ERECTION OF NEW SAWMILL BUILDING FOR POTTON LIMITED
ELTISLEY ROAD, GREAT GRANSDEN, NR. SANDY, BEDS.

12902/02

LOCATION PLAN



28 OCT 2002

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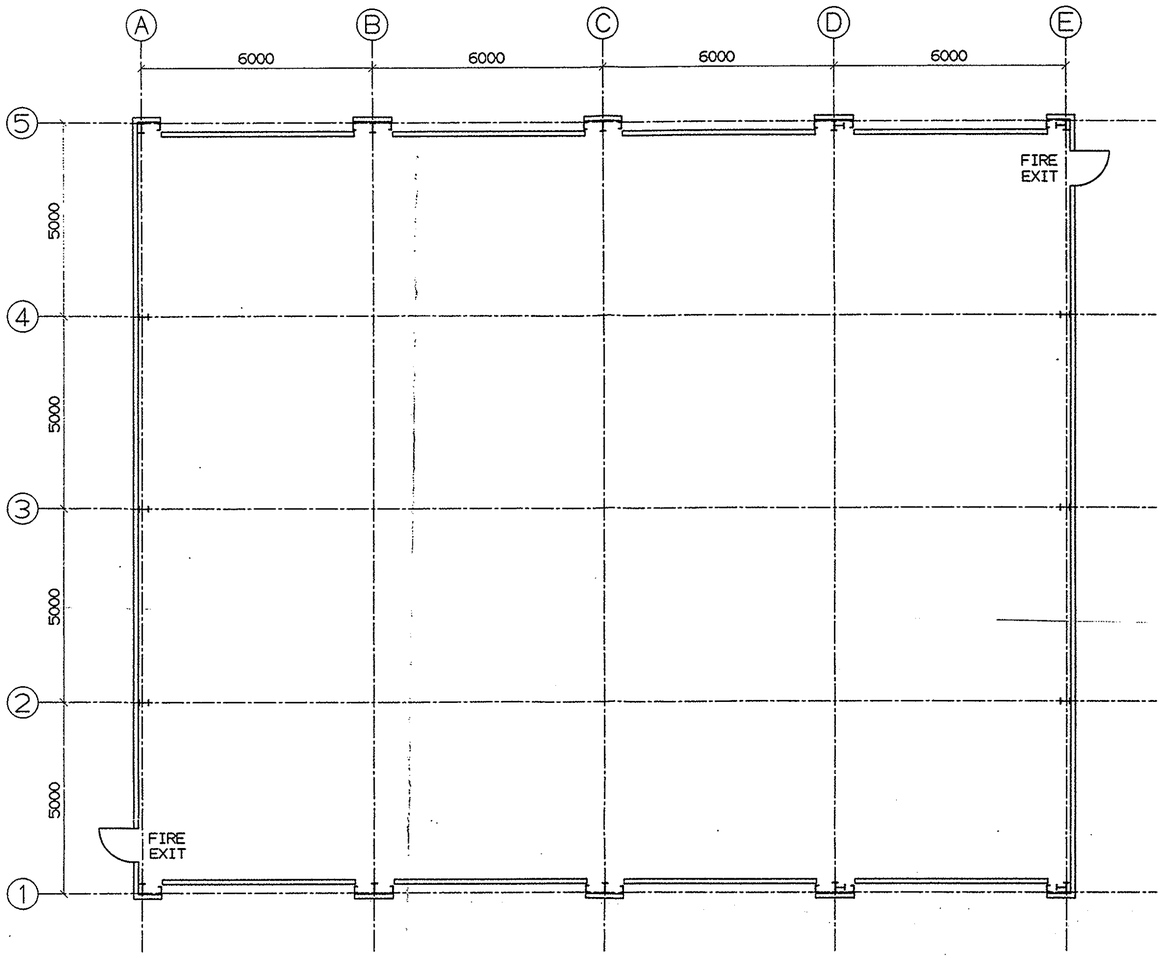
Ordnance Survey

SCALE 1:2500

DRAWING NO. P-006/P/1

12902/02

A1



PLAN

MATERIALS

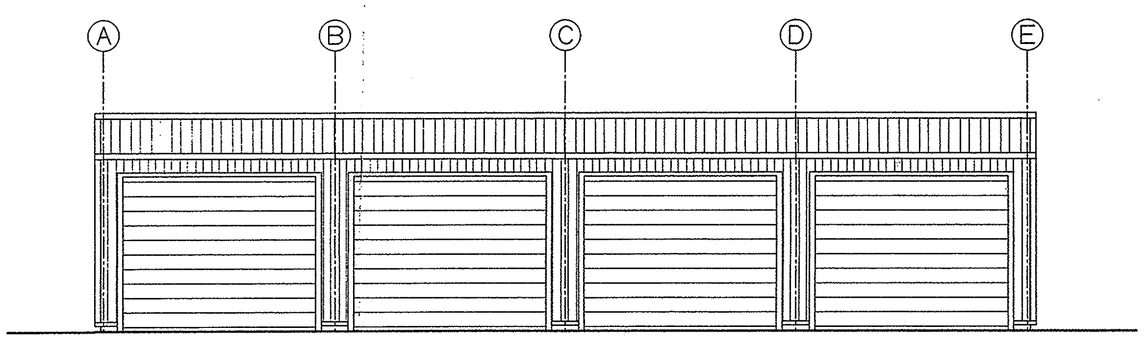
ROOF
BOX PROFILE PLASTISOL COATED STEEL
(COLOUR TO LOCAL AUTHORITY APPROVAL)
WITH 10% ROOFLIGHTS

WALLS
BOX PROFILE PLASTISOL COATED STEEL
(COLOUR TO LOCAL AUTHORITY APPROVAL)
CLAD DOWN TO 150mm ABOVE FFL

GUTTERS
PLASTISOL COATED STEEL TRIMLINE GUTTERS
WITH SQUARE DOWNPIPES

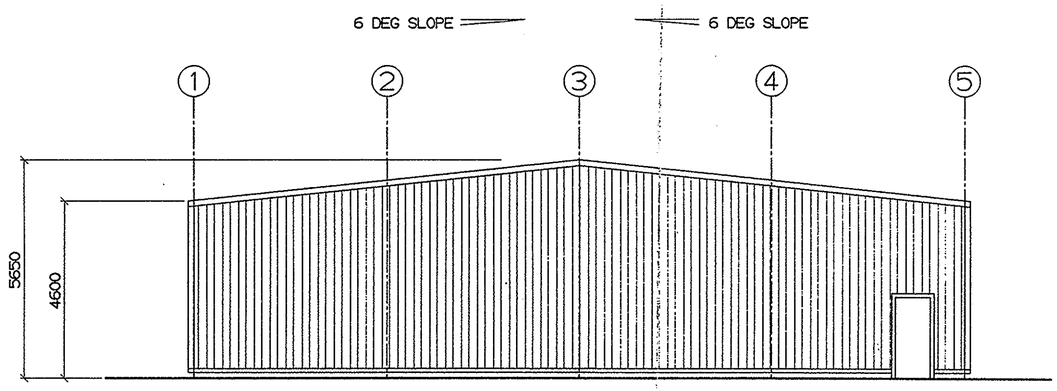
MAIN DOORS.
5m WIDE x 4m HIGH SECTIONAL OVERHEAD
HAND CHAIN OPPERATED

28 OCT. 2002
RECEIVED



ELEVATION ON GRID LINE '1'

note- GRID LINE '5' SIMILAR



ELEVATION ON GRID LINE 'E'

note- GRID LINE 'A' SIMILAR

1:100 PROPOSAL FOR A NEW SAWMILL AT POTTON LTD. PREMISES ELTISLEY ROAD, GREAT GRANSDEN, BEDS.- FOR POTTON LTD.

Drwg N° PDGG/32289/P/02

Application Number: 0212902FUL

TOWN & COUNTRY PLANNING ACT, 1990

PLANNING PERMISSION

Potton Ltd
C/o D H Barford + Co
Howard House
17 Church Street
St. Neots
Cambs PE19 2BU

Huntingdonshire District Council in pursuance of powers under the above Act, hereby **GRANT PERMISSION** for:

Erection of a sawmill building (B2)
Potton Ltd Eltisley Road Great Gransden Sandy Bedfordshire SG19 3AR

in accordance with your application received on 28th October 2002 and the plans, drawings and documents which form part of the application for the following conditions and reason/s.

1. Condition. The development hereby permitted shall be begun before the expiration of five years from the date of this permission.

1. Reason. To comply with Section 91 of the Town & Country Planning Act, 1990.

2. Condition. Details of the type, colour and texture of all materials to be used for the external surfaces of the building(s) shall be submitted to and approved in writing by the Local Planning Authority prior to the commencement of the development to which this permission relates. The development shall be carried out in accordance with the approved details.

2. Reason. To ensure a satisfactory external appearance and grouping of materials in accordance with policy EN25 of the Huntingdonshire Local Plan 1995 and policy SP12/10 of the Cambridgeshire Structure Plan 1995.

3. Condition. Before any plant or machinery is used within the building hereby approved it shall be enclosed with sound insulating material in accordance with a detailed scheme to be submitted to and approved in writing by the Local Planning Authority.

3. Reason. In order to ensure that the operation of plant and machinery does not give rise to the creation of conditions that would be detrimental to the amenities of the locality or conflict with the provisions of Policy E13 of the Huntingdonshire Local Plan, 1995.

Head of Planning Services
ufm10.rtf
Date 8th January 2003

Huntingdonshire DISTRICT COUNCIL
Pathfinder House St Mary's Street Huntingdon PE29 3TN

4. Condition. The parking, turning, loading and unloading areas shown on the submitted plans shall be made available for use prior to the occupation of the building and thereafter used for no other purpose.

4. Reason. To ensure that satisfactory parking and servicing facilities will be available at all times to serve the premises.

5. Reason. In the interests of highway safety.

5. Condition. Before the development is brought into use a scheme for the management of site traffic that provides for the inward movement of vehicles via the southern entrance and the outward movement of vehicles via the northern entrance shall be implemented in accordance with details that have been submitted to and approved in writing by the Local Planning Authority. The scheme shall thereafter be maintained unless otherwise agreed in writing by the Local Planning Authority.

6. Condition. Temporary facilities shall be provided clear of the highway for the parking, turning, unloading and loading of all vehicles visiting the site during construction in accordance with a scheme that has been submitted to and approved in writing by the Local Planning Authority.

6. Reason. To minimise interference with the free flow and safety of traffic on the adjoining public highway.

7. Condition. No development shall commence until details of the surface water drainage for the site have been submitted to and approved in writing by the Local Planning Authority. The drainage works shall be constructed in accordance with the approved details prior to the occupation of any part of the development hereby approved.

7. Reason. To ensure satisfactory drainage of the site in accordance with policy CS8 of the Huntingdonshire Local Plan 1995 and policy SP8/4 of the Cambridgeshire Structure Plan 1995.

8. Condition. No development shall commence on site until a scheme for the provision and implementation of pollution control to the water environment has been submitted to and approved in writing by the Local Planning Authority. The scheme shall be implemented as approved before the building is brought into use.

8. Reason. To prevent pollution of the water environment.

9. Condition. The proposed development shall be carried out in complete accordance with the amended plan(s) received by the Local Planning Authority on 10 December 2002 specifically drawing(s) reference(d) PDGG/32289/P/02A.

9. Reason. For the avoidance of doubt and to ensure a satisfactory standard of development.

10. Note to applicant. applicant's attention is drawn to the enclosed letter from the Environment Agency.

Head of Planning Services
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Date 8th January 2003

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11. Note to applicant. following planning policy documents and/or guidance are considered to be relevant to this decision:
The Approved Development Plan which comprises:
The Cambridgeshire Structure Plan 1995
The Huntingdonshire Local Plan 1995
Other relevant planning guidance (if any).
PPG1, PPG4, PPG7 and PPG13

Head of Planning Services
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Date 8th January 2003

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