

Gedney, Oliver

From: Grant, David
Sent: 22 October 2020 13:12
To: _planningadvice
Subject: FW: H17-0566-20 The Riverside Hotel
Attachments: We sent you safe versions of your files; 8332 Riverside Hotel, Surfleet - confirmation of marketing letter.pdf; flood-map-planning-2020-07-02T09 31 45.468Z.pdf

Please add the email and flood map attachment to the application under 6SUP and the title – Flood Zone 1 – Env Agency response.

Please add the email and marketing

From: Jason Wilson - Remway Design <jason@remwaydesign.co.uk>
Sent: 22 October 2020 09:51
To: Grant, David <dgrant@sholland.gov.uk>
Cc: 'Nick Bond' <charles.bond@btconnect.com>
Subject: RE: H17-0566-20 The Riverside Hotel

Mimecast Attachment Protection has deemed this file to be safe, but always exercise caution when opening files.

This message originated from outside your organization

David,

I have attached a marketing summary for your info. I must admit this report requests does seem somewhat pointless and unjust considering we're all aware of the issues surrounding the pub trade / industry in normal times let alone during this pandemic. Welcome your thoughts.

I have again attached the FRA report from the EA's website that clearly states a flood risk assessment is no required due to the site being outside of Zones 2 & 3.

It is unfair and unjust for them to object given the above / attached is from their own website.

Removing the basement flat will most probably render the proposal unviable and lead to yet another building being boarded up and closed.

Many thanks and Best Regards,

Jason Wilson
Remway Design Ltd t: 01775 768 921

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From: Grant, David [<mailto:dgrant@sholland.gov.uk>]
Sent: 12 October 2020 07:58
To: Jason Wilson - Remway Design
Subject: H17-0566-20 The Riverside Hotel

Dear Jason,

Please find below a summation of the outcome of the Chairmans Panel meeting.

It was agreed that further investigation is required for this one and it will ultimately need to go to Committee. The Environment Agency objection needs fully bottoming out with them. We also need to understand a bit more about the marketing of the premises as all they have submitted to date is ID61. Members also said they would be interested to understand more about the viability of the business and what the situation has been over the last few years.

A suggested amendment (by the Panel) is to remove the basement element of the application to address flood risk concerns that are held (by the Panel).

Please submit further details as requested by the Panel.

Kind regards,

David Grant | Senior Planning Officer | **South Holland District Council**

Direct Dial: 01775 764472

www.sholland.gov.uk

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Flood map for planning

Your reference
3077 Bond

Location (easting/northing)
526543/328732

Created
2 Jul 2020 10:31

Your selected location is in flood zone 1, an area with a low probability of flooding.

This means:

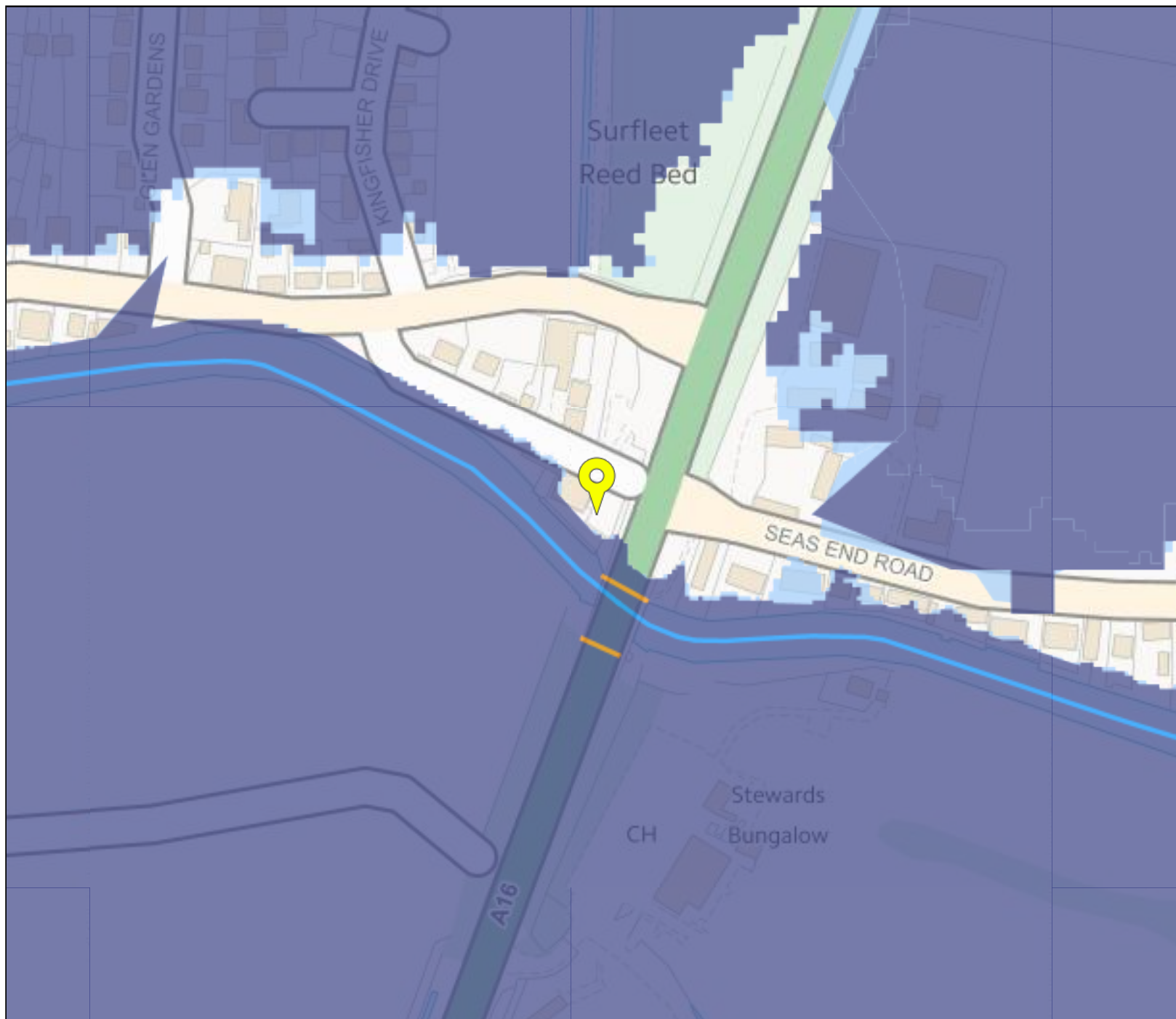
- you don't need to do a flood risk assessment if your development is smaller than 1 hectare and not affected by other sources of flooding
- you may need to do a flood risk assessment if your development is larger than 1 hectare or affected by other sources of flooding or in an area with critical drainage problems

Notes

The flood map for planning shows river and sea flooding data only. It doesn't include other sources of flooding. It is for use in development planning and flood risk assessments.

This information relates to the selected location and is not specific to any property within it. The map is updated regularly and is correct at the time of printing.

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<https://www.nationalarchives.gov.uk/doc/open-government-licence/version/3/>



Flood map for planning

Your reference

3077 Bond

Location (easting/northing)

526543/328732

Scale

1:2500

Created

2 Jul 2020 10:31

-  Selected point
-  Flood zone 3
-  Flood zone 3: areas benefiting from flood defences
-  Flood zone 2
-  Flood zone 1
-  Flood defence
-  Main river
-  Flood storage area

0 20 40 60m