FILE COPY

SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Planning Permission

Reference: H23/1023/98 Received:21-OCT-98 Type:FULL

Name: Mr N Jarvis
40 Wasdale Gardens
Peterborough

Agent: 121 Design
27 Bellamy Road
Oundle
Peterborough

Description: New detached house and garage.

Location : Plot 3 Oxcroft Bank Shepeau Stow
Whaplode Drove Spalding Lincs

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 Before any development is commenced, a scheme of landscaping and tree planting for the site, including details of positions, heights on planting and species of trees and shrubs, shall be submitted to and approved in writing by the Local Planning Authority.

Reason: In the interests of visual amenity.

3 The approved scheme of landscaping and/or screening shall be carried out in its entirety within a period of two years beginning with the date on which development of the land is commenced. The trees, shrubs or bushes shall be adequately maintained by the owner(s) of the land on which they are situated for a period of ten years beginning with the date of completion of the scheme, and all losses shall be made good during that period.

Reason: In the interests of visual amenity and to ensure that the approved scheme is implemented satisfactorily.

4 Before the vehicular access is commenced to be used the access and turning facility shall be provided on site in accordance with the plan accompanying the application.

Reason: To ensure the provision of adequate facilities for safe entry and exit of vehicles calling at the site in the interests of road safety.

5 Before development is commenced details of the materials to be used for the external walls of the house and the external walls and roof of the

SOUTH HOLLAND DISTRICT COUNCIL

garage shall be submitted to and approved in writing by the Local Planning Authority.

Reason: In the interests of the visual amenities of the rural locality.

6 Before development is commenced elevational plans of the garage to a scale not less than 1:100 shall be submitted to and approved in writing by the Local Planning Authority.

Reason: In the interests of the visual amenities of the rural locality.

7 The dwelling shall be sited in accordance with details shown on the 1:200 site plan received by the Local Planning Authority on 19th January, 1999.

Reason: To define the terms of the permission, in the interests of the visual amenities of the locality.

This permission is granted in accordance with the application submitted as revised by the amended 1:200 site plan received by the Local Planning Authority on 19th January, 1999.

Director of Housing and Planning Services
09-FEB-99 H23/1023/98

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.

MRS SALLY WALTHAM BA (Hons) F.C.I.H. Director of Housing & Planning Services

Housing & Planning Services Department, Council Offices, Priory Road, Spalding, Lincolnshire. PE11 2XE (Tel: 01775 761161)

Town and Country Planning Act etc

DRAFT PERMISSION

Reference: H23/1023/98 Received:21-OCT-98 Type:FULL

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40 Wasdale Gardens
Peterborough

Agent: 121 Design
27 Bellamy Road
Oundle
Peterborough

Description: New detached house and garage.

Location : Plot 3 Oxcroft Bank Shepeau Stow
Whaplode Drove Spalding Lincs

South Holland District Council hereby give notice that permission has been granted (or equiv) on the following condition(s):

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 Before any development is commenced, a scheme of landscaping and tree planting for the site, including details of positions, heights on planting and species of trees and shrubs, shall be submitted to and approved in writing by the Local Planning Authority.

Reason: In the interests of visual amenity.

3 The approved scheme of landscaping and/or screening shall be carried out in its entirety within a period of two years beginning with the date on which development of the land is commenced. The trees, shrubs or bushes shall be adequately maintained by the owner(s) of the land on which they are situated for a period of ten years beginning with the date of completion of the scheme, and all losses shall be made good during that period.

Reason: In the interests of visual amenity and to ensure that the approved scheme is implemented satisfactorily.

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Reason: To ensure the provision of adequate facilities for safe entry and exit of vehicles calling at the site in the interests of road safety.

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garage shall be submitted to and approved in writing by the Local Planning Authority.

Reason: In the interests of the visual amenities of the rural locality.

6 Before development is commenced elevational plans of the garage to a scale not less than 1:100 shall be submitted to and approved in writing by the Local Planning Authority.

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This permission is granted in accordance with the application submitted as revised by the amended 1:200 site plan received by the Local Planning Authority on 19th January, 1999.

02-FEB-99

Checked .....

Authorised to issue (inc Delegation).....