused**

The undermentioned applications be refused planning permission in accordance with the recommendations of the Director of Planning and Building Control Services, as amended, where indicated:-

Plan No. and Applicant		Proposal
H08/0316/93 Mr R R Bates	O.A.	Residential development at 86 Siltside, Gosberton Risegate.

(Subject to an additional reason for refusal that the development, if permitted would be detrimental to the residential amenities of the existing adjoining dwelling by virtue of reducing the space around that dwelling.)

(Councillor W.D. Skells declared an indirect interest in the above application, and left the Council Chamber during consideration thereof.)

H23/0376/93 Whaplode Manor	O.A.	Bungalow including access at Manor House Road, Saracens Head.

(The Director of Planning and Building Control Services advised that a late objection had been received.)

(c) **Applications Deferred**

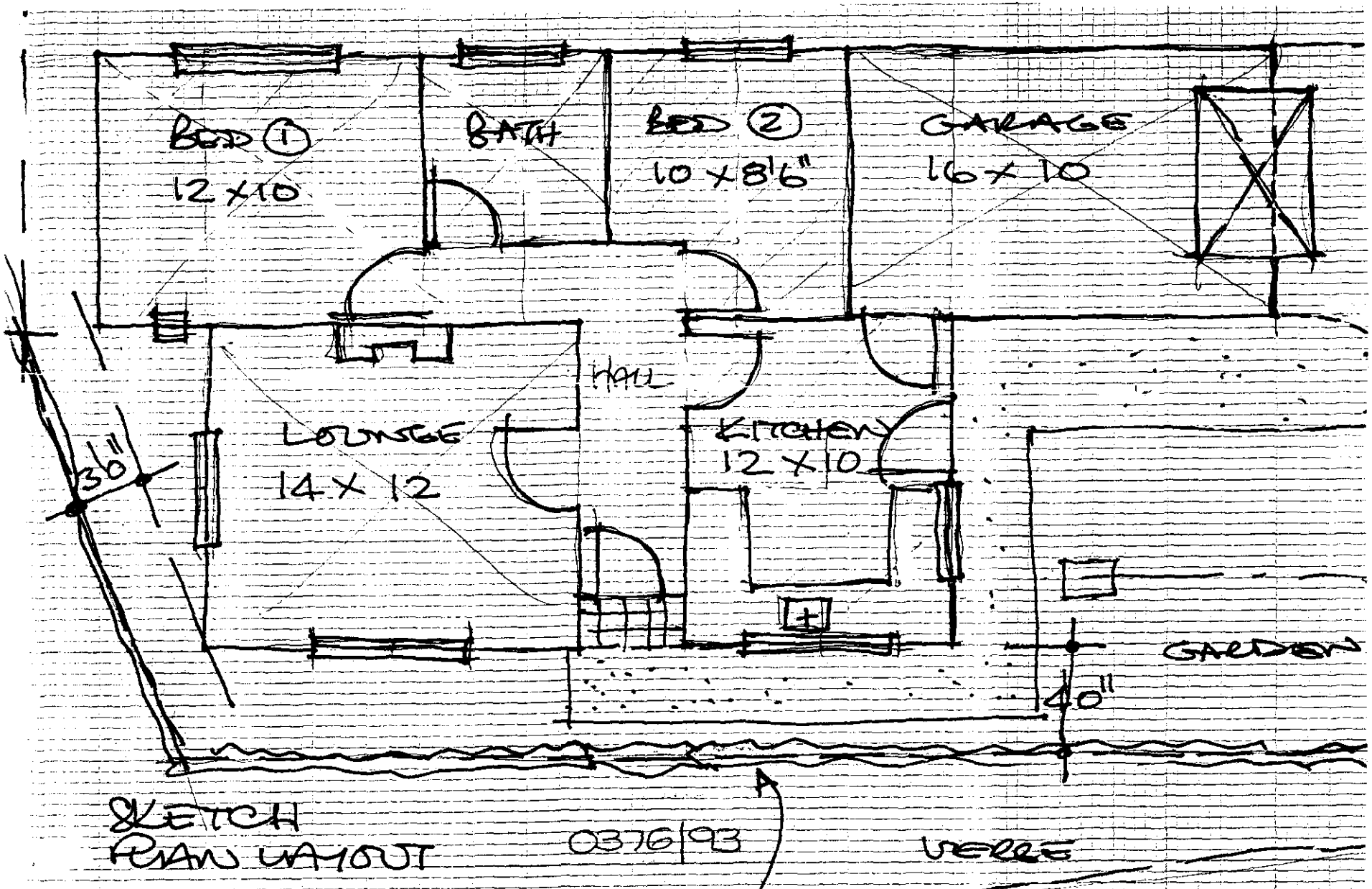
Consideration of the following applications be deferred for the reasons indicated:-

Plan No. and Applicant	Proposal
H14/0010/93 Empire World Trade	Use of land for business use and erection of prefabricated office accommodation at Northgate, Pinchbeck.

(Pending a site inspection to assess the suitability of the site for the proposal, and to enable the Director of Planning and Building Control Services to obtain further information.)

H19/0152/93 Mr J Allen	Change of use to parking, corral outdoor equestrian centre and paddock at Broadgate, Sutton St Edmund.

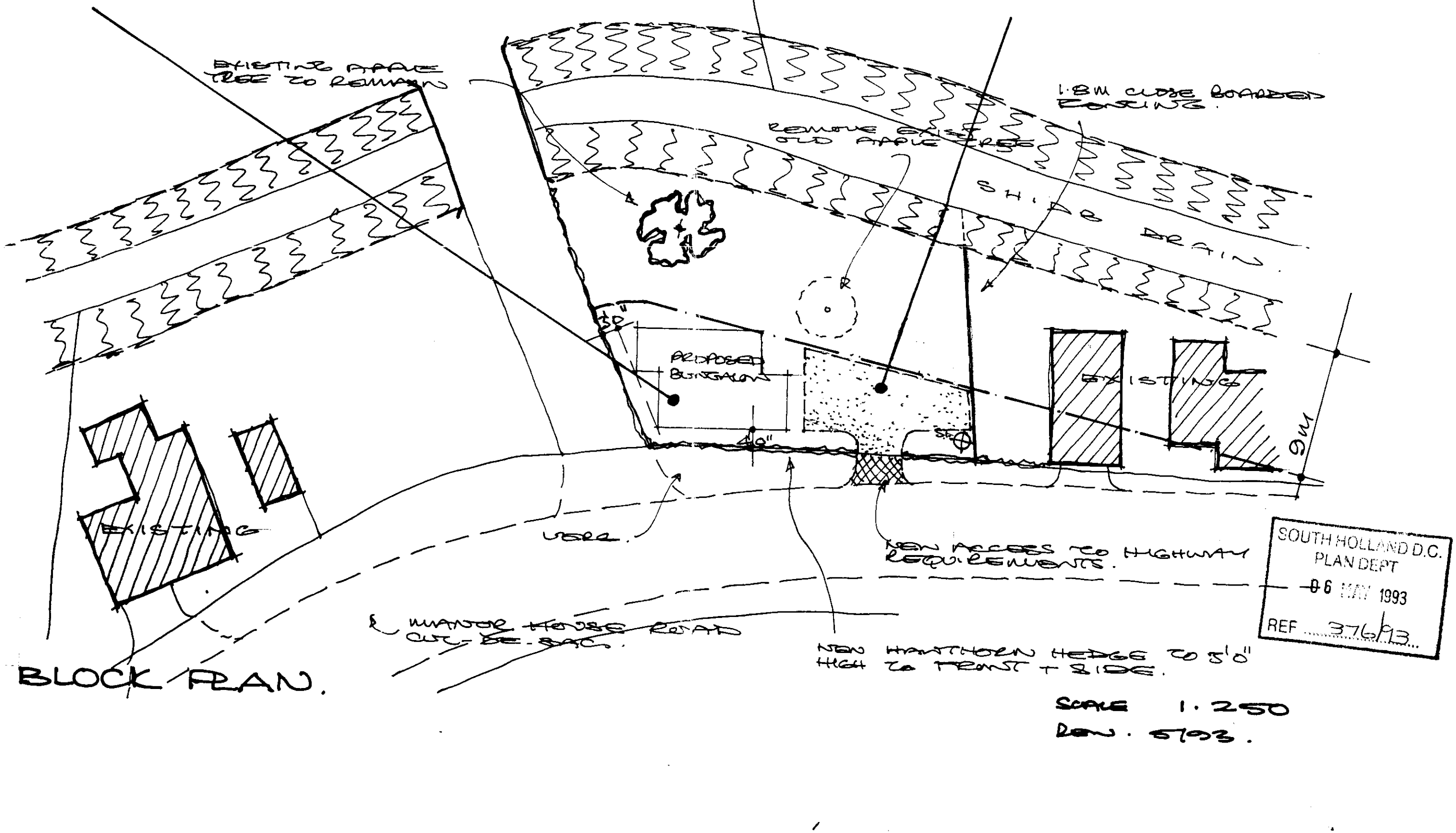
(To enable the Director of Planning and Building Control Services to verify whether the site notice has been erected on the correct property, and to carry out further consultations if necessary.)


BED ①
12 x 10
BATH
BED ②
10 x 8'6"
GARAGE
16 x 10
HALL
LOUNGE
14 x 12
KITCHEN
12 x 10
30"
40"
GARDEN
SKETCH
PLAN LAYOUT
03/6/93
VERGE

PLEASE SEE SKETCH PLAN DETAIL OF BUNGALOW LAYOUT. (LESS GARAGE).

BUNGALOW TO BE ENTIRELY WITHIN SHOWN BUILDING LINE.

PERMEABLE GRAVELED SURFACED TURNING AREA.



BLOCK PLAN.

SOUTH HOLLAND D.C.
PLAN DEPT
06 MAY 1993
REF 376/93

SCALE 1.250

DRW. 5703.