

## **Examination of the Central Lincolnshire Local Plan**

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Dear Mr Kay,

### **Submission Version Central Lincolnshire Local Plan – Policies Map Changes**

Further to the conclusion of the hearings we understand that the Committee is now preparing detailed drafts of the potential Main Modifications as discussed during the relevant sessions, and to the Integrated Impact Assessment where necessary. All potential Main Modifications will need to be made available for consultation, the scope and length of which should reflect that carried out at the Regulation 19 stage. Further information can be found in the Procedural Practice in the Examination of Local Plans (4<sup>th</sup> Edition, dated June 2016)<sup>1</sup>.

In addition, you may recall during the hearings we advised that site visits would be required in order to consider some of the changes to the plan suggested by representors. These visits have been completed and we are now in a position to propose a number of additional changes to the policies map that were not accepted by the Committee during the hearing sessions. These are as follows.

#### ***Green Wedges***

##### Hykeham Pits

Part of the Green Wedge at Hykeham Pits is proposed for deletion in the submission Local Plan. This is justified by the Central Lincolnshire Green Wedge and Settlement Breaks Review (PS.EVR22, Appendix 1, April 2016).

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[https://www.gov.uk/government/uploads/system/uploads/attachment\\_data/file/531005/Procedural\\_Practice\\_in\\_the\\_Examination\\_of\\_Local\\_Plans\\_-\\_final.pdf](https://www.gov.uk/government/uploads/system/uploads/attachment_data/file/531005/Procedural_Practice_in_the_Examination_of_Local_Plans_-_final.pdf)

Paragraph 5.98 states that *"...the predominant land use in the north eastern half of Zone E3 is landfill. The land is publically inaccessible and cannot be easily viewed from outside the GW along Whisby Road or Station Road due to grass embankments. Based on the evidence gathered through this review, this part of Zone E3 doesn't meet the GW criteria and could be considered for removal."*

Based on observations from my accompanied site visit of 6 January 2017 land to the south of this area has also been used for landfill and is similarly inaccessible to the public. As a result, and for the same reasons given in PS.EVR22, the area broadly opposite allocation CL2098 should also be removed from the Green Wedge in this location.

### ***Important Open Space***

#### Land adjacent to Wolsey Way, Lincoln

This area of Important Open Space encompasses the King George's playing fields and a narrow parcel of land between properties on Larkspur Road and Hurstwood Close/Westholm Close. However, the narrow parcel of land is clearly separated from the playing fields by a fence and a row of trees. It is also largely overgrown and whilst there are informal routes across the site, the land is within private ownership with no formal access. The boundary of the Important Open Space should therefore be amended to remove the parcel of land north-east of the playing fields.

#### Land west of Horsley Road/Greystones Road, Gainsborough

This designation encompasses two different areas of land. The majority contains pitches associated with the Roses Sports Ground whereas the northernmost part of the site is separated by dense landscaping. This is illustrated in the Central Lincolnshire Open Space Audit and Provision Assessment (April 2016) referred to by representations on behalf of the Thonock and Somerby Estate. The area to the north is not part of the sports pitches, is not integral to any wider green infrastructure network and in its current condition does not contribute positively to its surroundings. As an area of overgrown grassland on the edge of a housing estate the plan should be amended in this location to remove this part of the site from the Important Open Space designation.

The Committee should note that these comments do not represent our full findings on these matters, which shall be set out in the final report taking into account any representations made. We shall also consider whether or not these changes to the policies map should be recommended for soundness after the forthcoming public consultation exercise.

I trust that the above changes are self-explanatory and that you are able to accommodate the relevant amendments ahead of the forthcoming consultation on the previously agreed changes to the plan. However, should you have any queries or require further clarification please do not hesitate to contact us through the Programme Officer.

Yours Sincerely,

*Jeremy Youle and Matthew Birkinshaw*

Inspectors  
13 January 2017