

From: [Richard Limmer \(NELC\)](#)
To: [Carol Pedersen \(NELC\)](#); [Sophie Pickerden \(NELC\)](#)
Subject: FW: Land off Humberston Ave DM/0175/25/OUT
Date: 30 September 2025 13:55:00

From: Roy
Sent: 30 September 2025 13:23
To: Richard Limmer (NELC)
Subject: Land off Humberston Ave DM/0175/25/OUT

Dear Mr Limmer,

Thank you for your help. I have had a further thought and I would be very grateful if you can add the enclosed note to my earlier observations.

Many thanks in accordance.

Yours sincerely,
Roy Foreman

Additional note regarding the application to remove condition on planning permission on land adjacent to Humberston Avenue.
Application number: DM/0175/25/OUT

1. The application is to remove the condition requiring in excess of 50% of the dwellings to be for over 55's.
 - a) I believe this gives the committee powers to remove the condition completely or vary the percentage of over 55's homes
 - b) To take account of the fact that homes have been sold on the promise of the majority of the owners being over 55, at least a significant proportion of over 55 residencies should be retained.
2. The developers have submitted a revised layout and on that layout shows a significant increase in the number of dwellings to be expected.
Nowhere that I can see has any application to vary the layout or increase the

density has been submitted.

The application to be considered today is so far as I can ascertain solely to remove the condition of the percentage of over 55 dwellings.

I believe that this is the only decision to be made. No notice has been given of a proposal to increase the number of homes on the site or alter the layout.

I invite the committee to consider why the application has been submitted and not a "back door" de novo planning application.

Roy Foreman
24 Walk Lane
Humberston
DN36 4JH