

The Orchards Park

PRIORY ROAD, RUSKINGTON, SLEAFORD, LINCOLNSHIRE, NG34 9DJ



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Programme Officer
c/o Democratic Services
North Kesteven District Council Offices
Sleaford
NG34 7EF
7 October 2016

Dear Sir

Central Lincolnshire Local Plan CL4013 - The Orchards Residential Home Park, Ruskington, Lincolnshire NG34 9DJ

I write in response to the formal invitation to make further representation to my previous expression of interest to include the following site into the Local Plan.

The proposed site (grid reference 508917 350563) is within the existing mobile Home Park ownership and as site owners we would now seek to extend the existing Park by no more than 25 residential mobile home units, with full 12 month occupation. The existing Park has now reached capacity with demand for further homes.

The site was previously located within a Flood Risk Zone 3, but a challenge to the flood zone map was submitted on behalf of the Owner and as a result, the site has now been removed from Flood Zone 3.

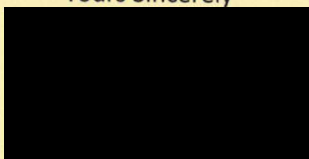
At the same time, Flood Zone 2 was also challenged, and hydraulic modelling is currently in progress with results expected soon. The result will show that only a small part of the site will remain in Flood Zone 2.

It is proposed that the available land, outside of the Flood 2 area, will allow additional growth for a currently non allocated site. This will provide much needed single storey retirement dwellings in this totally sustainable location.

Based on the removal of the Flood risk and the original factual inaccuracies in the assessment of the site we now believe this proposed development should be an allocated site within the Local Plan.

We would therefore continue to seek site inclusion within the new Local Plan.

Yours Sincerely



Tim Wells

The Orchards Park (Residential) Ltd

Registered in England Company No. 3600578

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