



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

District: Lincoln City Council

Application number: 2025/0115/RG3

Application Type:

Proposal: Installation of vertical flue system to front elevation.

Location: The Terrace, Grantham Street, Lincoln, Lincolnshire LN2 1BD

Response Date: 24 April 2025

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.

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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.

Regards

Officer's Name: John Clifton

Officer's Title: Principal Development Management Officer

Date: 24 April 2025

Conservation Comments

Application Reference Number	2025/0115/RG3
Planning Officer	Jessia White

Address	The Terrace, Grantham Street
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Description of Proposed Work
Installation of vertical flue system to front elevation

Comments
The application site is a modern building within a wider modern developed in the Cathedral and City centre conservation area and is recessed from the principal building line. The proposed flue runs up the edge of the building and in this way is read as part of the defining built form edge. Therefore, impact on the conservation area is negligible and the character and appearance is preserved.

Summary
Therefore, the proposal is in accordance with the duty contained within section 72 (1) of the Planning (Listed Buildings and Conservation Areas) Act 'In the exercise, with respect to any buildings or other land in a conservation area, special attention shall be paid to the desirability of preserving or enhancing the character or appearance of that area'.

Recommended Conditions
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Officer	Sarah Harrison Principal Conservation Officer
Date	

Consultee Comments for Planning Application 2025/0115/RG3

Application Summary

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Address: The Terrace Grantham Street Lincoln Lincolnshire LN2 1BD

Proposal: Installation of vertical flue system to front elevation.

Case Officer: Jess White

Consultee Details

Name: Mr Ian Wicks

Address: Directorate Of Development And Environmental Services, City Hall, Beaumont Fee
Lincoln, Lincolnshire LN1 1DF

Email: Not Available

On Behalf Of: Environmental Health

Comments

I confirm that I have no objections or observations to make regarding this application.