

Development Management
Lincolnshire County Council
County Offices
Newland
Lincoln LN1 1YL
Tel: 01522 782070
developmentmanagement@lincolnshire.gov.uk

To: South Holland District Council

Application Ref: H08-0842-26

Proposal: **Details of vehicular access & dimensions of private drive, refuse collection point, surface water disposal, scheme of landscaping & tree planting, boundary treatments, nest bricks, bat boxes & owl box (Conditions 4, 5, 7, 8, 9 & 10 of H08-0023-26)**

Location: **Land at Boston Road, Gosberton, Spalding**

With reference to the above application received 17 September 2026.

Notice is hereby given that Lincolnshire County Council's formal recommendation is as follows:

Deferral: LCC is not currently in a position to support the application and requests further assessment, supporting evidence, revisions and/or dialogue, as set out in the response.

ADDITIONAL INFORMATION REQUIRED

In respect of Condition 4, no dimensions have been provided for the vehicular access or private drive. A fully dimensioned plan should be submitted, including clarification of the proposed construction where the permeable paving crosses the underdrained swale. Please confirm whether a perforated pipe is proposed beneath the access, or if flexible construction and crossfalls are proposed and note that any works affecting the existing Section 104 drainage system or easement will need to be agreed with Anglian Water.

In respect of Condition 5, the refuse collection point does not appear to meet the relevant carry distances. Plots 3 and 4 would require residents to carry refuse more than the recommended maximum distance of 30m. The collection-point slabbing should therefore be moved further into the site to reduce the residents' carry distance, while remaining within 25m of the refuse vehicle. This would also avoid conflict with the existing Section 104 easement.

The HLLFA have no comment on Conditions 7, 8, 9, or 10.

Case Officer:

Justine Robson

Date: 25 September 2026