

FENLAND DISTRICT COUNCIL

DETAILS OF PLANNING APPLICATION

Applicant L.V. Davis & Co. Ltd., 109 High Street, ONGAR, Essex	Ref: F/0526/75/ 0/FX/D/A/LB	
Description Residential Development - 10.16 acres approx.	BUILDING REG. REF:	
	Date'd 13.8.75 Rec'd 14.8.75	
Location Land between Walton Road and Waterlees Road, Wisbech	Parish WISEBECH	
PREVIOUS APPLICATIONS affecting this land OA's 596, 988, 1282, 1743, 2098 & 2239 WB/72/125/0, WB/72/205/0, F/279/75/0	Grid E 5 4 6 8 8 Ref: N 3 1 1 0 3	
	Map TF 4611 4711 Ref: (1968)	
	Category C/D/E	
Other related files OA 1 911, WB/68/80/0 cancelled WB/68/6/E		
Committee:	Date: 11.9.75	
DECISION: Approved with conditions/ Refused/Deferred	Date of Notice: 19 SEP 1975	
D.O.E. Action : Appeal lodged/Application referred	Date:	
APPEAL DECISION Part/Allowed with conditions/Dismissed	Date:	
D.O.E. DIRECTION :	Date:	
County Council Directions :	Date:	

REF. P/0526/75/0

FENLAND DISTRICT COUNCIL
CAMBRIDGESHIRE

TOWN AND COUNTRY PLANNING ACT, 1971

PLANNING PERMISSION
SUBJECT TO CONDITIONS

TO : L.V. Davis & Co. Ltd.,
109 High Street,
Singer,
Barnes.
per: Riddle Wilkinson & Partners,
8 South Brink,
Wisbech,
Cambs.

The Council hereby grant permission for residential development - 10.16 acres approx.

at Land between Walton Road and Waterloo Road, Wisbech, Cambs.

in accordance with your application dated 13th August 1975
and the plans, drawings and documents which form part of the application, subject to
standard condition B set out overleaf and to the additional conditions set out below.

ADDITIONAL CONDITIONS

1. Approval of the details of the siting, design and external buildings and other structures, including details of the siting of any future electricity substation, the means of access thereto, and the landscaping of the site (called "the reserved matters") shall be obtained from the local Planning Authority.
2. The details submitted in accordance with Condition 1 of this permission shall include:-
 - (i) a plan and schedule of all trees on the land, their location and species and which trees are to be retained, felled, topped or topped;
 - (ii) a plan and schedule for the planting of trees and shrubs, their types and distribution on the site, and the areas to be seeded or swarded;
 - (iii) a programme of the timing of the landscape work having regard to the timing of the commencement of any part of the development hereby permitted;
 - (iv) an indication of the measures to be taken during the course of development operations to protect those trees which it is intended to retain.

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This permission is granted subject to due compliance with the bye-laws and general statutory provisions in force in the district and does NOT constitute approval under Building Regulations and bye-laws relating to new streets and buildings.

Dated:
County Hall, County Road, March. PE15 8ND.

Chief Planning Officer.

SEE NOTES OVERLEAF

REF. 2/0526/75/0

FENLAND DISTRICT COUNCIL
CAMBRIDGESHIRE

TOWN AND COUNTRY PLANNING ACT, 1971

PLANNING PERMISSION
SUBJECT TO CONDITIONS (CONTINUED)

3. Provision shall be made on the site for communal open space for the benefit of the occupants of the dwellings comprised in this permission and shall be to the standards adopted by the Local Planning Authority at the date of this decision notice.
4. Provision shall be made on the site for the parking of cars to the standards adopted by the Local Planning Authority at the date of this decision notice.
5. (a) Only a single point of access to Walton Road shall be made.
- (b) Visibility splays shall be provided on either side of the junction of the proposed access road with the public highway. The minimum dimensions to provide the required splay lines shall be 6.10 m. measured along the centre line of the proposed access road from its junction with the channel line of the public highway, and 61.00 m. measured along the channel line of the public highway from the centre line of the proposed access road.
- (c) Visibility splays at road junctions and on the inside of bends shall be laid out and constructed to form part of the highway and not enclosed within the curtilages of adjoining properties.
- (d) The junction of the proposed access road with the existing road shall be laid out with 10.67 m. radius kerbs.
6. The development shall be phased in such a way that no dwelling is occupied prior to 19th September 1978 or otherwise as agreed in writing with the Local Planning Authority.

Reasons for Conditions:-

1. To ensure that consideration of any future applications for development in the area will not be prejudiced by permissions for development which have not been acted upon.
2. The application is for outline planning permission only and gives insufficient details of the proposed development.
3. The Local Planning Authority considers that these details should be agreed in the interests of the proper development of the site, before development is commenced.
4. In the interests of the proper planning of the area having regard to the provision of amenities for future occupants of the development.

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This permission is granted subject to due compliance with the bye-laws and general statutory provisions in force in the district and does NOT constitute approval under Building Regulations and bye-laws relating to new streets and buildings.

Dated:
County Hall, County Road, March. PE15 8ND.

Chief Planning Officer.

FENLAND DISTRICT COUNCIL
CAMBRIDGESHIRE

REF. P/0526/T5/0

TOWN AND COUNTRY PLANNING ACT, 1971

PLANNING PERMISSION
SUBJECT TO CONDITIONS (CONTINUED)

4. In the interests of the proper development of the site.
5. To minimise interference with the free flow and safety of traffic on the adjoining public highway.
6. In the interests of the proper development of the site.

This permission is granted subject to due compliance with the bye-laws and general statutory provisions in force in the district and does NOT constitute approval under Building Regulations and bye-laws relating to new streets and buildings.

Dated: 19th September 1975
County Hall, County Road, March. PE15 8ND.

Ray Sidman
Chief Planning Officer.