

## **LINCOLNSHIRE COUNTY COUNCIL'S RESPONSE TO CONSULTATION ON THE FOLLOWING DEVELOPMENT PROPOSAL**

**District: South Holland District Council**

**Application number: H09-0132-23**

**Application Type:**

**Proposal: Proposed construction and operation of a 48MW solar farm comprising ground mounted solar photovoltaic arrays together with associated infrastructure and landscaping**

**Location: Land north of Roman Bank and east of Middle Marsh Road at Red House Farm, Holbeach Bank, PE12 8BY**

**Response Date: 2 May 2023**

This report includes the Substantive response of the Local Highway and Lead Local Flood Authority to a planning consultation received under the Development Management Order and includes details of any planning conditions or informatives that should be attached in the event that permission is granted and any obligations to be secured by way of a S106 agreement.

### **General Information and Advice**

#### **Outline applications and contributions**

The anticipated number and type of dwellings and/or the floor space may be set by the developer at the time of application which is used to assess necessary mitigation. If not stated in the application, a policy compliant mix will be used. The number and type of dwellings used when assessing S106 planning obligations is set out on the first page of this response.

In the case of outline applications, once the unit mix/floor space is confirmed by reserved matters approval/discharge of condition a matrix (if appropriate) will be applied to establish any increase in contributions payable. A further increase in contributions may result if there is a reserved matters approval changing the unit mix/floor space.

Please note that although the Definitive Map and Statement proves the existence of any recorded rights of way, there may be further or higher rights that are not shown on this document that the County Council is not currently aware of. This would be especially relevant where the public has had informal access to the site or where there are references to routes across this in maps or other historic documents. As the County Council has

received no application to recognise further rights of way affecting the site, no more informed guidance can be offered at this stage.

**Application number: H09-0132-23**

**Application Type: Full.**

**Location: Land north of Roman Bank and east of Middle Marsh Road at Red House Farm, Holbeach Bank, PE12 8BY**

## **Highway and Lead Local Flood Authority Report**

**Substantive Response provided in accordance with article 22(5) of The Town and Country Planning (Development Management Procedure) (England) Order 2015:**

**Recommendation:**

**No objection.**

**The operation of the proposed solar farm would not be expected to have any unacceptable impact upon highway safety. The site access is proposed to be on a part of the network where drivers entering the highway will have adequate visibility of any vehicles approaching from their left or their right side to be able to complete this manoeuvre safely. Nor would the operation of the proposed solar farm be expected to have a severe residual cumulative impact upon the capacity of the local highway network. The vehicle movements will be occasional visits by maintenance engineers using a light van or 4x4 vehicle.**

**It would be the construction, and the eventual decommissioning, of the solar farm that would have the greatest impact in terms of vehicle movements.**

**Following pre-application discussions with the highway authority, a strategy for the delivery of the component parts of the solar array panels, their mountings, the ancillary buildings and the internal access road building materials has been submitted as part of this Application. The strategy involves the delivery lorries arriving at the site via the A17 and roads to the north of the A17 that have already proven themselves to be capable of accommodating HGV movements. The strategy is for the emptied, returning vehicles to use a different route, again utilising suitable roads, to get back onto the A17. This strategy will reduce the likelihood of on-coming vehicles meeting each other on this designated route. It is considered that this strategy mitigates to an acceptable extent, the transportation impacts of the construction and decommissioning of the proposed development.**

**Rain falling upon the array panels would run off the lower edge of the tilted panels and would therefore infiltrate into the ground only a short distance from where it would have done so within the undeveloped land. There would not be any localised concentration of surface water in any one area that would give rise to surface water flooding issues. The power generated by the proposed solar farm would be put into the National Grid via the electricity supply network that already runs through the site. No off site connection works are required.**

**Having regard for the above, the highway authority and lead local flood authority does not consider the construction and operation of the proposed solar farm would have an unacceptable impact upon highway safety, or a severe residual cumulative impact upon the capacity of the local highway network or increase surface water flood risk and so does not wish to object to the grant of Consent for this Application.**

## **Informatives**

### **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.**

### **Highway Informative 03**

**The permitted development requires the formation of a new/amended vehicular access. These works will require approval from the Highway Authority in accordance with Section 184 of the Highways Act. Any traffic management required to undertake works within the highway will be subject to agreement. The access must be constructed in accordance with a current specification issued by the Highway Authority. Any requirement to relocate existing apparatus, underground services, or street furniture because of the installation of an access will be the responsibility, and cost, of the applicant and must be agreed prior to a vehicle access application. The application form, costs and guidance documentation can be found on the highway authority website, accessible via the following link:  
<https://www.lincolnshire.gov.uk/licences-permits/apply-dropped-kerb>.**

**Officer's Name: Jon Sharpe**

**Officer's Title: Principal Development Management Officer**

**Date: 2 May 2023**