

25/04/2024

South Kesteven Planning Policy Team
South Kesteven District Council
Council Offices
St. Peter's Hill
Grantham
Lincolnshire
NG31 6PZ

Dear South Kesteven Planning Policy,

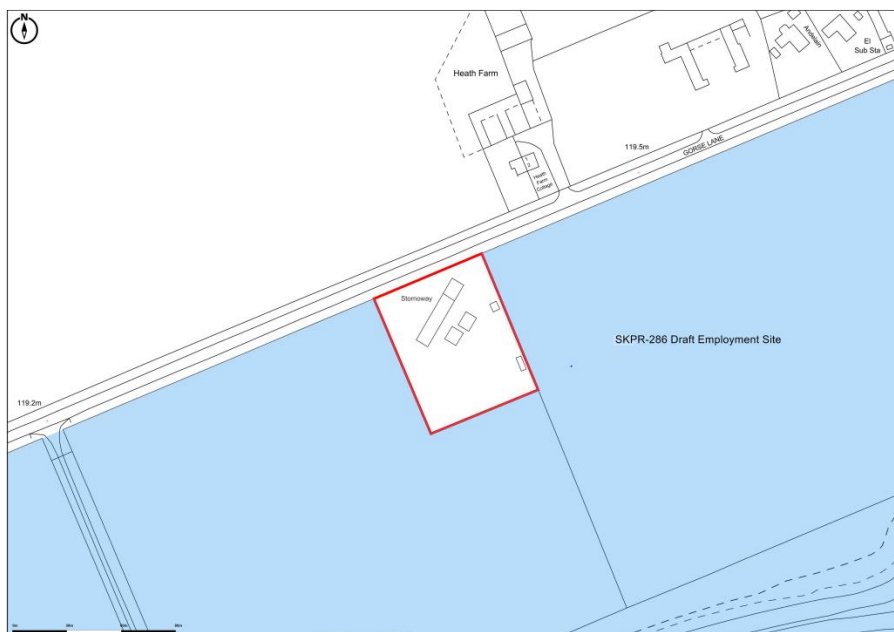
Re: Site Representation at Land at Stornoway, Gorse Lane, Grantham, NG31 7UF

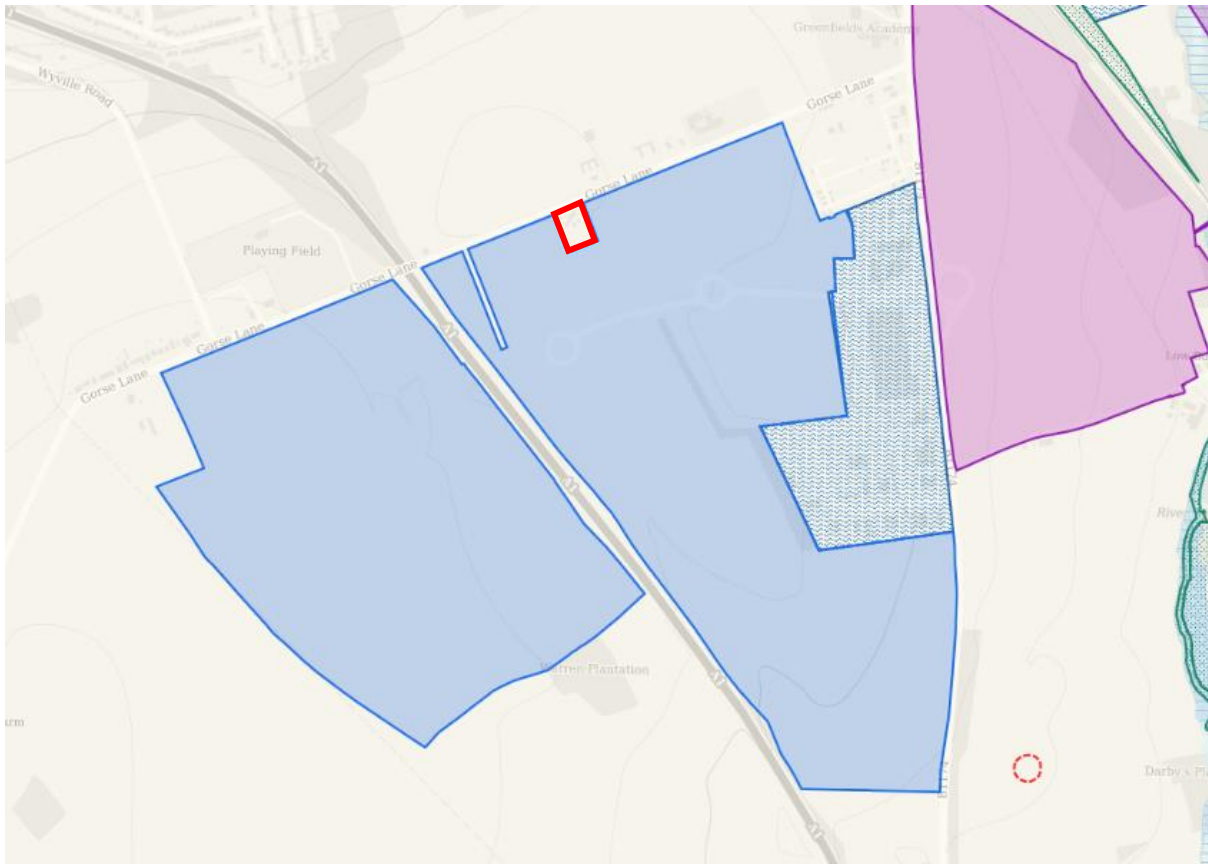
Please find enclosed the Location Plan regarding the above site. This purpose of this representation is to promote the land at Stornoway to be included within the SKPR-286 Employment Allocation within the Draft Plan.

The site is located adjacent to the existing employment allocation (GR-SE1) 'Grantham Southern Gateway Strategy Employment Opportunity'. This allocation is considered with the Draft Plan and is referred to as SKPR-286.

The land at Stornoway, which comprises 1.3 acres, is now available and it is considered wholly appropriate that this land is encapsulated within the draft allocation so that all the land to the south of Gorse Lane be considered as one.

The landowner wishes to make SKDC aware that this land is now available and deliverable and considering that the employment allocation wraps around the eastern, southern and western boundary of the site, it is considered suitable and appropriate for this land to also now be included within the allocation. Please see below for the context of the site alongside the employment allocation.





Below, we have listed the credentials of the site in line with the previous Pro Forma document.

Site Name

Land at Stornoway, Gorse Lane, NG31 7UF

Interest in Property

Planning Consultant on behalf of landowner

Contact Details

Alistair Anderson
Brown&Co JHWalter

[REDACTED]
[REDACTED]
[REDACTED]

Site Location Information

Site Location: Gorse Lane, Grantham
Site Address: Stornoway, Gorse Lane, NG31 7UF

Site Details

Estimated Site Area (hectares): 0.53
Land Type: Mixed
Is the site vacant: Available
Current use: Vacant – former paddock land and buildings
If the site was considered to be suitable, would all or part of the existing use remain: No

Timetable for existing uses to cease: Immediately
Availability of access to the site: Access direct via Gorse Lane

Future Proposed Use on Site
Employment Use / Commercial

Details of proposed use
The site is being proposed for employment use, to be included within the SKPR-286 Allocation

Access
The site is currently accessed direct via Gorse Lane.

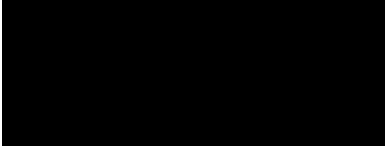
Topography
The land is a flat site.

Flood Risk
Flood Zone 1 – Low probability of flooding

No other considered constraints.

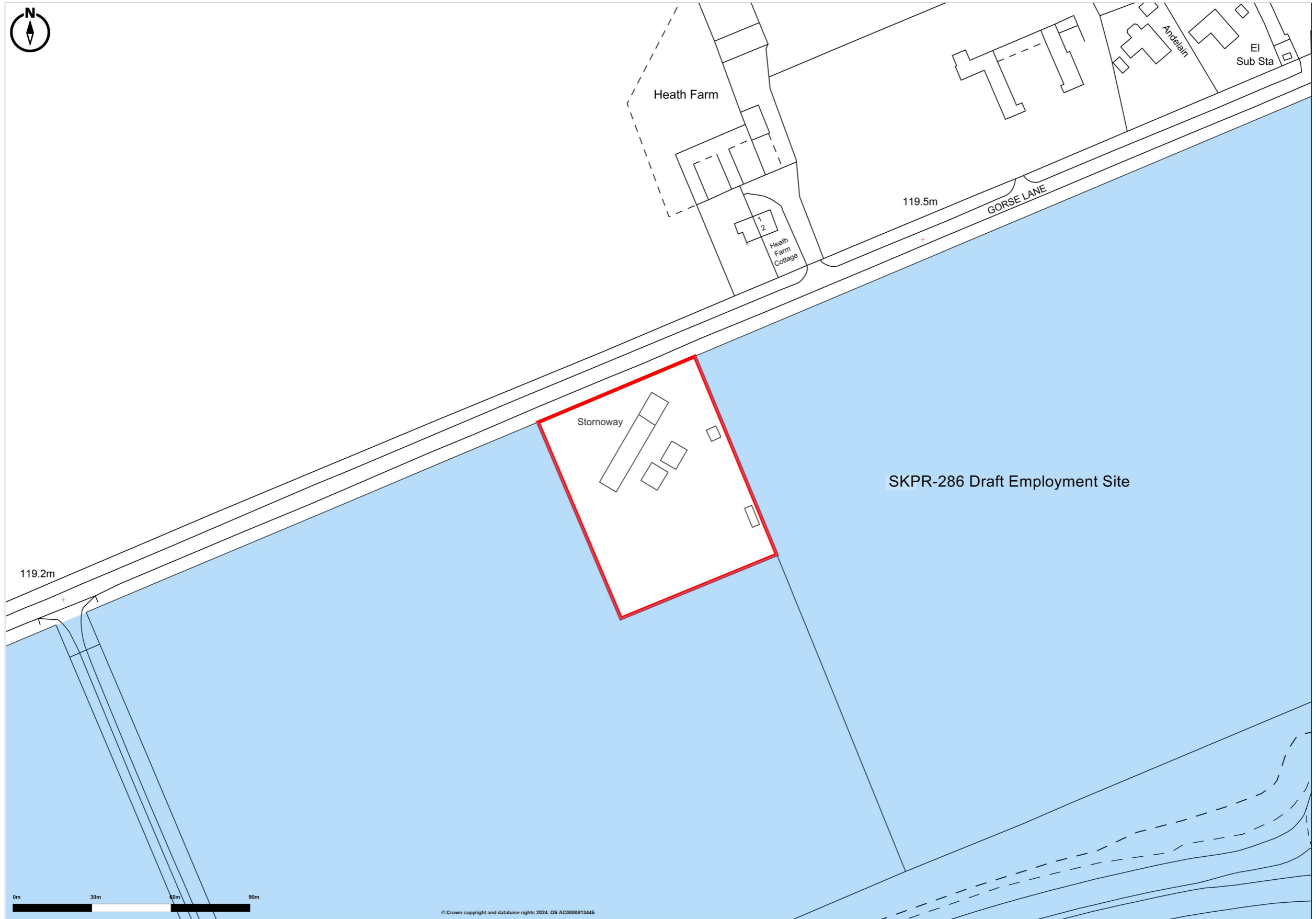
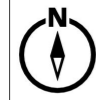
Site Deliverability
Is the site available to develop immediately: 0-5 years

Yours faithfully



Alistair Anderson BSc (Hons) AssocRTPI MRICS
Town Planner & Commercial Surveyor - Senior Associate
For and on behalf of Brown & Co –
Property and Business Consultants LLP

Enc: Site Location Plan, Supporting Statement





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