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To: East Lindsey District Council

Application Ref: S/002/00574/22

Proposal: **Planning Permission - Change of use to site 43no. holiday use static caravans on the site of existing golf course**

Location: **Addlethorpe Golf Club, Chapel Lane, Addlethorpe, Skegness, PE24 4TG**

With reference to the above application received 11 April 2022

Notice is hereby given that the County Council as Local Highway and Lead Local Flood Authority:

Does not wish to restrict the grant of permission.

CONDITIONS (INCLUDING REASONS) /REASONS FOR REFUSAL

This proposal is for the change of use to site 43 no. holiday use static caravans on the site of the existing golf course at Addlethorpe Golf Club. It is proposed to utilise the existing access from Chapel Lane which is sufficient for two-way vehicular movements and offers suitable visibility in either direction, which exceeds the minimum requirements in accordance with Manual for Streets. The alignment of Chapel Lane is relatively straight and benefits from forward visibility.

The application was supported by a Transport Statement and the greatest predicted two way vehicle movements associated with the proposed holiday lodge development is no greater than 19 vehicle movements with the average being 14 vehicle movements per hour over the entire day.

The detailed information concludes that no significant impact will occur on the existing local highway network.

As Lead Local Flood Authority, Lincolnshire County Council is required to provide a statutory planning consultation response with regard to Drainage on all Major Applications. The Lead Local Flood Authority does not consider that this proposal would increase flood risk in the immediate vicinity of the site.

Public Rights of Way

An extensive Public Right of Way network is available within proximity to the site, however, an opportunity to improve the network has been identified. It is intended to provide opportunities for access and it is recommended that a Public Right of Way should be dedicated across this development.

Highway Informative 08

Please contact the Lincolnshire County Council Streetworks and Permitting Team on 01522 782070 to discuss any proposed statutory utility connections and any other works which will be required within the public highway in association with the development permitted under this Consent. This will enable Lincolnshire County Council to assist in the coordination and timings of these works. For further guidance please visit our website via the following links:

Traffic Management - <https://www.lincolnshire.gov.uk/traffic-management>

Licences and Permits - <https://www.lincolnshire.gov.uk/licences-permits>

Highway Informative 02

In accordance with Section 59 of the Highways Act 1980, please be considerate of causing damage to the existing highway during construction and implement mitigation measures as necessary. Should extraordinary expenses be incurred by the Highway Authority in maintaining the highway by reason of damage caused by construction traffic, the Highway Authority may seek to recover these expenses from the developer.

Case Officer:

Date: 5th May 2022

Dean Whitehead

**for Warren Peppard
Head of Development Management**