
From: Dev_PlanningSupport <Dev_PlanningSupport@lincolnshire.gov.uk>
Sent: 10 November 2025 17:21
To: _planningadvice
Subject: APPROVAL OF DETAILS RESERVED BY CONDITION(S) DECISION NOTIFICATION -
FLEET PRIMARY SCHOOL, WOOD LANE, FLEET
Attachments: PL_0073_25 Decision Notice.pdf

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Dear Sir/Madam

PLANNING APPLICATION NUMBER: H05-0174-25
DEVELOPMENT: FOR CONSTRUCTION OF TWO SINGLE-STOREY EXTENSIONS TO FRONT (WEST)
ELEVATION, TO CREATE A CLASSROOM AND LOBBY/RECEPTION AREA AND ASSOCIATED CAR PARKING,
INCLUDING REMOVAL OF THE TEMPORARY CLASSROOM
LOCATION: FLEET PRIMARY SCHOOL, WOOD LANE, FLEET, SPALDING

APPROVAL OF CONDITION NUMBER 3 AND 5

Lincolnshire County Council has APPROVED the details reserved by Condition No. 3 and 5 for the development referred to above, the Decision Notice is attached for your register.

Yours faithfully

Technical Support Team

Planning Services
Lincolnshire County Council
County Offices, Newland, Lincoln LN1 1YL
Tel: 01522 782070
Website: www.lincolnshire.gov.uk



Town and Country Planning Act 1990

APPROVAL OF DETAILS RESERVED BY CONDITION(S)

Name and address of applicant

Lincolnshire County Council
County Offices
Newland
Lincoln
LN1 1YL

Name and address of agent (if any)

1 Eaglethorpe Barns
Eaglethorpe
Warmington
Peterborough
PE8 6TJ

Part I – Particulars of application

Date of Application

1 September 2025

Application No.

H05-0174-25

LCC Ref. No.

PL/0073/25

Particulars and location of development

For construction of two single-storey extensions to front (west) elevation, to create a classroom and lobby/reception area and associated car parking, including removal of the temporary classroom at Fleet Primary School, Wood Lane, Fleet, Spalding

Part II – Articles of Condition(s)

Conditions 3 and 5

Part III – Particulars of decision

The Lincolnshire County Council hereby give notice in pursuance of the Town and Country Planning Act 1990 that **approval has been given** as set out overleaf.

Date: 10 November 2025

Neil McBride

County Offices, Newland,
Lincoln LN1 1YL

Head of Planning
Lincolnshire County Council

1. It should be noted that this approval only relates to the details submitted and not to the compliance with the provision of the condition.

APPROVED DETAILS

Condition 3 (BNG)

Condition 3 requires that:

“3. Prior to the commencement of development, the means of delivering at least 10% Biodiversity Net Gain shall be submitted to, and agreed in writing by, the local planning authority in one of the following ways:

- onsite; or
- offsite and therefore prior to the commencement of development a s.106 legal agreement or conservation covenant shall be entered into to secure the delivery, management, monitoring and reporting of the BNG, including any fees associated with the monitoring arrangements; or
- through the provision of proof of the purchase of Habitat Bank Biodiversity Units (evidence to be submitted for approval); or
- through the provision of proof of the purchase of Statutory Biodiversity Credits (evidence to be submitted for approval); or
- a combination of the above, secured by the appropriate mechanism.

The delivery of biodiversity net gain shall thereafter be carried out in accordance with the approved method.”

Details have been submitted pursuant to Condition 3 which comprise:

- BNG Metric (received 02/09/2025)
- Biodiversity Impact Assessment (received 02/09/2025)
- Environment Bank Biodiversity Purchase Certificate, Gain site reference: BGS-250924001 (received 02/09/2025)
- Soft Landscape Design (drawing no. BG24.298-BRGR-ZZ-ZZ-DR-L-00001 rev.2) (received 16/09/2025)

The details submitted pursuant to condition 3 are considered acceptable and are hereby approved.

Condition 5 (Habitat Management and Monitoring Plan)

Condition 5 requires that:

“5. Where the required Biodiversity Net Gain (BNG) of at least 10% is to be delivered onsite (whether in full or in part), prior to the commencement of development, a Habitat Management and Monitoring Plan (HMMP) shall be submitted to, and approved in writing by, the local planning authority. The HMMP shall include:

- (a) details of how the required BNG will be:
 - (i) enhanced,
 - (ii) created,
 - (iii) retained (including making good any losses and replacement due to damage and / or failure),
 - (iv) managed and maintained for a period of 30 years after the completion of development, and
 - (v) monitored and reported to the local planning authority;
- (b) a timetable for the delivery of the required BNG and a definition of the completion of development that shall be the trigger point for the commencement of the management and monitoring arrangements;
- (c) details of when the BNG will be monitored and the arrangements for such monitoring to be reported to the local planning authority, including the mechanism for agreeing any fees related to the monitoring arrangements, as appropriate; and
- (d) provision for the review of the management and maintenance should the findings of the monitoring indicate that the approved approach requires amendment.

The management and monitoring of the BNG shall be implemented in full in accordance with the approved HMMP.”

Details have been submitted pursuant to Condition 5 which comprise:

- Habitat Management and Monitoring Plan (received 02/09/2025)
- Biodiversity Net Gain Monitoring Statement (received 29/10/2025)

The details submitted pursuant to condition 5 are considered acceptable and are hereby approved.