

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

District: Lincolnshire County Council

Application number: PL/0059/24

Application Type: Full – Major Planning Application

Proposal: For a retrospective planning application to extend Caythorpe Water Recycling Centre for the erection of two operational kiosks, chemical dosing unit and fencing

Location: Caythorpe Water Recycling Centre, Main Street, Caythorpe

Response Date: 6 September 2024

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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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 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:

This proposal is to extend Caythorpe Water Recycling Centre for the erection of two operational kiosks, chemical dosing unit and fencing, located on a private road and the access and parking arrangements remain unchanged; therefore, it is considered that the proposals would not result in an unacceptable impact on highway safety.

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. This application proposes not to change how the site is drained, impermeable surfaces through the design process have been kept to a minimal to ensure they do not increase surface water flooding elsewhere nor impact on the existing infiltration rate of surface water at this location. Therefore 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: Joseph Walden

Officer's Title: Senior Development Management Officer

Date: 6 September 2024



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Your Ref: PL/0059/24

Highways SuDS Support
Lincolnshire County Council
County Offices
Newland
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LN1 1YL

For the attention of Callum Bailey

Sent by email to: HighwaysSUDsSupport@lincolnshire.gov.uk

30 July 2024

Dear Sir

TOWN AND COUNTRY PLANNING ACT 1990

PLANNING CONSULTATION: FOR A RETROSPECTIVE PLANNING APPLICATION TO EXTEND CAYTHORPE WATER RECYCLING CENTRE FOR THE ERECTION OF TWO OPERATIONAL KIOSKS, CHEMICAL DOSING UNIT AND FENCING

LOCATION: CAYTHORPE WATER RECYCLING CENTRE, MAIN STREET, CAYTHORPE

I refer to the planning application reference **PL/0059/24**. The Fire Authority object to the application on the grounds of water supply. It is opinion of the Fire Authority that in order to remove the objection the following measures are required.

ACCESS

No comment.

WATER SUPPLY

It is important that there is an adequate provision of water supply for firefighting purposes. It is acknowledged that two ponds are in the vicinity of the development. These ponds may be sufficient sources of water for firefighting purposes subject to meeting the following criteria as set out in Approved Document B Part B5:

- A spring, river, canal or pond that is capable of fulfilling both of the following conditions.
 - i. Providing or storing a minimum of 45,000 litres of water at all times.
 - ii. Providing access, space and a hardstanding for a pumping appliance.

If the ponds do not meet this requirement then Lincolnshire Fire and Rescue will require 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.

ENVIRONMENTAL

No comment.

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

Yours faithfully,

Lee Coles

Fire Safety Inspector
Community Fire Protection - CFP
Lincolnshire Fire and Rescue

Email: fire.safety@lincolnshire.gov.uk

Telephone: 01522 553 868