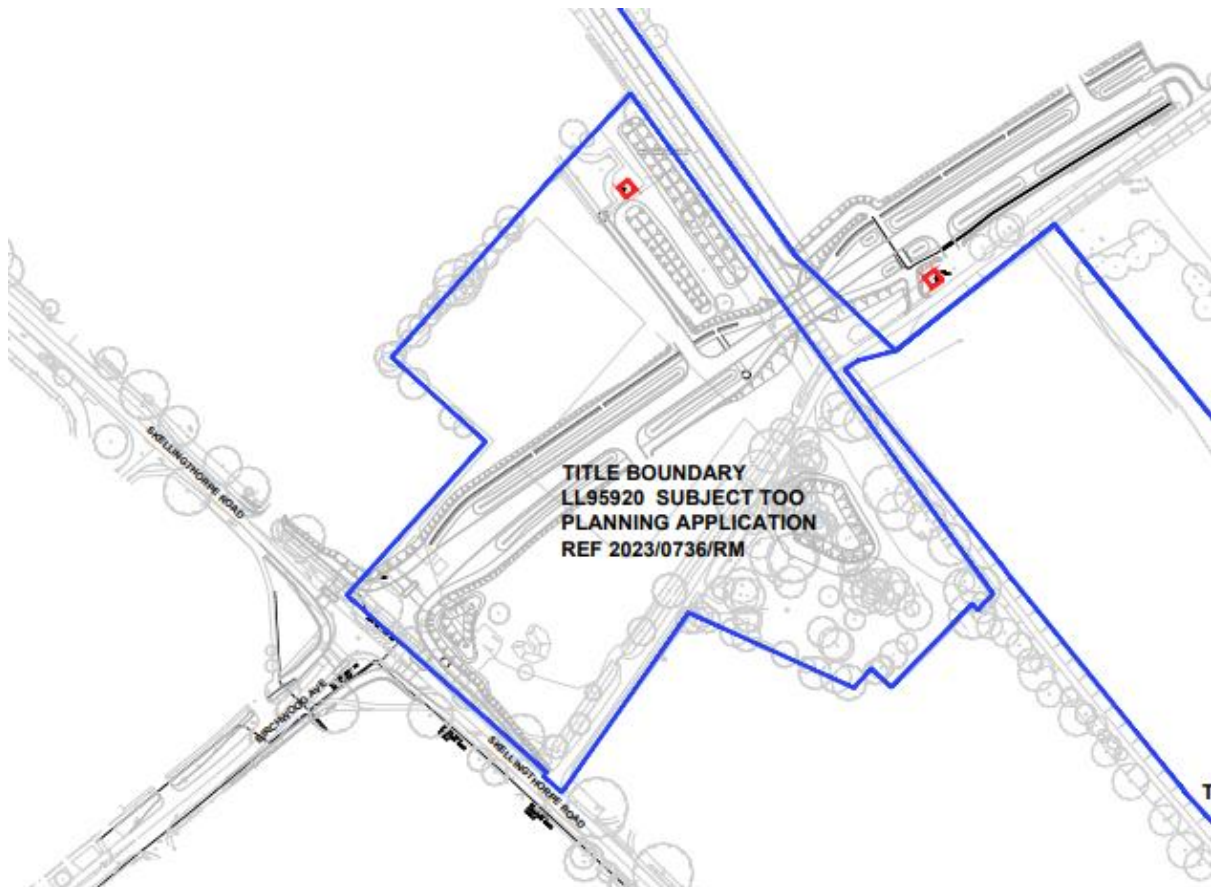
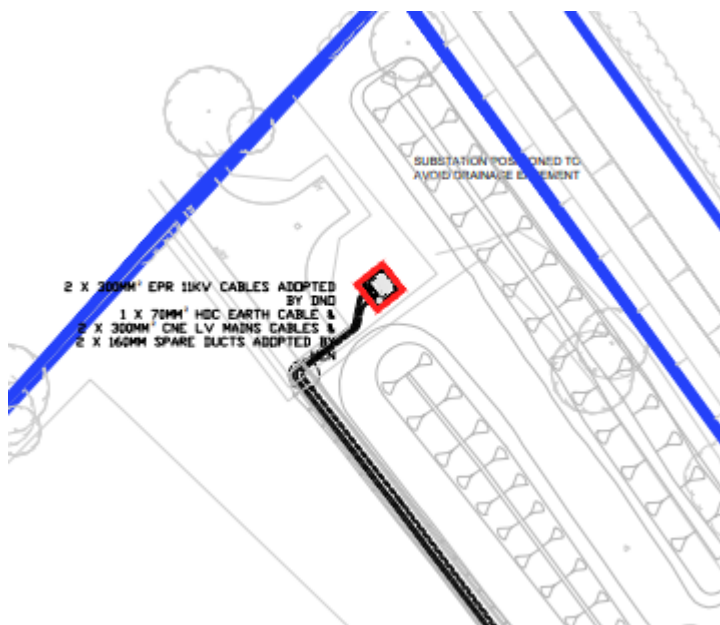


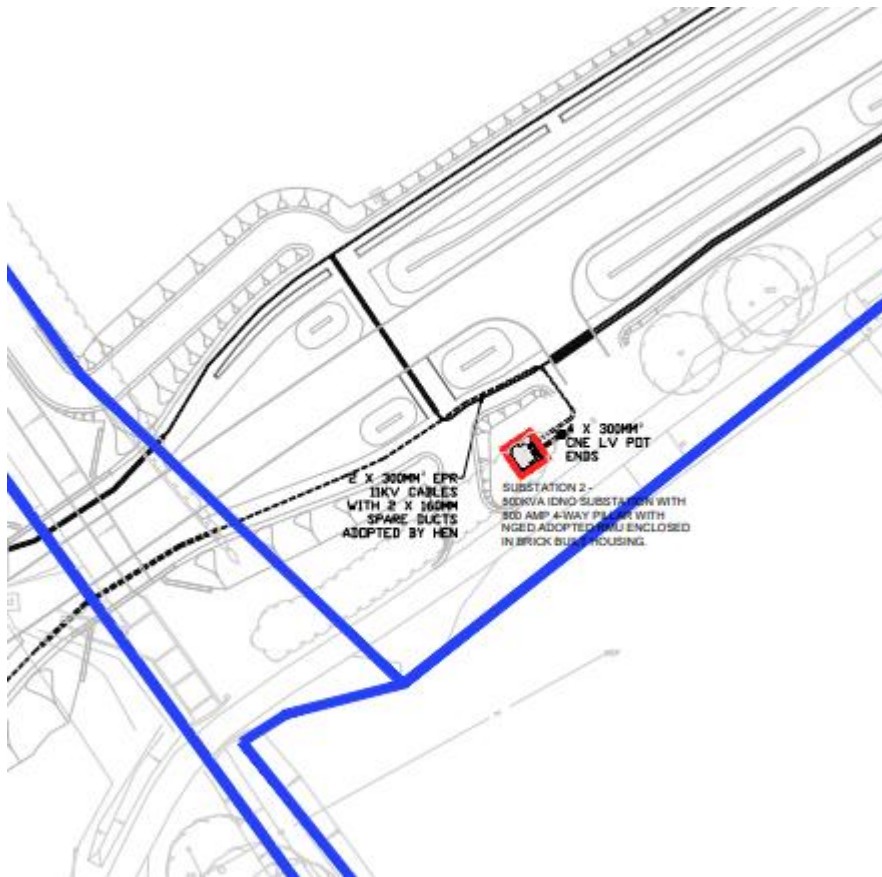
WGC substations plans and consultation responses



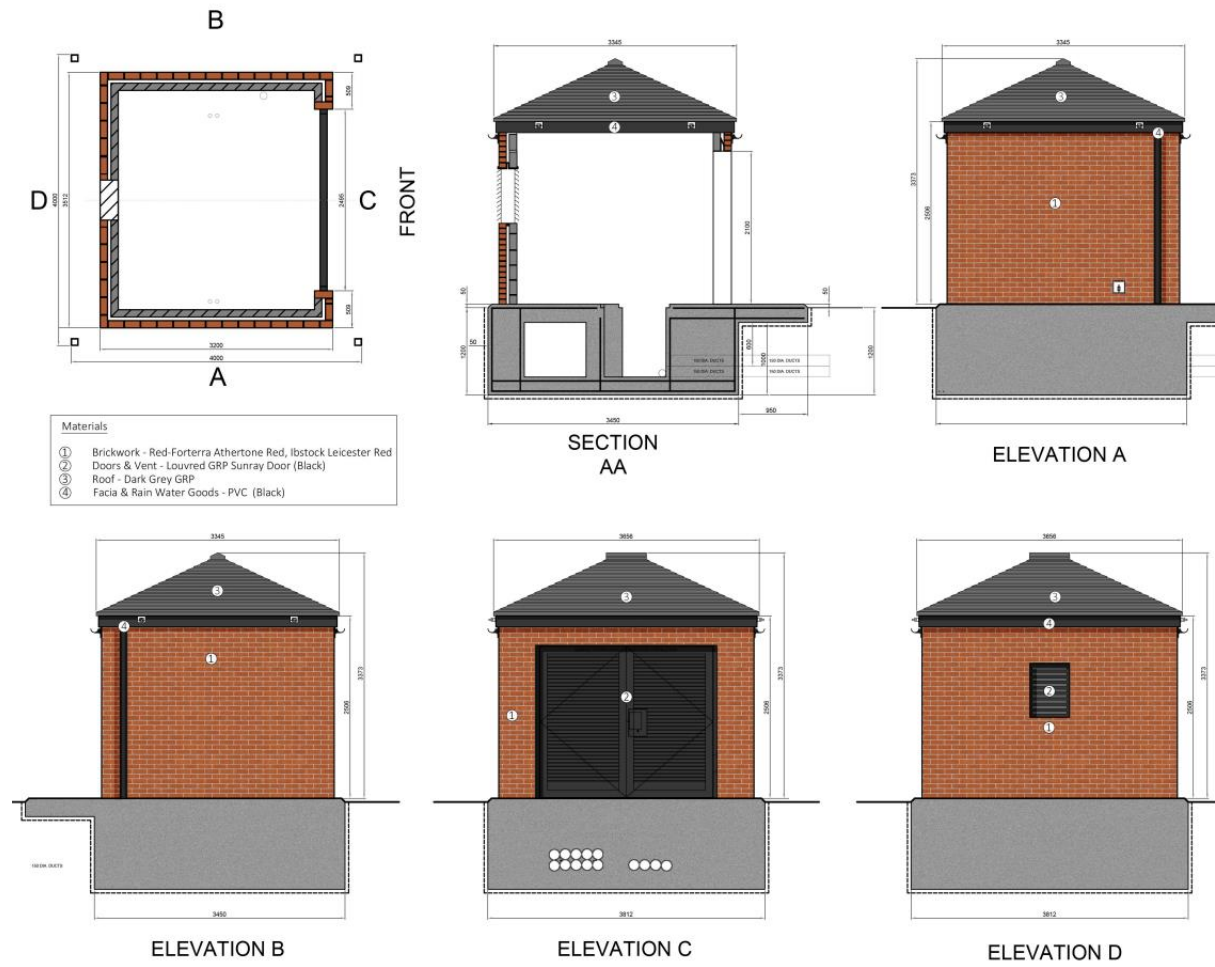
Site location plan



Block plan of substation adjacent to Grosvenor Avenue turning head, south of the Catchwater Drain



Block plan of substation adjacent to spine road, north of the Catchwater Drain



Proposed floor plan, elevations and section

From:
Subject:

Technical Team (City of Lincoln Council)
FW: OBSERVATIONS ON CONSULTATION REQUEST 2023/0887/FUL

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UD-128-2013-PLN

REFERENCE: 2023/0887/FUL

DEVELOPMENT: ERECTION OF 1NO. SUBSTATION WITHIN PHASE 1A AND 1NO. SUBSTATION ON LAND TO THE NORTH EAST OF PHASE 1A, ADJACENT TO SPINE ROAD.

LOCATION: WESTERN GROWTH CORRIDOR, SKELLINGTHORPE ROAD, LINCOLN, LINCOLNSHIRE

Dear Sir/Madam,

Thank you for the opportunity to comment on the above application. The site is partially within the Upper Witham Internal Drainage Board district.

No development should be commenced until the Local Planning Authority, in consultation with the Lead Local Flood Authority has approved a scheme for the provision, implementation and future maintenance of a surface water drainage system.

- If soakaways are proposed the suitability of new soakaways, as a means of surface water disposal, should be to an appropriate standard and to the satisfaction of the Approving Authority in conjunction with the Local Planning Authority. If the suitability is not proven the Applicant should be requested to re-submit amended proposals showing how the Site is to be drained. Should this be necessary this Board would wish to be reconsulted.
- Where Surface Water is to be directed into a Mains Sewer System the relevant bodies must be contacted to ensure the system has sufficient capacity to accept any additional Surface Water.
- Any discharge into a water course will require a consent from the Board under the Land Drainage Act.

A permanent undeveloped strip of sufficient width should be made available adjacent to the top of the bank of all watercourses on Site to allow future maintenance works to be undertaken. Suitable access arrangements to this strip should also be agreed. Access should be agreed with the Local Planning Authority, LCC and the third party that will be responsible for the maintenance.

Many thanks,

Abi Gilbert BEng (Hons)
Graduate Engineer

Witham First District Internal Drainage Board
Witham Third District Internal Drainage Board
Upper Witham Internal Drainage Board
North East Lindsey Drainage Board

Witham House,
Meadow Lane,
North Hykeham,
LN6 9QU



LINCOLNSHIRE COUNTY COUNCIL'S RESPONSE TO CONSULTATION ON THE FOLLOWING DEVELOPMENT PROPOSAL

District: Lincoln City Council

Application number: 2023/0887/FUL

Application Type: Full

Proposal: Erection of 1no. substation within Phase 1A and 1no. substation on land to the north east of Phase 1A, adjacent to spine road.

Location: Western Growth Corridor, Skellingthorpe Road, Lincoln, Lincolnshire

Response Date: 21 December 2023

This report includes the Substantive response of the Local Highway and Lead Local Flood Authority to a planning consultation received under the Development Management Order and includes details of any planning conditions or informatives that should be attached in the event that permission is granted and any obligations to be secured by way of a S106 agreement.

General Information and Advice

Please note that although the Definitive Map and Statement proves the existence of any recorded rights of way, there may be further or higher rights that are not shown on this document that the County Council is not currently aware of. This would be especially relevant where the public has had informal access to the site or where there are references to routes across this in maps or other historic documents. As the County Council has received no application to recognise further rights of way affecting the site, no more informed guidance can be offered at this stage.

Application number: 2023/0887/FUL

Application Type: Full

Location: Western Growth Corridor, Skellingthorpe Road, Lincoln, Lincolnshire

Highway and Lead Local Flood Authority Report

Substantive Response provided in accordance with article 22(5) of The Town and Country Planning (Development Management Procedure) (England) Order 2015:

Recommendation: No Objections

Having given due regard to the appropriate local and national planning policy guidance (in particular the National Planning Policy Framework), Lincolnshire County Council (as Highway Authority and Lead Local Flood Authority) has concluded that the proposed development would not be expected to have an unacceptable impact upon highway safety or a severe residual cumulative impact upon the local highway network or increase surface water flood risk and therefore does not wish to object to this planning application.

Comments:

The proposal is for the erection of 1no. substation within Phase 1A as identified on the S38 plans and 1no. substation on land to the north east of Phase 1A outside of the S38 boundary, adjacent to spine road, and will not have an unacceptable impact on the Public Highway or Surface Water Flood Risk.

As Lead Local Flood Authority, Lincolnshire County Council is required to provide a statutory planning consultation response with regard to drainage and surface water flood risk on all Major applications. This application is classified as a Minor Application and it is therefore the duty of the Local Planning Authority to consider the surface water flood risk and drainage proposals for this planning application.

Informatives

Highway Informative 08

Please contact the Lincolnshire County Council Streetworks and Permitting Team on 01522 782070 to discuss any proposed statutory utility connections, Section 50 licences and any other works which will be required within the public highway in association with the development permitted under this Consent. This will enable Lincolnshire County Council to assist in the coordination and timings of these works. For further guidance please visit the Highway Authority's website via the following link: Traffic Management - <https://www.lincolnshire.gov.uk/traffic-management>

Officer's Name: Laura Rowett

Officer's Title: Senior Development Management Officer

Date: 10th January '24

RE: 2023/0887/FUL, Western Growth Corridor, Skellingthorpe Road, Lincoln, Lincolns...



LN Planning <LNplanning@environment-agei
To: Technical Team (City of Lincoln Council)



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Tue 12/12/2023 09:02

Dee

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Dear Planning Team,

The Environment Agency does not wish to make any comments on this application. It does not appear to fit any of the criteria on our consultation checklist, 'When to consult the Environment Agency'. However, if you believe you do need our advice, please call me on the number below.

Kind regards

Amelia Crawford

Planning Advisor

Environment Agency | Sustainable Places | Lincolnshire and Northamptonshire Area

✉ Ceres House, Searby Rd, Lincoln, LN2 4DW