

Item 1 - 45-47 Police Station
Princes Road Cleethorpes -
DM/0770/23/FUL

North East Lincolnshire Planning
Municipal Offices
Town Hall Square
Grimsby
North East Lincolnshire
DN31 1HU

Tel: 01472 326289 Option 1



Working in partnership

REQUEST FOR APPLICATIONS TO BE HEARD AT PLANNING COMMITTEE

Ward Member Reply Slip for Applications to be reported to the Planning Committee

Application Number	Reason for Referring to Planning Committee
RD4501 Princes Road	Discussions have taken place, between the developer, Architect, residents, supported by Cllr Farren, there are still some outstanding issues which Cllr Farren believes would benefit all parties if they were discussed by the planning committee. These are mainly around further parking, residents not wanting the properties raised more than 1m for flooding, the entrance and exit of the site and seeing the Locally Listed Asset being brought into use.

Contact Details: -

Signature **Date03.04.25.....**

NameCllr Sophia Farren.....

Address:

North East Lincolnshire Planning
Municipal Offices, Town Hall Square, Grimsby, N E Lincolnshire, DN31 1HU
(01472) 313131 W www.nelincs.gov.uk



EQUANS Services Limited
Registered Office Q3 Quorum Business Park, Benton Road, Newcastle Upon Tyne, NE12 8EX.
Registered in England No 598379

Our concerns are:

1. Lack of resident consultation

- * planning and enforcement information document on planning portal inaccessible
- * senior development officer (case officer) unavailable, throughout consultation period.
- * many residents haven't received planning consultation letters, why now? At the height of summer, across bank holiday weekends.

2. Issues with parking, traffic and access

- * proposed single access to development liable to lead to congestion at entrance drive
- * the junction is a concealed entrance, liable to lead to dangerous exiting issues
- * visitor parking on already congested Poplar Grove and Princes Road, likely to be impacted
- * extra traffic leading to noise and exhaust pollution on nearby roads.

3. How high are the proposed buidings? How long will the development take? What will the effects be on utilities, parking, noise and pollution during development. What might be the effects of overlooking, overshadowing and loss of privacy.

All comments welcome.....DEADLINE THIS FRIDAY!!!!



05/09/23
9 PRINCES ROAD

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TIM MURRELL
14 PRINCES ROAD

5/9/23

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17, PRINCES RD.

5/9/23

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32 Princes Road

5.9.23



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Wheeler B2B 34, Princes Rd

Comments for Planning Application DM/0770/23/FUL

Application Summary

Application Number: DM/0770/23/FUL

Address: 45-47 Police Station Princes Road Cleethorpes North East Lincolnshire DN35 8AW

Proposal: Partial demolition of existing police station, conversion of police station to create 10 apartments, erection of 11 dwellings with parking, landscaping and other associated works

Case Officer: Richard Limmer

Customer Details

Name: Mr Glenn Gough

Address: 43 Princes Road, Cleethorpes, North East Lincolnshire DN35 8AW

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I am opposed to the plans due to security and invasion of privacy. Traffic movement. Protected species.

I am No'43 Princes road, living in the property for 33 years. I am immediately neighbouring the proposed apartments 1 & 9.

The elevation between us differs by three feet making the boundary wall between us only four feet high on the apartments side. This in turn allows the ground floor dwelling and anybody entering or passing the West side entrance a perfect view into our living quarters and allows easy access to our property. This has never been a problem in the past because of locked security gates Incorporated by the police station and opaque windows. My understanding now is that this will become a public thoroughfare for the twenty one proposed dwellings. Hopefully this will be considered and can be rectified.

We have a private garden and are concerned about the communal proposed garden next to us, and how many properties will be sharing it, or passing through.

I am seriously concerned about road safety regarding the entrance / exit from the existing car park onto an already busy Princes road. In the past this has always been a one way system entering from Poplar road and exiting onto Princes Road.

You now propose the poplar road entrance to be removed.

The existing road is not wide enough to accommodate two vehicles in opposite directions. From someone who has had two major faultless accidents in princes road, one being a total write off this year, I fail to comprehend how around twenty five vehicles can be expected to enter and exit a

busy road safely from a concealed entrance that will only allow one vehicle at a time in any direction. I see there is a passing area at the bottom of the road, but seriously, does this mean that if the driver who is waiting to enter princes road is confronted by a car that is indicating to enter the car park, has to reverse to the passing area to allow them in ?

It is extremely important to keep the double yellow lines, if they were to be removed, any driver attempting to join princes Road from the car park will be doing so blind. Also anyone living in the dwellings will, in my opinion park in princes road rather than use the car park bays provided and If they don't, someone else certainly will, making the road narrower and blocking any view.

I would like to conclude by bringing to everybody's attention, that from day one we have enjoyed the company of bats in our garden, yes bats, every summer, from the day we moved in thirty three years ago to last night. It is my belief that they roost in the police station and should at least be investigated as they are a protected species.

This includes protection from killing, injury, disturbance to a roost and significant disturbance which effects bat population away from a roost. They are protected by law.

Comments for Planning Application DM/0770/23/FUL

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Case Officer: Richard Limmer

Customer Details

Name: Miss Jade Gough

Address: 43 Princes Road Cleethorpes

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I object to the scale of the proposed development.

I take issue with the negative impact it will have on local wildlife and on the wellbeing of current residents, namely the threats to safety and security that the car park and thoroughfare will incur. It is my belief that the number of dwellings proposed will overwhelm the immediate community/ area/ neighbourhood.

If a development of this nature should go ahead it should consist of fewer dwellings, retain the double yellow lines currently on Princes Road and maintain two access points to the car park (entrance/ exit).

Importantly the thoroughfare would impact those immediately neighbouring the site, and any windows should not overlook any property to maintain privacy.

Many residents of Princes Road have lived happily here for decades and the plans as they are currently proposed threaten to impact their quality of life. There has been very little support available to them and consideration of them during this process. It is my hope that concerns are heard and responded to. This is a matter of safety and concerns protected wildlife.

Comments for Planning Application DM/0770/23/FUL

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Proposal: Partial demolition of existing police station, conversion of police station to create 10 apartments, erection of 11 dwellings with parking, landscaping and other associated works -

Amended HRA December 2024

Case Officer: Richard Limmer

Customer Details

Name: Mr Glenn Gough

Address: 43 Princes road Cleethorpes DN35 8AW

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment:

Sent: 10/12/2024 14-11

To: Planning - IGE (Equans)

Subject: Re: Planning reference DM/0770/23/FUL

Mr Glenn Paul Gough,
Mrs Linda Karen Gough.
43 Princes road,
Cleethorpes,
DN35 8AW.

While we are not opposed to development being made with regard to the former police station, we do however believe that it is overdeveloped and maybe more consideration could be given to the residents living in the immediate vicinity.

We would like to submit an objection to the proposed development on the grounds of it compromising our privacy and security.

This development will closely overlook our living quarters both internally and externally.

We are led to believe from the amended plans that the only means of public access and egress, to and from the development will run the length of our property.

The elevation of the former police station as it stands is 1 metre higher than our property, giving any person walking by, an elevated view into our garage, outhouses, kitchen, windows and doors.

The boundary wall on the police station side is one hundred and twenty centimetres high, a mere waist height, and taking into consideration this is assessable not only to residents of the proposed properties but to any member of the public. The wall can be easily breached to gain access to our property.

The proposed ground floor plans for apartment 1 are directly opposite our kitchen door and windows, which measures 5.5 metres from the apartment's bedroom window to our kitchen window.

The measurements are the same for the apartments living room windows.

The living quarters however are overlooking the entire one hundred foot garden.

This means that the boundary wall, although six feet high offers no privacy at all because apartment's number's 1 & 9 are towering above it and have a perfect view of our entire property, including our patio areas.

We also have a clear glass leaded window jutting out from the side of the house directly opposite apartment 9's living room and apartment 1's bedroom, giving the apartments a clear view of our bedroom area's.

Likewise we can also see clearly into both apartments.

I would like to add that the public thoroughfare runs directly outside apartment 1's ground floor bedroom and living quarters.

Question,

Is it safe and acceptable to create ground floor and basement bedroom apartments in a tidal risk area ?

G.P. Gough

L.K. Gough.

①

5th Sept 2023

D Adam S

49A Princes Road

DN35 8AW

RECEIVED

08 SEP 2023

Regarding Planning application for the Police building and car park on princes road. Ref DM/0770/23/FUL

① I have lived here at my address above for 49 yrs and I have seen all the cummings and goings with plans and clip boards.

The planning team have had plenty of time to contact the residents on many occasions when they have been seen with clip boards. The planning team have had no consideration for us residents.

② The Car parking around here is full on so if 21 people have a 2nd car and friends visiting them. where are they going to park? Princes

Road does not have enough parking space as it is.

There are Yellow lines on the road in front of the Police station on Princes Road and I feel these Yellow lines need to stay.

The entrance to the police car park is a concealed entrance / blind entrance and could be dangerous.

The road is busy all day and night so more cars would be a nightmare.

③ The fumes / pollution from the 21 plus cars will not be good for the residents health and wellbeing

④ We would lose our wild life. For example the build will have an impact on the lives of our Bats Birds and a lot of Residents like to watch them. Especially

②

the elderly.

I would like to inform you that
I strongly oppose this application.

D Adams

RECEIVED

08 SEP 2023

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49A PRINCES RD
6/9/23



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51B PRINCES RD
CUEETHORPES
DN35 8AN



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Jaci Cullen



51c princes Road

28-06-61

From: tony lanchi
Sent: 27 November 2024 20:13
To: Planning - IGE (Equans) <planning@nelincs.gov.uk>
Subject: Re: Planning reference DM/0770/23/FUL

I would personally like to submit an objection to the proposed development having read the may AMMENDED HRA dated 3rd July 2024.

The impact on my business of heavy and loud digging thru the tourist season will hugely effect people staying at our guest house during the summer months. It seems like this work can only be carried out Apr to Sept to protect the birds but the impact on my business will be devastating.

Tony lanfranchi (The arlana guest house) 53 princes road DN35 8AW

Comments for Planning Application DM/0770/23/FUL

Application Summary

Application Number: DM/0770/23/FUL

Address: 45-47 Police Station Princes Road Cleethorpes North East Lincolnshire DN35 8AW

Proposal: Partial demolition of existing police station, conversion of police station to create 10 apartments, erection of 11 dwellings with parking, landscaping and other associated works

Case Officer: Richard Limmer

Customer Details

Name: Mr Anthony anthony

Address: 53 princes road Cleethorpes

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I feel the following points are salient.

1. Lack of resident consultation

- * the planning application consultation letter dated 17/08/2023 was received on Tuesday 22/08/2023.

- * planning and enforcement information document on planning portal inaccessible

- * senior development officer (case officer) unavailable, throughout consultation period.

2. Issues with parking, traffic and access

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3. Effects of overlooking, overshadowing and loss of privacy.

- * there will be a significant impact to party walls as my property is adjacent to the development

- * there appears to be an impact on my access to light according to the proposed plans

- * our garden and rear of house will be overlooked leading to a lack of privacy.

4. Impact on my business during development.

- * The noise, dust and pollution during development is likely to seriously impact my guests stays, their comments on review sites going forward and their view from rooms rented.

5. As you should be aware, bats are living on the development site, how will this be managed?

As a business adjoining the proposed development, we feel we should have been consulted earlier regarding the application, we strongly oppose this application as a neighbour commented "we understand the need for redevelopment but the scale and timing of this major development are not satisfactory in our opinion".

We feel railroaded, as a business and as residents.

Comments for Planning Application DM/0770/23/FUL

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Address: 45-47 Police Station Princes Road Cleethorpes North East Lincolnshire DN35 8AW

Proposal: Partial demolition of existing police station, conversion of police station to create 10 apartments, erection of 11 dwellings with parking, landscaping and other associated works - amended drainage details April 2025

Case Officer: Richard Limmer

Customer Details

Name: Mr Anthony Michael Lanfranchi

Address: 53 princes road cleethorpes DN35 8AW

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: We are submitting a formal objection as our group of residents do not feel that the amended plans for this development go anywhere near resolving the issues outlined in our original objection from 2023.

our original group of over 100 residents have signed a document which has previously been submitted on two occasions.

i cant see how to attach a digital set of photos as proof, but suspect you have them on file

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Proposal: Partial demolition of existing police station, conversion of police station to create 10 apartments, erection of 11 dwellings with parking, landscaping and other associated works - amended drainage details April 2025

Case Officer: Richard Limmer

Customer Details

Name: Mr Anthony Michael Lanfranchi

Address: Arlana Guest house, 53 princes road cleethorpes DN35 8AW

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: i would like to reiterate my opposition to the development. The impact on my business which overlooks the development will be catastrophic.

we are a guest house and as you are aware, the spring and summer are our busy times. reading thru the documentation it seems the proposed work is scheduled for these months only due to the impact it will have on birds, the impact on my business will be devastating. We have two guest bedroom which will overlook the development as well as our breakfast room.

Noise and dust are not what brings people on holiday to Cleethorpes, it would seem that the protection of bird (which i support) is more important than protecting our business. its worth noting as well that our guests also support the local community while on holiday in the resort

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Denise Blackall
55, Princes Rd
Sep 6th 23



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LUKAS MALAKAUSKAS

22-28 PRINCE'S ROAD FLAT 1



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Malcom Derek Bingham
APT 2 St Josephs Court
Chesham



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Proposal: Partial demolition of existing police station, conversion of police station to create 10 apartments, erection of 11 dwellings with parking, landscaping and other associated works

Case Officer: Richard Limmer

Customer Details

Name: Mr DOUGLAS BRYANT

Address: Flat 3 St Josephs Court 22-28 Princes Road. Cleethorpes

Comment Details

Commenter Type: Neighbour

Stance: Customer made comments neither objecting to or supporting the Planning Application

Comment Reasons:

Comment: I LIVE DIRECTLY OPPOSIT THE POLICE STATION IN ST JOSEPHS COURT, MY CONCERNS ARE AS FOLLOWS.

WHAT IS THE HEIGHT OF BUILDINGS GOING TO BE? WILL IT BLOCK MY SEAVIEW.

WILL THE THE DOUBLE YELLOW LINES OUTSIDE THE POLICE STATION STILL BE KEPT IN PLACE, THEY NEED TO BE, BECAUSE OF PARKING PROBLEMS IN THE AREA I CAN SEE RESIDENTS PARKING IN THE STREET, RATHER THAN USE THE CAR PARK, FOR CONVENIENCE.

THERE HAS BEEN NUMEROUS NEAR MISS ACCIDENTS WITH CARS LEAVING ST JOSEPHS COURT, WITH VEHICLES BLOCKING THE VIEW LEFT AND RIGHT, VEHICLES PARKED RIGHT OUTSIDE THE ENTRANCE, THIS NEEDS DOUBLE YELLOW LINES, BEFORE AN ACCIDENT HAPPENS.

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Douglas R. Boyer
Apt 3 St Josephs Court
Cleethorpes



05/9/23

Comments for Planning Application DM/0770/23/FUL

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Proposal: Partial demolition of existing police station, conversion of police station to create 10 apartments, erection of 11 dwellings with parking, landscaping and other associated works

Case Officer: Richard Limmer

Customer Details

Name: Mrs Julie Connell

Address: 9 St Josephs Court Princes Road Cleethorpes

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I object to the development as follows:

There is a saturation of similar accommodation in the area, more is unnecessary

Parking is lacking in Prince's Road, this will add to that

The vehicular access/exit is unsuitable

Will the height of the houses impact on the views from the neighbours opposite?

The building would be more suited to other uses

Extra traffic would lead to more noise and pollution

The build would impact on neighbours- noise, dirt, heavy vehicles etc

From: John Carratt

> Sent: Monday, September 11, 2023 10:09 PM

> To: Planning - IGE (Equans) <planning@nelincs.gov.uk>

> Subject: Cleethorpes police station planning project

>

>

> The development of the police station itself seems reasonable but behind it there's far too many dwellings in relation to car parking bays. Two cars per household is the norm nowadays plus they have visitors of different types. As you are well aware parking anywhere in Cleethorpes is a nightmare especially in our postcode the roadside parking is saturated. This leads to dangerous access from off-road parking due to lack of view because of roadside vehicles. Access to the proposed development is too narrow too long and dangerous to enter and exit due to restricted views. The developers will obviously try for as many dwellings as possible. Of course it is in their interest to do so. Access from Popular Road is being denied but if left open would help the flow of traffic somewhat. I hope the residents' concerns will be taken very seriously. To develop the police station itself would lead to enough problems but manageable possibly. To create more dwellings would gridlock roads. I do hope the council reject this proposal as the developers are asking for far too many dwellings in ratio to parking bays and the dangers of adding to vehicles accessing driveways. Accidents have already occurred. Sent from my iPad. Thanks John A Carratt

flat 10 St Joseph's Court 22-28 Princes Rd, Cleethorpes, DN35 8AW

Comments for Planning Application DM/0770/23/FUL

Application Summary

Application Number: DM/0770/23/FUL

Address: 45-47 Police Station Princes Road Cleethorpes North East Lincolnshire DN35 8AW

Proposal: Partial demolition of existing police station, conversion of police station to create 10 apartments, erection of 11 dwellings with parking, landscaping and other associated works

Case Officer: Richard Limmer

Customer Details

Name: Mr John Carratt

Address: Flat10 St Josephs court Princes rd Cleethorpes

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Old Police station development fine. Too few parking spaces for the amount of dwellings. Need probably almost double the parking spaces as most homes have two cars then adding visitors vehicles. Both Princes Rd and Popular Rd already short of parking spaces always full. The access to and from properties already dangerous due to parked cars totally restricting viewing. Access to new development too narrow too long and also very dangerous when leaving into Princes Rd. Popular Rd access unbelievably shut to create garages? Developers planning too many dwellings but if they can manage to get planning permission who can blame them! Please take seriously concerns of the residents as too many properties mean too many cars! Thanks.

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Proposal: Partial demolition of existing police station, conversion of police station to create 10 apartments, erection of 11 dwellings with parking, landscaping and other associated works

Case Officer: Richard Limmer

Customer Details

Name: Ms Lisa Cutting

Address: Flat 19 St Josephs Court 22-28 Princes Road Cleethorpes

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I object to this planning application.

The proposed site includes the provision for 24 parking spaces, the vast majority of homes even one bed properties own more than two vehicles, at a conservative estimate 21 properties could result in up to 30 to 40 additional vehicles using Princess Road.

Congestion of parked vehicles is already an issue for existing residents, the addition of further vehicles will be a safety hazard for both pedestrians and vehicle users.

The single access to the site is not adequate to facilitate such volume of traffic, visibility of the entry / exit turn is already compromised from existing parked vehicles on both sides of the road.

Eleven new builds to the rear is vast over intensification of the site, I would prefer to see all new builds removed from this application.

This historically significant building of local heritage importance I believe should stand alone, the design of the new builds are bland and quite unremarkable, not in anyway reflecting or complimenting the character or aesthetic significance of the original building.

Converting the police station only, into ten apartments with ample parking and landscaping is a far more attractive proposal than using the conversion of an historic building as an excuse to build a small insignificant housing estate.

Serious consideration must be given to those in close proximity who risk losing their basic

amenity, privacy, peace and view, this is of paramount importance and must not be overlooked.

Thank you

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- * senior development officer (case officer) unavailable, throughout consultation period.
- * many residents haven't received planning consultation letters, why now? At the height of summer, across bank holiday weekends.

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3. How high are the proposed buidings? How long will the development take? What will the effects be on utilities, parking, noise and pollution during development. What might be the effects of overlooking, overshadowing and loss of privacy.

All comments welcome.....DEADLINE THIS FRIDAY!!!!

Lisa Cukking
APR 19 St Joshs Church



08/09/23

OWNER

REF: DM/0710123/FUL SH, POPLAR ROAD

CHEETHAM ROAD

N.E. LINES

DN55 200

31.8.2023

RECEIVED

05 SEP 2023

Dear Sir, I'm writing much "against" this
Senior development Proposal
Richard Linnard

I have lived in this house for
fourty years always felt safe with
the Police Station next me. I'm very
shocked to find I read your letter.
I worked for this house all my life
Brought my son up here alone &
my Grand children. These apartments
would block my "light" & "privacy"
to me & "Mummy Private court" now
Elderly like my self "Noise" don't

2

want this and are very worried
This is not right, and
First, as a retired Carer
for the Elderly. Five years Volunteer
HAROLD PLACE.
Taken into you you have a
Feeling of how how this
would affect these lives
Poplar road We have enough
to "lookland" with "rented houses"
"Landlords just don't care for
people who own your own house.
Just rent Money Tenants who
make our lives Hell. "Bed e Breakfast"
all people from all over.
we don't know them "Rubbish"
"Abuse" from them to have cars
"Dragies" Rented old Doctors private
Rubbish left down people.
Parents down Poplar road
Broken my Friend had a fall had

3

one damaged his feet broke his
front tooth legs and all
because horses fell on the
pavement to do horses up for
hundreds. There are all
"Council Lovers". Would you
like to live down Poplar
Road & People in the
Cocke owners We just want
to live in Peace & to be
respected and look into
consideration and at saving
save my self and People older
than me Please make this
happun. Dont take what we have
left.

Yours Faithfully

Comments for Planning Application DM/0770/23/FUL

Application Summary

Application Number: DM/0770/23/FUL

Address: 45-47 Police Station Princes Road Cleethorpes North East Lincolnshire DN35 8AW

Proposal: Partial demolition of existing police station, conversion of police station to create 10 apartments, erection of 11 dwellings with parking, landscaping and other associated works

Case Officer: Richard Limmer

Customer Details

Name: Miss Natalie Hutchinson

Address: 58, Poplar Road Cleethorpes

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I work for the NHS and obviously work shifts I am just a little stressed that we back directly onto the property. So when I'm on nights I won't get any sleep with these works going on. I know that it can't be helped but that doesn't ease my stress levels.

I also think that building 11 dwellings on an already stretched place to park is going to cause more traffic and parking issues. We are double yellow lines and hardly have any where to park, add the dwellings and apartments visitors, it is just going to be even more stressful finding a place to park your car. It will reduce the price of my partners property as I feel the garden won't get as much sun as it does now.

I do not oppose the police station being put to better use, just maybe convert that to apartments and use the other space for parking.

Comments for Planning Application DM/0770/23/FUL

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Proposal: Partial demolition of existing police station, conversion of police station to create 10 apartments, erection of 11 dwellings with parking, landscaping and other associated works

Case Officer: Richard Limmer

Customer Details

Name: Andrew Jordan

Address: 66 Poplar Road Cleethorpes

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: A shambolic proposal for more houses to be crammed into an area which already has issues with parking! The parking is bad enough now so it will only get worse.

This new housing I suppose will be 'affordable housing'...affordable for who? Someone to buy and rent out to those who can't afford to buy which seems to further prevent people getting onto the property ladder.

The area has an old drainage system which struggles to cope now, so building more houses will just put more pressure on this. Since moving into my property a few years ago I've had to dig up my garden to install drainage pipes after issues with drainage. This is likely to be a reoccurring issue with more houses in the area.

The whole area around the planned development is on a slope. Therefore, those on Poplar Road at the bottom of the slope will have the new neighbouring properties overlooking them, which leads to lack of privacy for all.

The construction of the properties will cause noise pollution, and disrupt the lives of those living nearby as well as wildlife. Bats are known to have been flying around in the area.

Comments for Planning Application DM/0770/23/FUL

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Case Officer: Richard Limmer

Customer Details

Name: Miss CASS ATTWOOD

Address: 99 Poplar Road CLEETHORPES

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I am utterly dumbfounded that someone believes that this development is appropriate for this area.

You must stop allowing developers to build these small properties, shoehorning them into small areas that put them too close to other homes: it puts people at risk and makes for a miserable life for everyone.

When people are crammed in so close to one another, who will police unsociable behaviour, like those playing music late at night, when people have got to get up and go to work? engines running at night time, dogs constantly barking? given that the police will not take action?

I second all the comments that object to these plans.

Similar developments in the area have led to serious privacy issues, with windows overlooking other properties, as well nuisance and unsociable behaviour, parking issues, noise issues and pollution. This area is becoming far too built up with new properties being shornhoed in, spoiling the traditional properties and lives of those who live in them.

Not to mention the spoiling of the streets with the introduction of yet more ugly buildings that are designed to cram people in, and are often not kept up.

Cleethorpes is becoming an eye sore and I feel very sorry for those who could find themselves living so close to who knows who.

Cass Attwood
99 Poplar Road
Cleethorpes
DN35 8BH

Our concerns are:

1. Lack of resident consultation

- * planning and enforcement information document on planning portal inaccessible
- * senior development officer (case officer) unavailable, throughout consultation period.
- * many residents haven't received planning consultation letters, why now? At the height of summer, across bank holiday weekends.

2. Issues with parking, traffic and access

- * proposed single access to development liable to lead to congestion at entrance drive
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3. How high are the proposed buildings? How long will the development take? What will the effects be on utilities, parking, noise and pollution during development. What might be the effects of overlooking, overshadowing and loss of privacy.

All comments welcome.....DEADLINE THIS FRIDAY!!!!

336 Grant Street

5/9/23



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Anne-Marie MacLeman



35 Grant St
5/9/23

Comments for Planning Application DM/0770/23/FUL

Application Summary

Application Number: DM/0770/23/FUL

Address: 45-47 Police Station Princes Road Cleethorpes North East Lincolnshire DN35 8AW

Proposal: Partial demolition of existing police station, conversion of police station to create 10 apartments, erection of 11 dwellings with parking, landscaping and other associated works

Case Officer: Richard Limmer

Customer Details

Name: Christopher Broughton

Address: 35 Grant Street Grant Street CLEETHORPES

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: On the proposed plans it shows my back boundary wall being reduced to 1.8m.

I do not want my boundary wall reduced in height. I'm quite happy with the privacy it gives.

The property that will face mine, will drastically reduced the amount of sun in my garden in the afternoon. This will reduce the value of my property.

Comments for Planning Application DM/0770/23/FUL

Application Summary

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Address: 45-47 Police Station Princes Road Cleethorpes North East Lincolnshire DN35 8AW

Proposal: Partial demolition of existing police station, conversion of police station to create 10 apartments, erection of 11 dwellings with parking, landscaping and other associated works (Amended Plans and Flood Risk Assessment received November 2024)

Case Officer: Richard Limmer

Customer Details

Name: Mr Christopher Broughton

Address: 35 Grant Street Cleethorpes DN358AZ

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Noted on the amended plan the plots 8,9,10 and 11 have increased in height due to flood risk. These plots now need to be moved several meters away from the existing properties on Grant Street and Poplar Road as they are too close. Plan states 21 meters separation distant this is incorrect.

3 Poplar Grove

Clee Thorpes

D.N 35 8BJ

23.8.2023.

Application Ref P.M/0770/23/FUL

Dear Sir, Madam,

We would like to oppose the Planning Application for the Police Station on Princess Road. It would cause us great distress regards to noise which would be created to demolish

& rebuild 11 dwellings. Also when rebuilt we would have noise from cars parking day and night

Also the dwellings and apartments would be too near our property. At our age 76 and 75 this would damage our health with the stress which it would cause us.

Regards MR & MRS P.

BRISTOW

Comments for Planning Application DM/0770/23/FUL

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Case Officer: Richard Limmer

Customer Details

Name: Mr Paul & Carol Bristow

Address: 3 Poplar Grove Cleethorpes DN35 8BJ

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: With regard to the re-development of the Old Police Station we would like to register our formal objection to this application.

The reason being that specifically pertaining to our house is the close proximity of Plot No 1. The fact that it show a first floor window (landing) window which will have clear glass and give the ability to allow a clear to the rear of our house. Not only that but clear access to look into the rear two bedrooms of Poplar Grove.

Furthermore, no real appreciation has been taken into account by the developer of the noise and disruption of the demolition, groundworks and the actual construction phases will cause to all the surrounding properties.

Traffic congestion down Poplar Road is difficult at the best of times and parking is problematic now. With the introduction of heavy construction vehicles this problem will only get substantially worse.

This development is geared around profit for the developer and not taking into the needs and welfare of the local community, many of whom have been there for a long time.

Our concerns are:

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3 POPLAR GROVE
ELEETHORPES
5.9.23.

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All comments welcome.....DEADLINE THIS FRIDAY!!!!

13, Poplar ~~Road~~ Grove
Clæthor Road
DN35 8BJ

5.9.23.

RECEIVED

08 SEP 2023

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3 POPLAR GROVE
electrics
5.9.23

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Dear Stewart

19 Princes Road, DN35 8AW

05/09/23





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1a Princes Road, DN35 8AW
05/09/23



Comments for Planning Application DM/0770/23/FUL

Application Summary

Application Number: DM/0770/23/FUL

Address: 45-47 Police Station Princes Road Cleethorpes North East Lincolnshire DN35 8AW

Proposal: Partial demolition of existing police station, conversion of police station to create 10 apartments, erection of 11 dwellings with parking, landscaping and other associated works

Case Officer: Richard Limmer

Customer Details

Name: Mr Paul Bright

Address: 24 Cooks Lane Grimsby

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: The NELC local plan states in paragraph 14.172 "It is important to ensure future developments provide sufficient parking that will not result in on-street parking congestion". This development is going to bring upwards of 30 vehicles into an already congested area causing highway safety issues and it will not meet the requirements of Policy 38 in the local plan.

The development of the 11 dwellings at the rear of the police station will have negative effects on amenity due to overlooking & loss of privacy as well as shading and loss of daylight for some. It is an over-development of the site and out of character in the area.

For the above reasons I wish to object to this planning application

Comments for Planning Application DM/0770/23/FUL

Application Summary

Application Number: DM/0770/23/FUL

Address: 45-47 Police Station Princes Road Cleethorpes North East Lincolnshire DN35 8AW

Proposal: Partial demolition of existing police station, conversion of police station to create 10 apartments, erection of 11 dwellings with parking, landscaping and other associated works (Amended Plans and Flood Risk Assessment received November 2024)

Case Officer: Richard Limmer

Customer Details

Name: Mr David Clark

Address: 28 Craithie road Cleethorpes Dn359ax

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I am a frequent visitor to 54 Poplar road and already have difficulty parking. This development will make it worse. I also am concerned that the access to the site is restricted especially in the case of a fire where a fire engine wouldn't be able to get to the scene of the fire.

submitting a formal objection as our
do not feel that the amended
opment of the Police station
any where near solving the issue
our original objections dated

"~~7~~ AGAINST" PLANNING APPLICATION PROSAL
 5 TACIES
 52 DINDS AGAINST. POWER STATION "PAUL BANWISTER"
 21 HOMES

2.9.23 Khamillah Elcott 25 Joseph St, DN31 2NU
 2.9.23 MOHAMMED ABUL-HAWA, 1 WADDINGTON CLKE DN36 4QZ
 2.9.23 Lawrence Elcott, 25 Joseph St, DN31 2NU
 2.9.23 OMAR ABUL-HAWA 139 DELHAM AVE, DN33 3NE
 2.9.23 ALICE ABUL-HAWA, 139 DELHAM AVE, DN33 3NE
 2.9.23 REBECCA ABUL-HAWA 413 LOUTH ROAD, DN36 4PX
 2.9.23 [REDACTED] 413 LOUTH ROAD DN36 4PX
 2.9.23 [REDACTED] WESTWICK 34 PRINCE RD DN35 8AW
 2.9.23 Amy Howling 32 Princes Rd Cleethorpes DN35 8AW
 2.9.23 Andy Jordan 66 Poplar Road CLPS DN35 8BQ
 2.9.23 JESS NEEDHAM 66 Poplar Rd CLPS DN35 8BQ
 2.9.23 [REDACTED] 78 ALEXANDRA RD DN31 1RW
 2.9.23 [REDACTED] 25A, Princes Rd Cleethorpes DN35 8AW
 2.9.23 [REDACTED] 17, Princes Rd, Cleethorpes DN35 8AW
 2.9.23 [REDACTED] 17, Princes Rd, Cleethorpes DN35 8AW
 2.9.23 GARY CARINDALE 36, Poplar Road, Cleethorpes, DN35 8BQ
 2.9.23 [REDACTED] 51 Poplar Road Cleethorpes DN35 8BQ
 2.9.23 JOSEPH DANIELS 50 Poplar Rd " " DN 35 8BQ
 2.9.23 ANNE BEER 13 Poplar Grove Cleethorpes DN35 8BQ
 2.9.23 Allison Siner 11 Poplar Grove Cleethorpes DN35 8BQ
 2.9.23 MALCOLM BEER 13 Poplar Grove Cleethorpes DN35 8BQ
 2.9.23 MR ^{Michael} O'FLINN 4 Princes Road Cleethorpes DN35 8AW
 2.9.23 Mrs Michelle O'Flinn 4 Princes Road Cleethorpes DN35 8AW
 2.9.23 Mr + Mrs Muirrell 14 Princes Road Cleethorpes DN35 8AW
 2.9.23 Mrs ADAMS 49A Princes Rd Cleethorpes
 2.9.23 Mrs Lanfranchi Arlana Guest House 53 Princes Road
 2.9.23 Cleethorpes DN35 8AW
 2.9.23 Paul Broomhead 56 Poplar Rd, Cleethorpes
 2.9.23 [REDACTED] 1 Poplar Grove Cleethorpes
 2.9.23 [REDACTED] 7 Poplar Grove Cleethorpes
 2.9.23 [REDACTED]

"PETITION AGAINST" PLANNING
APPLICATION PROPOSAL PAUL BANNIST

1 st Sept 23	C A BRISTOW	21 HOMES PRINCES ROAD
1 st SEPT 23	PAUL BRISTOW	3. POPLAR GROVE
1 st SEPT 2023	[REDACTED]	54 POPLAR ROAD CLEETHORPES
2 nd SEPT 23	[REDACTED]	52 Poplar Road
2/9/23	[REDACTED]	58 Poplar Road
2/9/23	NATHAN LESSETT	58 Poplar Road
2/9/23	[REDACTED]	60 Poplar Road
2/9/23	[REDACTED]	60 Poplar Road
2/9/23	K KEMMAN	64 Poplar Road
2/9/23	L GUNTER	68 Poplar Road
2/9/23	[REDACTED]	[REDACTED]
2/9/23	M WILLIAMS	68 Poplar Road
2/9/23	E DAVEN	37 GRANT ST
2.9.23	C BROUGHTON	35 GRANT STREET
2.9.23	P [REDACTED]	33 GRANT ST.
2.9.23	K Broughton	---
2.9.23	[REDACTED]	---
3.9.23	Donna Langfranchi	53 Princes Rd.
3.9.23	Helen Langfranchi	53 Princes Rd Walsby
2.9.23	Linda Gough	43 PRINCES ROAD
2.9.23	GLENN Gough	" " "
2.9.23	D. [REDACTED]	" " "
2.9.23	S. Harrison	" " "
2.9.23	M BALLE	23 PRINCES ROAD
2.9.23	A TWENTY	21 PRINCES RD
2.9.23	J Lacey	Flat 1, 9 princes road
" "	M ROACH	" " "
2.9.23	A DARTER	Rea 2 513 Glemsby Rd.
2.9.23	K [REDACTED]	513 CRINSEY RD CLEETHORPES
2.9.23	M. Abul-Hawa	42 TENNYSON ROAD CLEETHORPES DN35 7LF
2.9.23	Kay Abul-Hawa	201, SUND RD DN36 4PN
2.9.23	Louise Abul-Hawa	1 Waddingham place DN36 4QY

PETITION "AGAINST" PLANNING APPLICATION
POLICE STATION 21 HOMES PRINCES ROAD
PAUL BANNISTER.

V. W. AUSTIN CENTRE LTD.

Mashfords Funeral Service

Poplar Rd

Poplar Rd.

M^{rs} A. CLARK 28 CAITHNESS RD

42 Poplar Rd Cleethorpes.

17 EARL ST grimsby

50 UESTERDALE Way GY

3, MAGAEN WAY Cleethorpes

TOTAL 95 + 5 - 100

61 Poplar Rd Cleethorpes -

41 Alexander Rd Cleethorpes

6 Labernam Ave Cleethorpes

20 Oxford St. Cleethorpes

3 ALBERTSS Drive Humberston

Plan
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To assist
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71

RESIDENTS

"PETITION AGAINST" PLANNING
APPLICATION PROPOSAL
PAUL BANNISTER

9/23



GAIL HILLS 4 POPLAR

09/23

VERONICA CURSON, 40 BRIAN AVE, CLEETHORPES, DN35 9D

09/23

DOUGLAS R. BRYAN, APT 3 ST JOSEPHS COURT CLP,

09/23

LOKUT MALAKAUSKAS, APT 1 ST JOSEPHS COURT

09/23



1A PRINCES ROAD, DN35 8AW

9/23

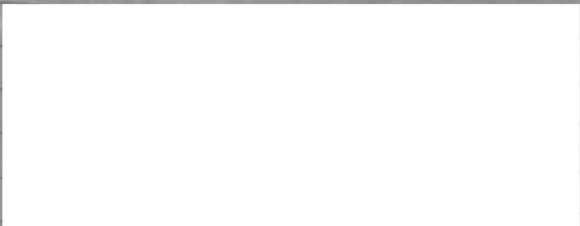


1A PRINCES ROAD, DN35 8AW

9/23



51 PRINCES RD DN35 8AW





25/10/23 N [redacted]

9 St Joseph's Court

CO MURDOCH ORO. 7
sp@ms.org.uk

informed as
proposal goes to planning
comit.
Acknowledge receipt

opposed to
proposed develop.
I am informed you
able to support us in the

Process regarding planning
committee procedures + practices

PETITION AGAINST PLANNING PERMISSION
POLICE STATION 21 HOMES PRINCES ROAD
PAUL BANNISTER.

DAY 18th

2023

2023

SEPT

"

"

9/23

1/23

1/23

9/23

1/23

V.W. AVE. CENTRE LTD.

Pyre Schofield Mashfords Funeral Service

Poplar Rd

Poplar Rd.

M^A CLARK 28 CLATHIE RD

42 Poplar Rd Cleethorpes

17 EARL ST grimsby

50 Uesterdale Way GY

3, Magaen Way Cleethorpes

TOTAL 95 + 5 = 100

61 Poplar Rd Cleethorpes

41 Alexander Rd Cleethorpes

6 Laburnum Ave cleethorpes

20 Oxford St. cleethorpes

3 Albert Drive Humbe St.

Petition against planning proposal for
Police station on Finches Road: Ref DU/8710/23/FUL.

[illegible]

I am informed you are able to support us in the development of the proposed development.
 I am informed you are able to support us in the development of the proposed development.
 I am informed you are able to support us in the development of the proposed development.

"71 AGAINST" PLANNING APPLICATION PROPOSAL
 51 AGAINST POLICE STATION "PAUL BANWISTER"
 21 HOMES
 2.9.23 KHAWULAH ELCOFF 25 JOSEPH ST, DN31 2NU
 2.9.23 MOHAMMED ABUL-HAWA, 1 WADDINGTON CLKE DN36 4Q7
 2.9.23 LAWRENCE ELCOFF, 25 JOSEPH ST, DN31 2NU
 2.9.23 OMAR ABUL-HAWA, 139 DELHAM AVE, DN33 3NE
 2.9.23 ALICE ABUL-HAWA, 139 DELHAM AVE, DN33 3NE
 2.9.23 REBECCA ABUL-HAWA, 413 LOUTH ROAD, DN36 4PX
 2.9.23 RAYAN ABUL-HAWA, 413 LOUTH ROAD DN36 4PX
 2.9.23 DIANE HARRY WESTWICK 34 PRINCE RD DN35 8AW
 2.9.23 AMY HOWLING 32 Princes Rd Cleethorpes DN35 8AW
 2.9.23 ANDY JORDAN 66 Poplar Road CLPS DN35 8BQ
 2.9.23 JESS NEEDHAM 66 Poplar Rd CLPS DN35 8BQ
 2.9.23 MUMAWOR 75 ALEXANDRA LN DN31 1RL
 2.9.23 T. [REDACTED] 25A, Princess RD Cleethorpes DN35 8AW.
 2.9.23 M. [REDACTED] 17, Princes Rd, Cleethorpes DN35 8AW.
 2.9.23 R.A. [REDACTED] 17, Princes Rd, Cleethorpes DN35 8AW.
 2.9.23 GARY CAPINDALE 36, Poplar Road, Cleethorpes, DN35 8BQ
 2.9.23 [REDACTED] 51 Poplar Road Cleethorpes DN35 8BQ
 2.9.23 JOSEPH DANIELS 50 Poplar Rd " DN 35 8BQ
 2.9.23 ANNE BEER 13 Poplar Grove Cleethorpes DN35 8BQ
 2.9.23 Alison Siner 11 Poplar Grove Cleethorpes DN35 8BQ
 2.9.23 MALCOLM BEE 13 Poplar Grove Cleethorpes DN35 8BQ
 2.9.23 MR MICHAEL OFLINN 4 PRINCES ROAD Cleethorpes DN35 8BQ
 2.9.23 MRS NICHOLE OFLINN 4 PRINCES ROAD Cleethorpes DN35 8AW
 2.9.23 MR + MRS Murrell 14 PRINCES ROAD Cleethorpes DN35 8AW
 2.9.23 MRS ADAMS 49A PRINCES RD Cleethorpes DN35 8AW
 2.9.23 Mrs Lanfranchi Arlana Guest House 53 Princes Road Cleethorpes DN35 8AW
 2.9.23 Paul Bannister 56 Poplar Rd, Cleethorpes
 2.9.23 [REDACTED] 1 Poplar Grove Cleethorpes
 2.9.23 [REDACTED] 7 Poplar Grove Cleethorpes
 2.9.23 [REDACTED] [REDACTED]

count.
 Acknowledge receipt
 Process regarding planning
 committee procedures + process
 proposed
 I am informed
 able to support us in the

71

RESIDENTS

"PETITION AGAINST" PLANNING
APPLICATION PROPOSAL
PAUL BANNISTER

3.9.23 J. [REDACTED] GAIL HILLS 4 POPLAR WOOD
5/09/23 Veronica Curson, 40 Brian Ave, Clacton, DN35 9DD
5/09/23 Douglas R. Bryant, Apt 3 St Josephs Court Clp,
10/03/23 LUKAS MALAKAUSKAS Apt 1 ST JOSEPHS COURT
10/09/23 D. Stewart, 1A Princes Road, DN35 8AW
09/23 S. [REDACTED], 1A Princes Road, DN35 8AW
9/23 [REDACTED] ST PRINCES Rd DN35 8AW

ANDERSON
 NEWMAN
 GARDNER

7th Sept 2023

Arlana Guest House,
53 Princes Road,
Cleethorpes,
DN35 8AW.

Dear Sir / Madam

Please find enclosed a petition signed
by 71 residents opposed to the major development
at 45-47 Princes Road, planning application
reference DM/0770/23/FUL.

Yours faithfully

Mr A.M. Lanfranchi and Jeanne Clark.



"PETITION AGAINST" PLANNING

APPLICATION PROPOSAL PAUL BANNISTER
POLICE STATION 21 HOMES PRINCES ROAD

1. Sept 23	C. A. BRISTOW	3. POPLAR GROVE
1 ST SEPT 23	PAUL BRISTOW	3 POPLAR GROVE
1 ST SEPT 2023		54 POPLAR ROAD CLEETHORPES
2 ND SEPT 23	CLIVE DAVES	52 POPLAR ROAD
2/9/23	Natalie	58 Poplar Road.
2/9/23	NATHAN LESSETT	58 POPLAR ROAD
2/9/23	B Jackson	60 Poplar Road
2/9/23	S Jackson	60 Poplar Road
2.9.23	K PEXMAN	64 Poplar Road
2/9/23	L. GUNNEY	68 POPLAR ROAD
1 ST 9/23	R. M. WILSON	68 POPLAR ROAD
2/9/23		68 Poplar Road.
2/9/23		37 GRANT ST.
2.9.23		35 GRANT STREET
2.9.23		33 Grant St.
2.9.23	K BROUGHTON	
2.9.23		
3.9.23	Tony	53 Princes Rd.
	Helen	53 Princes Rd Huddersfield
2.9.23	LINDA GOUGH	43 PRINCES ROAD
2.9.23	GLENN GOUGH	" " "
2.9.23	D. HAMMOND	" " "
2.9.23	S. Harrison	" " "
2.9.23	M BAKES	23 PRINCES ROAD
2.9.23	A. TWEEEDY	21 PRINCES RD
2.9.23	J Lacey	Flat 1, 9 princes road.
" "	M ROACH	" " "
2.9.23	A DAZLER	REAR 513 GLIMSBY ROAD.
2.9.23	K DUNK	513 CRINSLEY RD CLEETHORPES
2.9.23	M. Abul-Hawa	42 TENNYSON ROAD CLEETHORPES DN35 7LF
2-9-23	KAY Abul-Hawa	201, STATION RD DN36 4PN
2.9.23	Louise Abul-Hawa	1 Waddingham place DN36 4QA

RECEIVED
08 SEP 2023

71 AGAINST.	PLANNING APPLICATION PROPSAL
STABINS AGAINST.	POLICE STATION
21 HOMES	"PAUL BANWISTER"
2.9.23	KNAMULLAH ELCOFF 25 JOSEPH ST. DN31 2NU
2.9.23	MOHAMMED ABUL-HAWA, 1 WADDINGHAM PLACE DN36 4Q7
2.9.23	LAWRENCE ELCOFF, 25 JOSEPH ST, DN31 2NU
2.9.23	OMAR ABUL-HAWA 139 DELHAM AVE, DN33 3NE
2.9.23	ALICE ABUL-HAWA, 139 DELHAM AVE, DN33 3NE
2.9.23	REBECCA ABUL-HAWA, 413 LOUTH ROAD, DN36 4PX.
2.9.23	RAYAN ABUL-HAWA 413 LOUTH ROAD DN36 4PX
2.9.23	DIANE HARRY WESTWICK 34 PRINCE RD DN35 8AW
2.9.23	AMY HOWLING 32 PRINCES RD Cleethorpes DN35 8AW
2.9.23	AMIR JORDAN 66 POPLAR ROAD CLPS DN35 8BQ
2.9.23	IRIS NEEDHAM 66 POPLAR RD CLPS DN35 8BQ
2.9.23	M MAWES 78 ALEXANDRA RN DN31 1RW
2.9.23	T. MacAdorey 25A, Princess RD Cleethorpes DN35 8AW.
2.9.23	M. Rockhill 17, Princes Rd, Cleethorpes DN35 8AW.
2.9.23	R.A. Rockhill 17, Princes Rd, Cleethorpes DN35 8AW.
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2.9.23	JOSEPH DANIELS 50 POPLAR RD " DN 35 8BQ
2.9.23	ANNE BEER 13 POPLAR GROVE CLEETHORPES DN35 8BT
2.9.23	Elison Siner 11 Poplar Grove Cleethorpes DN35 8BT
2.9.23	MALCOLM BEER 13 POPLAR GROVE CLEETHORPES DN35 8BT
2.9.23	MR ^{Michael} OFLIAN 4 PRINCES ROAD cleethorpes DN35 8AW
2.9.23	Mrs Michelle OFLIAN 4 PRINCES ROAD, cleethorpes DN35 8AW
2.9.23	Mr + Mrs Murrell 14 PRINCES ROAD Cleethorpes DN35 8AW
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2.9.23	1 Poplar Grove cleethorpes.
2.9.23	7 Poplar Grove Cleethorpes
2.9.23	
2.9.23	

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08 SEP 2023

(71)

"PETITION AGAINST" PLANNING
APPLICATION PROPOSAL
PAUL BANNISTER

RESIDENTS

3.9.23

GAIL HILLS 4 POPLAR GROVE

05/09/23

40 Brian Ave, Cleethorpes, DN35 9DD

05/09/23

APT 3 St Josephs Court Clp,

05/09/23

HPT 1 ST JOSEPHS COURT

05/09/23

1a Princes Road, DN35 8AW

05/09/23

1a Princes Road, DN35 8AW

6/9/23

51 PRINCES RD DN35 8AW

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08 SEP 2023

OWENS COVENT
ACCOUNTANT, DUDLEY ST.
GRIMBY