

Town and Country Planning Act 1990

Planning Permission

Reference: H23/0867/92

Received: 12-AUG-92 Type: FULL

Name: Mr & Mrs M Griffiths

Homeland

Gull Bank, Little Postland

Whaplode Drove

Spalding Lincs

Agent: Roger Wright Architect

12A Park Road

Holbeach

Spalding

Lincs

Description: Erection of extension with garages

Location : Homeland Gull Bank

Little Postland Whaplode Drove 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 This permission relates to the creation of ancillary accommodation to the existing dwelling for occupation in connection with that dwelling. The ancillary accommodation shall at all times be held and occupied with the existing dwelling within the same curtilage and shall at no time be occupied as a separate unit of residential accommodation.

Reason: To meet the applicant's need for additional accommodation and to ensure that the building, which is inappropriately sited as a separate unit of accommodation in relation to the adjacent dwellings, is not occupied as a separate dwellinghouse.

Director of Planning and Building Control Services
21-SEP-92 H23/0867/92

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.

PLANNING APPLICATION

For office use only

Application No. H23/0867/92

Date Registered 12 AUG 1992

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

MR & MRS M. GRIFFITHS.
HOMELAND,
GULL BANK,
LITTLE PORTLAND

Tel. No.

NAME AND ADDRESS OF AGENT

(if form completed by agent)

ROGER WRIGHT, ARCHITECT.
12A PARK ROAD.
HOLBEACH.

Tel. No. 0406 260889
(Personal contact name)

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

HOMELAND, GULL BANK, LITTLE PORTLAND, WHARFODD DRIVE

OFFICE
COPY

Please complete in block letters

DESCRIPTION OF PROPOSED DEVELOPMENT

ERECTION of EXTENSION WITH GARAGES

Please complete

Signed Roger Wright

I attach * Four copies of all plans

* an ownership certificate (see back page)

* a fee of £55

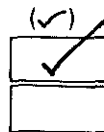
If you consider no fee is payable include a written explanation instead.

Date 10 August 1992

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 worksor This is an **outline** application

Now complete Parts
3, 4 and 5 and an
Ownership Certificate

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.

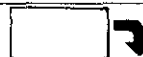
Now complete Part 4 only

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 previous 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 building(s)

☐

(ii) Alterations or extension

☒

(iii) Change of use

☐

B. If new dwellings are proposed, please state how many:

N/A

4. A. If building works are proposed, other than residential, please state extra floorspace to be created:

B. Please state size of any new structure:- (a) max. height:

N/A

sq. metres

(b) max. length:

6.5

metres

(c) max. width:

12.48

metres

5.05

metres

C. Please state type and colour of materials for facing external walls:

FACING BRICKS & ROOF TILES
TO MATCH EXISTING.

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.

RESIDENTIAL

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?

2 NO. GARAGES & EXISTING DRIVE

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 of more trees

☐

→ If so, please show details on plans

DRAINAGE Please complete

A. Please state how surface water will be disposed of

B. For estate developments, please state how highway surface water will be disposed of

C. Please state whether a land drain will be affected

D. Foul sewerage will be disposed of to:

TO SOAKAWAYS

N/A

No

Mains sewer

☐

EXISTING
Cesspool

☒

Septic tank

☐

OTHER MATTERS Please complete

The proposal is in connection with agriculture

The proposal affects a listed building

The proposal affects a public footpath

The proposal is known to affect contaminated or filled land

The proposal is for industrial, warehousing, offices or shopping purposes

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.

Is this application related to a previous submission

State Yes or No

☐ No

→ If so, please give details in Part 6

☐ No

☐ No

☐ No

☐ No

→ If so, please complete Part 7

☐ No

Date:

Consultee(s):

☐ 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.

Use the notice at the bottom of the page only
when necessary.

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**. You can use the notice at the bottom of the form to send to the owner. (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

16 August '92

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.

State Name and address of owner:

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 there is no agricultural tenant, complete Certificate 1.

If the site does relate to an agricultural holding, you must give notice to any tenant, and complete Certificate 2. (You can use the notice at the bottom of the form to send to the tenant). 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

16 August '92

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.

State Name and address of tenant:

State Date notice served:

Signed

(Applicant/Agent)

Date

NOTICE UNDER SECTION 27 OF TOWN AND COUNTRY PLANNING ACT 1971

Proposed development at

Take notice that application is being made to South Holland District Council by
for planning permission for

If you should wish to make representations about the application, you should make them in writing within 21 days from the date of service of this notice, to Chief Executive, South Holland District Council, Priory Road, Spalding, Lincolnshire.

TO BE COMPLETED
BY APPLICANT OR
HIS AGENT

Signed

Date

APPLICATION ASSESSMENT

Notes for Case Officer

Site Inspection

Site features

Inspected by *AS*
Date *25.8.12*

Notice posted by *E. Smith*
Date *25.8.12*

Accuracy

Other

Neighbours

Boundaries

Boundary fence line on edge of site. The road is on the left. Neighbours to west and south. Planning permission for a house. Quite a distance set back. Residing Notices required

Sent

Delivered

Case Officer Conclusions

DMG 17/9. Essentially an "amendment" to previous permission (1065/9)

Design and appearance differs somewhat (not so high)

No objections raised, however, neighbours not materially affected in my judgement. Not possible to impose "annex" condition, since not required with previous.

RECOMMENDATION

COMMITTEE

Departure from Policy

Ward Member request

Recommend approval against material objection

Other circumstance viz:

Change to Committee recorded

DELEGATED

Case Officer *AS* *17/9*

Senior Officer

Case Officer Recommendation

Approve

Refuse

Signed *AS*

Conditions/Reasons
(continue overleaf)

NONE

Notes to applicant

Disabled
Outstanding RM
Amended plans

DC RECORD SHEET

APPLICATION REF:

Directions

Art 7 (Outlines)
RM checklist

Previous
Current
Required

Siting	Design	Ext app	Access	Landscape

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

Extra Publicity:

Departure

Requested

Sent

.....

.....

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 GILKIN**

Recorded on board:

ADMIN RECORD SHEET

Initial

Submitted Fee £ 55 P540.

Receipt Issued

Date first Rec'd 12 AUG 1992

Registration

Reference H23/0867/92

Cross-Ref R.

Date 13-AUG-92

Validation

TYPE Full.

Earliest permission

Site area

No of dwellings

Floorspace 7425

Description

Tech

Certificate
Site plans
Description

Accuracy
Incomplete form

Fees

Nil fee

Previous app
Type

Discounted fee

Correct fee 55

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 351

OS No's

Grid ref 530980 313950

Ward H.

Parish Whaphade

TR Rural
TR Bypass
Level Cross
Footpath

CA
LB
TPO

Inside IBD NO

Inside LP area NO.

Linked to site

Ref

Linked to property ✓ 0298431

Ref

Planning Records: 1065/91.
Earlier apps

B Reg Records:
Already submitted - Ref
Request
Requested

Town and Country Planning Act etc

DRAFT DECISION

Reference: H23/0867/92

Received: 12-AUG-92 Type: FULL

Name: Mr & Mrs M Griffiths
Homeland
Gull Bank, Little Postland
Whaplode Drove
Spalding Lincs

Agent: Roger Wright Architect
12A Park Road
Holbeach
Spalding
Lincs

Description: Erection of extension with garages

Location : Homeland Gull Bank
Little Postland Whaplode Drove Spalding

South Holland District Council hereby give notice
that permission has been granted/refused etc
on the following conditions/reasons:

- 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.

Authorised to issue:

18-SEP-92 H23/0867/92

AD...^{SAH}...DC.....
18/9

ADD CONDITION:-

This permission relates to the creation of ancillary accommodation to the existing dwelling for occupation in connection with that dwelling. The ancillary accommodation shall at all times be held and occupied with the existing dwelling within the same curtilage and shall at no time be occupied as a separate unit of residential accommodation.

REASON To meet the applicant's need for additional accommodation and to ensure that the building, which is inappropriately sited as a separate unit of accommodation in relation to the adjacent dwellings, is not occupied as a separate dwellinghouse.

BRIAN SMITH Dip RTPI
Director of Planning & Building Control Services
Planning & Building Control Department,
Council Offices,
Priory Road, Spalding,
Lincolnshire. PE11 2XE
Telephone: (0775) 761161
Fax: (0775) 710772



Application no: H23/0867/92

Type: FULL

Applicant: Mr & Mrs M Griffiths
Tel:

Agent: Roger Wright Architect
0406 26089

Description: Erection of extension with
garages

Location: Homeland
Gull Bank
Little Postland
Whaplode Drove Spalding

Valid date: 12-AUG-92

Terminal date: 07-OCT-92

Target dates:

Target Committee: 15-SEP-92

To case officer 17-AUG-92

Report deadline: 01-SEP-92

Inspected by 22-AUG-92

Extra contacts 27-AUG-92

Case Officer:

Report if not clear by 16-SEP-92

D M GEDNEY

DEVELOPMENT/CONSTRAINTS

Size: 74.25 M2

Category: Extension

Listed building:

Conservation Area:

CONSULTATIONS CARRIED OUT

	Sent	Expiry
Clerk to Whaplode PC 0406 26739	17-AUG-92	31-AUG-92
Cllr N P Judge MBE 0406 330300	17-AUG-92	31-AUG-92
Site/Press Advert MIN	25-AUG-92	15-SEP-92

LCC - no objections for 26/5/92

PLANNING APPLICATION

Town and Country Planning General Development Order 1988

NOTICE UNDER ARTICLE 12B

Notice is hereby given that Mr & Mrs M Griffiths
is applying to the Council for planning permission for the following:

Reference No: H23/0867/92

Description: Erection of extension with
garages

Location: Homeland
Gull Bank
Little Postland
Whaplode Drove Spalding

Members of the Public may inspect copies of the application, plans and any other documents submitted with it at the Department of Planning and Building Control Services, Council Offices, Priory Road, Spalding, during normal office hours for a period of 21 days beginning with the date shown below.

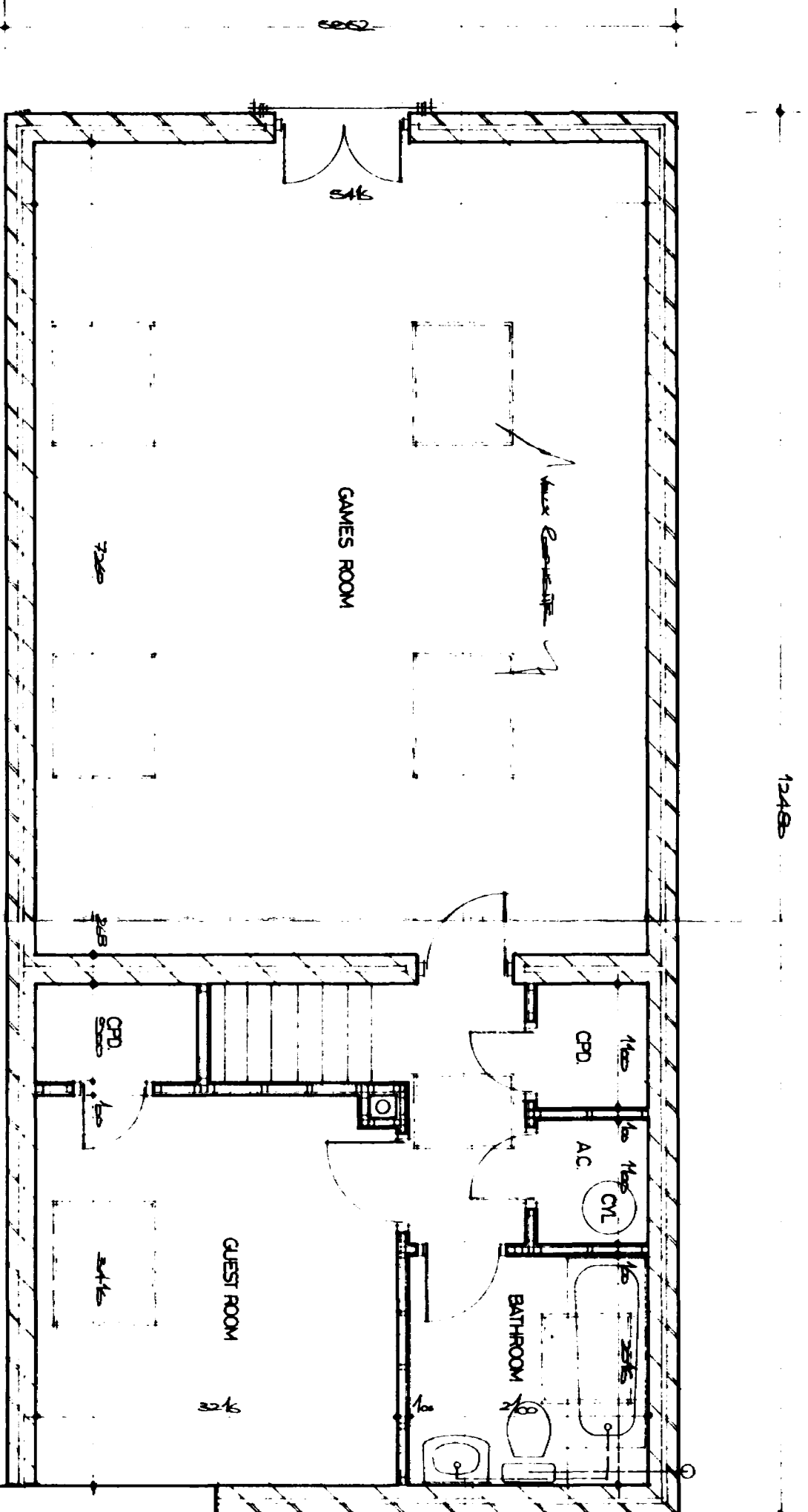
Any observations should be sent to me, quoting the above reference number also within 21 days of the date shown below.

B Smith
Director of Planning and Building Control Services

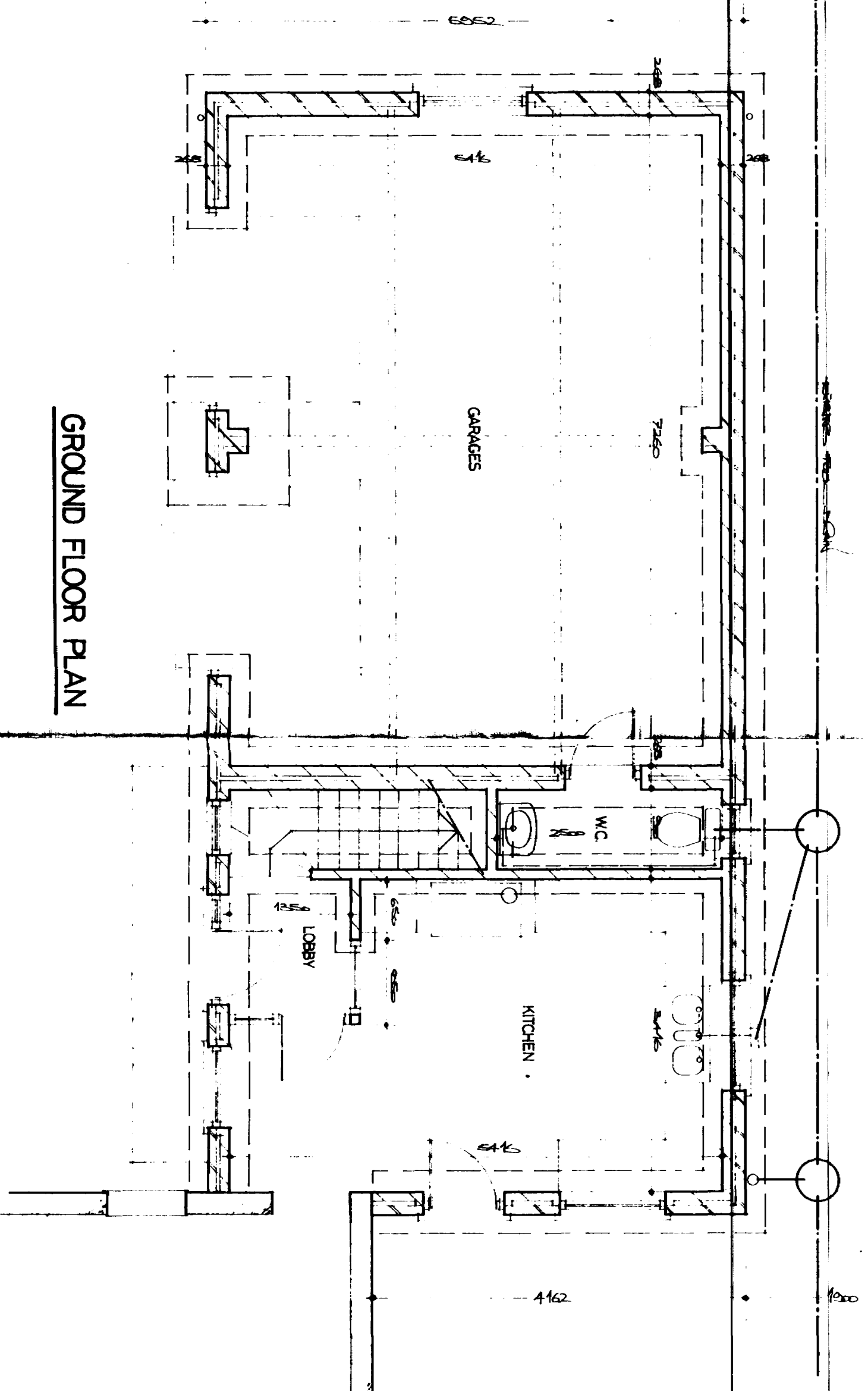
Date of Notice: 25/8/92

[illegible]

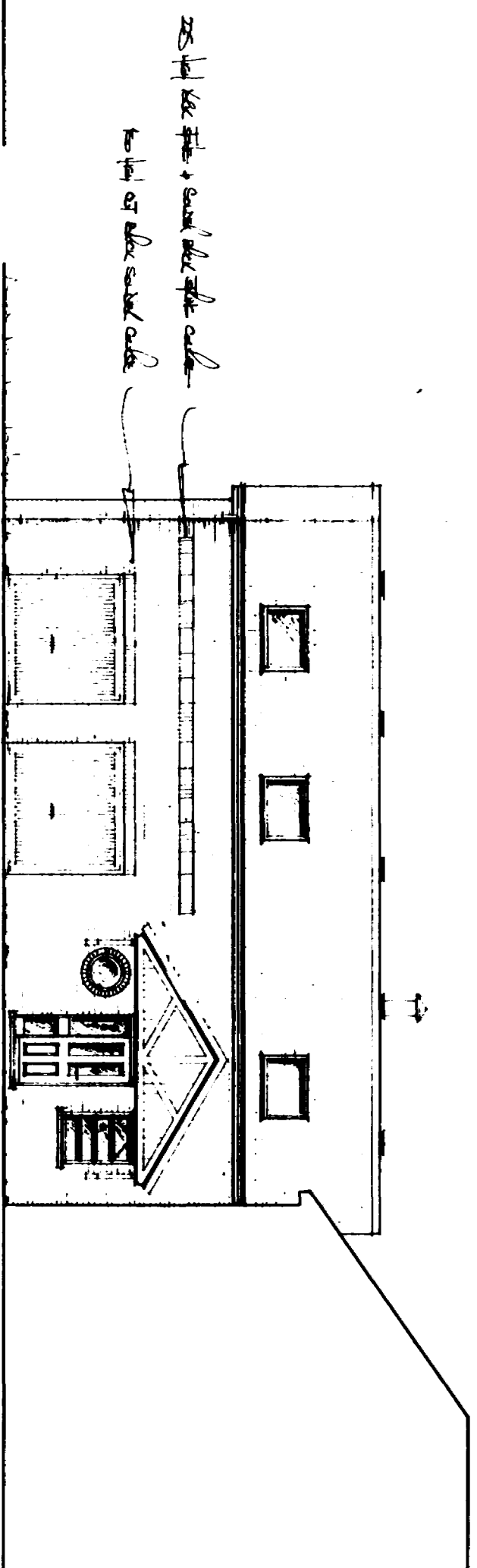
S. M. MacLennan



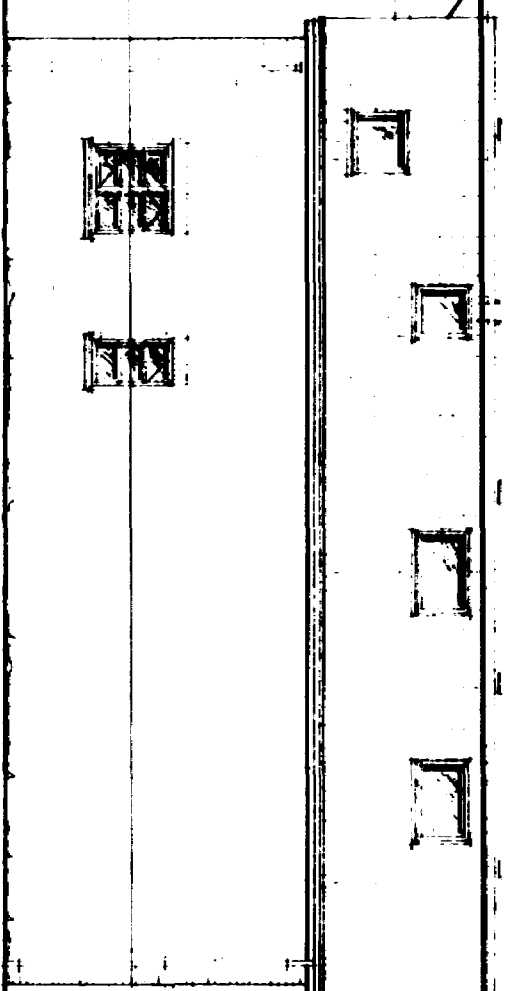
FIRST FLOOR PLAN



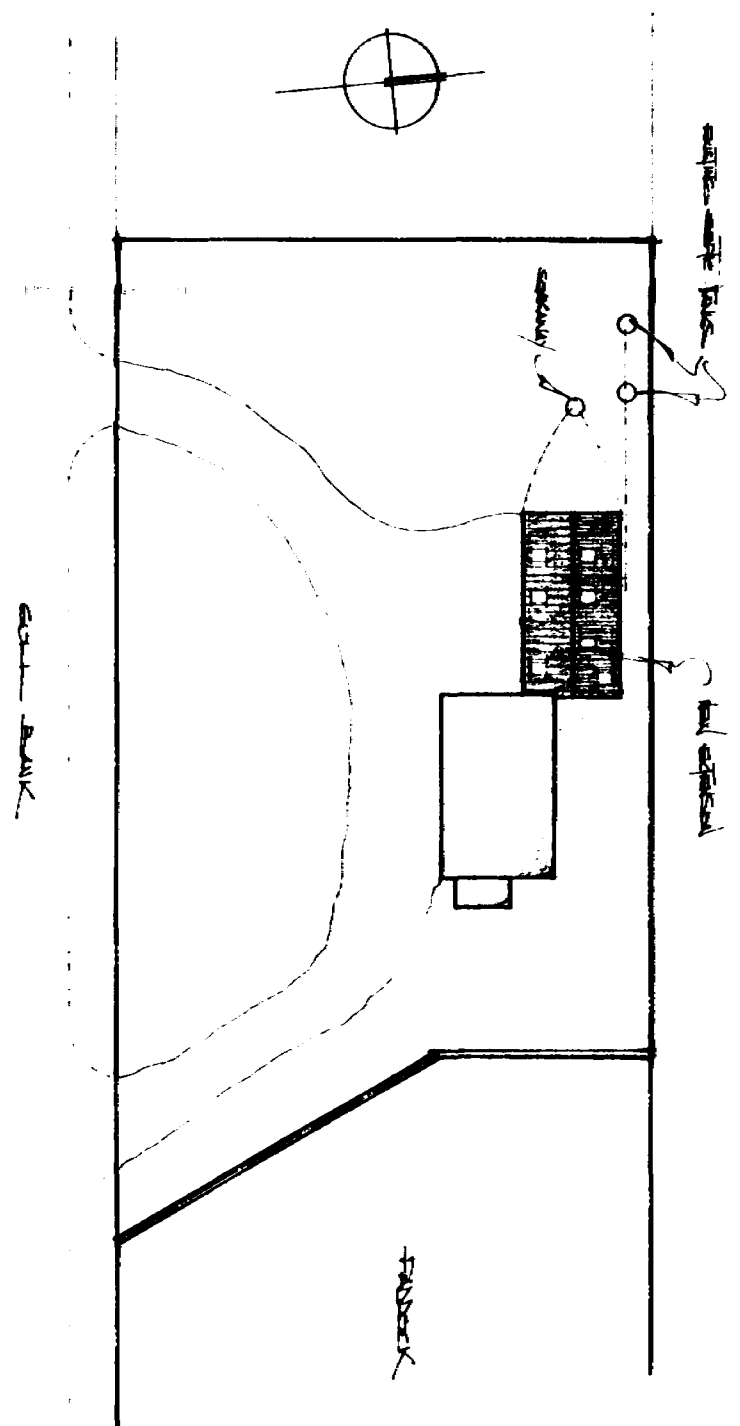
GROUND FLOOR PLAN



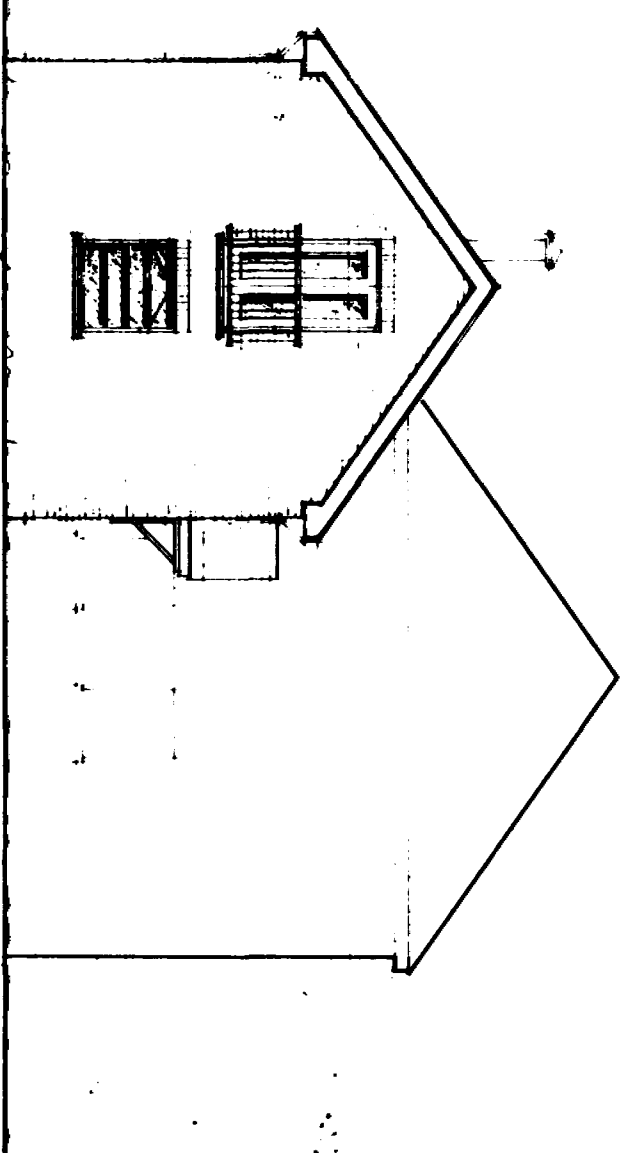
FRONT ELEVATION



REAR ELEVATION



SIDE ELEVATION



END ELEVATION

SITE PLAN

SOUTH HOLLAND D.C.
PLAN DEPT.
12 AUG 1902
REF. 0857192..

All plans, elevations & sections to be made in pencil.
Dimensions to be given in feet & inches.

AS PROPOSED

PROPOSED EXTENSION FOR MR & MRS M. GRIFFITHS

CH 1