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Your ref: PP:13962125
Our ref: 823-34 LMS SB

22 April 2025

Submitted via email only

Chief Planning Officer
South Holland District Council
Council Offices
Priory Road
Spalding
PE11 2XE

Dear Sir

MR M SCOTNEY
APPLICATION FOR PRIOR APPROVAL FOR BUILDING FOR AGRICULTURAL USE
MILL GREEN ROAD, PINCHBECK, SPALDING, PE11 3PU

We have submitted a Prior Approval application for the erection of a building for agricultural use at the above address, via the Planning portal ref PP:13962125.

Over the years our client has traditionally used a contractor to cut and bale the hay on his farmland but going forward and due to rising costs, he has decided to carry this activity out himself from now on.

In order to do so he has purchased a second-hand agricultural building from the farm across the road which he intends to re-erect to store machinery and hay bales in. The building will be accessed via an existing track and will be located adjacent to our client's other business interests.

Flood Risk Assessment

The application site lies in Flood Zone 3a where agricultural uses are considered appropriate.

The EA Flood Maps for planning show that the site is considered at risk from tidal/fluvial flooding, without defences. The risk of flooding from rivers and sea shows the site to be at Medium Risk which means that the area has a chance of flooding between 1% and 3.3%.

The 2017 update to the South Holland District Council Strategic Flood Risk Assessment carried out a Tidal & Fluvial Hazard Mapping for Spalding, following a breach to the defences. The Hazard, Velocity and Depth Maps, year 2115, for the 1 in 100-year event, shows that the site where the proposed development is to be located is not within an area affected by flooding from a breach to the flood defences.

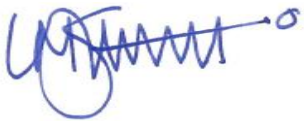
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Planning Manager
South Holland District Council

We trust you will consider this application favourably, but should you have any questions, please do not hesitate to contact us.

Yours faithfully



Lewis Smith MRTPI

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