

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

**District: South Kesteven District Council**

**Application number: S23/1960**

**Application Type: Full**

**Proposal: Erection of 2no Portal Frame Structures**

**Location: Witham Specialist Vehicles , Honey Pot Lane, Colsterworth, Lincolnshire, NG33 5LY**

**Response Date: 28 November 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**

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.

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**Location: Witham Specialist Vehicles , Honey Pot Lane, Colsterworth, Lincolnshire, NG33 5LY**

## **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 subject to:**

No Objections

Having given due regard to the appropriate local and national planning policy guidance (in particular the National Planning Policy Framework), Lincolnshire County Council (as Highway Authority and Lead Local Flood Authority) has concluded that the proposed development would not be expected to have an unacceptable impact upon highway safety or a severe residual cumulative impact upon the local highway network or increase surface water flood risk and therefore does not wish to object to this planning application.

**Comments:**

*The proposals are in conjunction with the existing operations on the site. The portal frame structures are to allow for the storage of the businesses more rare and valuable vehicle market, ensuring their safety.*

### **Highway safety/Highway capacity**

There is no proposal for additional traffic to and from the site above existing levels as the proposal is for storage of sales assets associated with the existing business. The proposal has been designed to allow for access and egress of LGV's on site. No provision has been made for parking of employee vehicles as the proposal won't generate additional employees and the site the overall site has sufficient parking for its existing employees.

### **Flood Risk and Drainage**

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.

**Officer's Name: Sarah Heslam**

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

**Date: 28 November 2023**

Chief Fire Officer: Mark Baxter

My Ref: 100032121216/JF  
Your Ref: S23/1960

Head of Planning  
Lincolnshire County Council  
County Offices  
Newland  
Lincoln  
LN1 1YL

Lincolnshire Fire & Rescue HQ,  
Community Fire Protection –  
Business Support,  
Deepdale Lane  
Nettleham, Lincoln  
LN2 2LT

**For the attention of Kevin Cartwright**

Sent by email to [HighwaysSUDsSupport@lincolnshire.gov.uk](mailto:HighwaysSUDsSupport@lincolnshire.gov.uk)

21 November 2023

Dear Sir

**TOWN AND COUNTRY PLANNING ACT 1990  
PLANNING CONSULTATION: ERECTION OF 2NO PORTAL FRAME  
STRUCTURES**

**LOCATION: WITHAM SPECIALIST VEHICLES , HONEY POT LANE,  
COLSTERWORTH, LINCOLNSHIRE, NG33 5LY**

I refer to the planning application reference S23/1960. The Fire Authority object to the application on the grounds of inadequate water supply. It is the opinion of the Fire Authority that in order to remove the objection the following measures are required.

**Lincolnshire Fire and Rescue requires the installation of one fire hydrant conforming to BS750-2012 within 90m of the premises entrance in respect of this planning application to be provided at the developer's expense. Fire hydrant acceptance testing will be carried out by a Hydrant Inspector on completion and a standard hydrant marker "H" plate will be fitted nearby. Following adoption the Fire Service will be responsible for the ongoing maintenance and repairs for the lifetime of the fire hydrant.**

Should you wish to discuss this matter, please do not hesitate to contact me on the details below.

Yours faithfully

Joshua Frost  
Fire Safety Inspector

*MAKING OUR COMMUNITIES SAFER, HEALTHIER AND MORE RESILIENT*

[WWW.LINCOLNSHIRE.GOV.UK/LFR](http://WWW.LINCOLNSHIRE.GOV.UK/LFR)

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Lincolnshire County Council  
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