

DECISION DELEGATED TO HEAD OF PLANNING

Application No: H23-0547-23 **Applicant:** Mr J Bell

Proposal: Details of scheme to deal with contamination and written scheme of archaeological investigation (Conditions 13, 14 & 18-20 of H23-1116-21)

Location: Crown Farm Stockwell Gate West Whaplode

Terminal Date: 8th February 2024

Planning Policies

South East Lincolnshire Local Plan - Adopted: March 2019

02	Development Management
03	Design of New Development
29	The Historic Environment
30	Pollution

National Guidance

National Planning Policy Framework 2023

Section 2. Achieving sustainable development.
Section 12. Achieving well designed and beautiful places.
Section 15. Conserving and enhancing the natural environment.
Section 16. Conserving and enhancing the historic environment

Representations:

	Object	Support	No Obj.	Comments
SHDC INTERNAL	0	0	0	1
OTHER STATUTORY BODIES	0	1	0	1

CASE OFFICER ASSESSMENT

Proposal

This application is to discharge conditions 13, 14 & 18-20 of H23-1116-21 (details of scheme to deal with contamination and written scheme of archaeological investigation).

Site Description

The site is located on the northern side of Stockwell Gate West and is occupied by a range of traditional 19th Century farm buildings of brick construction, with a replacement fibre cement/asbestos roof.

A house (no. 4 Stockwell Gate) is situated to the east and Whaplode House (grade II listed) to the west. A row of dwellings is situated opposite.

History

H23-1041-17 - Outline - Residential Development - Withdrawn 18 December 2017.

H23-0050-18 - Full - Barn conversion to residential - Approved 28 June 2018.

H23-1116-21 - Full - Proposed Barn Conversion - Approved 10 January 2022.

Consultation Responses

LCC Historic Places Team

Application now complies with conditions 18-20 of decision H23-1116-21.

Environmental Protection

Recommend discharge of conditions 13 & 14 of H23-1116-21 in full.

Planning Considerations

Conditions 13 and 14 (Contamination) - the submitted Phase 1 report indicates that "there were no readily identifiable (plausible) sources of contamination" and goes on to state that "the need for a Phase 2 intrusive investigation is considered unwarranted." Environmental protection are in general agreement with the findings and recommend discharge of conditions 13 & 14 H23-1116-21 in full.

Conditions 18-20 (Archaeology) - the application is accompanied by a Historic Building Survey. The LCC Historic Environment Officer considers the details to be acceptable.

Conclusion

That conditions 13 & 18-20 of H23-1116-21 be discharged.