

Development Management Delegated Decision Report

B/20/0393/CD1



SUMMARY OF APPLICATION

Application Reference	B/20/0393/CD1		
Application Type	Discharge of Condition		
Proposal	Application to approve details relating to Condition 4 (Parking) of planning permission B/20/0393		
Location	The Chestnuts, Green Lane, Algarkirk, Boston, PE20 2AD		
Applicant	Mr T Woodcock		
Agent	Mr Nick Overton, NiCAD Consultancy Services		
Target Decision Date:			
Statutory Expiry Date:	05-Apr-2021		
Extension of Time:			
Recommendation	Approve drawing number 20/TC/03, and invite the applicant to inform the Local Planning Authority when the parking spaces have been marked out in accordance with the approved plan (at which point the condition can be discharged).		
Report by:	Simon Eldred		
Date:	11 th March 2021		
Officer Appraisal / Comments:			
<p>Full planning permission (B/20/0393) was granted on 27th November 2020 for the change of use from agricultural use to Class B2 for the processing and supply of fuel wood, wholesale and retail (retrospective application) at the Chestnuts, Green Lane, Algarkirk. Condition 4 required: a plan to be submitted to the Local Planning Authority for approval showing 14 car parking spaces within the site; the parking spaces to be marked out in accordance with the approved plan; and the spaces to be made available thereafter for use by the visitors, employees and customers of the business at all times when the business is open.</p> <p>Drawing Number 20/TC/03 has been submitted, which shows the proposed location of 14 car parking spaces towards the northern end of the application site, and immediately to the south of Green Lane. It is considered that the submitted plan satisfactorily fulfils the first requirement of the condition, and is appropriate for approval.</p> <p>However, the condition also requires the parking spaces to be marked out in accordance with the approved plan, and (as at 11th March 2021) this has not been carried out. Consequently, it is not yet appropriate for the condition to be discharged.</p>			
Condition number	Condition	Details submitted	Status



4.	Within three months of the date of this permission, a plan showing 14no. car parking spaces within the site shall be submitted to and agreed in writing by the Local Planning Authority. The parking spaces shall then be marked out in accordance with the approved plan within a further 3 months, and shall thereafter be made available for use by the visitors, employees and customers of the business at all times when the business is open thereafter.	Drawing Number 20/TC/03	The submitted drawing can be approved, but the condition cannot be discharged until the parking spaces have been marked out in accordance with the approved plan.
NOTES FOR DECISION NOTICE:			