

001.BG/P19-2767

Development Management  
Boston Borough Council  
Municipal Buildings  
West Street  
Boston  
Lincolnshire  
PE21 8QR

20<sup>th</sup> December 2019

**Planning Portal Reference: PP-08385314**

Dear Sir/Madam,

**Re: Hybrid planning application seeking full planning permission for the part change of use of the golf course for the siting of caravans and outline planning permission for the development of a “hub” building containing an ancillary reception/ activity centre/ spa (Use Class D2)/ retail unit (up to 100sqm)/ food and beverage (Use Classes A1, A4 and A5) and facilities management and ancillary works | Boston West Golf Centre, Langrick Road, Hubbert’s Bridge, Boston, PE20 3QX.**

I write in respect of the planning application as detailed above, which has been submitted via the Planning Portal and includes the following documents:

- Planning Application Form and Certificates;
- Planning and Design & Access Statement;
- Planning Drawings, comprising:
  - P19-2767\_005 - Site Location Plan;
  - P19-2767\_006 - Illustrative Site Layout;
  - P19-2767\_007 - Site Layout – Western Area Enlargement;
  - P19-2767\_008 - Site Layout – South-Eastern Area Enlargement;

**Pegasus Group**

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 **DESIGN**  **ENVIRONMENT**  **PLANNING**  **ECONOMICS**  **HERITAGE**

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- P19-2767\_009 - Tree Survey Plan;
- EIA Screening Letter;
- Heritage Statement;
- Economic Benefits Report;
- Landscape and Visual Assessment;
- Transport Assessment;
- Ecology and Protected Species Survey; and,
- Flood Risk and Drainage Report.

The applicable fee for the application will be paid by the Applicant.

I trust the enclosed information is satisfactory and will enable the validation of planning application, however, should you have any queries – please do not hesitate to contact me.

Yours sincerely,



**BEN GIBSON**

Planner

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