

Boston Borough Council Brown Field Land Register

Part 1

SiteReference

BLR/BOS/001

OrganisationURL	http://opendatacommunities.org/id/district-council/boston		
FirstAddedDate	20/11/2017	LastUpdatedDate	01/12/2021
SiteplanURL	http://www.mybostonuk.com/wp-content/uploads/2019/12/Whitehorse-Lane.pdf		
PlanningReference		PermissionDate	
PlanningHistory			
SiteNameAddress	Whitehorse Lane, Boston	Hectares	0.48
CoordinateReferenceSys	OSGB36	GeoX	532779
		GeoY	343690
PermissionType		PlanningStatus	not permitted
ConstructionStatus	not started	MinNetDwellings	50
OwnershipStatus	not owned by public authority	Deliverable	yes
PreviouslyPartOf			
Development Description			
Non Housing Development			
OtherSiteInformation	https://www.rightmove.co.uk/commercial-property-for-sale/property-77836019.html		
Notes	Planning permission for the development of 60 dwellings (B/17/0121) has lapsed. The site is identified as a housing allocation capable of providing 50 dwellings in the South East Lincolnshire Local Plan 2011-2036: Adopted March 2019, site ref no: Cen001. The site is for sale.		

Part 2

Part2allocation:	no		
ProposedForPIP	no		
Hazardous Substances Regs 2015			
NetDwellingsRangeFrom	50	NetDwellingsRangeTo	60

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Part 1

SiteReference

BLR/BOS/002

OrganisationURL	http://opendatacommunities.org/id/district-council/boston				
FirstAddedDate	20/11/2017	LastUpdatedDate	01/12/2021		
SiteplanURL	http://www.mybostonuk.com/wp-content/uploads/2019/12/138-142-High-Street.pdf				
PlanningReference	B/03/0358	PermissionDate	18/09/2003		
PlanningHistory	https://www.mybostonuk.com/planning-application-search/?ref=B/03/0358				
SiteNameAddress	138-142 High Street, Boston	Hectares	0.19		
CoordinateReferenceSys	OSGB36	GeoX	532756	GeoY	343410
PermissionType	full planning permission	PlanningStatus	permissioned		
ConstructionStatus	under construction	MinNetDwellings	17		
OwnershipStatus	not owned by public authority	Deliverable	yes		
PreviouslyPartOf					
Development Description	Residential development for 17 houses				
Non Housing Development					
OtherSiteInformation					
Notes	9 dwellings completed, 8 outstanding but there has been no activity for about 15 years.				

Part 2

Part2allocation:	no		
ProposedForPIP	no		
Hazardous Substances Regs 2015			
NetDwellingsRangeFrom	17	NetDwellingsRangeTo	17

Boston Borough Council Brown Field Land Register

Part 1

SiteReference

BLR/BOS/003

OrganisationURL	http://opendatacommunities.org/id/district-council/boston				
FirstAddedDate	20/11/2017	LastUpdatedDate	01/12/2021		
SiteplanURL	http://www.mybostonuk.com/wp-content/uploads/2019/12/Land-to-the-north-of-Langrick				
PlanningReference	B/18/0435	PermissionDate	17/03/2020		
PlanningHistory	https://www.mybostonuk.com/planning-application-search/?ref=B/18/0435				
SiteNameAddress	Land to the north of Langrick Road, Boston	Hectares	1.16		
CoordinateReferenceSys	OSGB36	GeoX	531238	GeoY	344591
PermissionType	outline planning permission	PlanningStatus	permissioned		
ConstructionStatus	not started	MinNetDwellings	35		
OwnershipStatus	not owned by public authority	Deliverable	yes		
PreviouslyPartOf					
Development Description	Demolition of dwelling and outbuildings; Outline planning permission for up to 46 no. residential dwellings with consideration given to access (Appearance, Landscaping, Layout, and Scale reserved matters for later approval)				
Non Housing Development					
OtherSiteInformation	https://www.rightmove.co.uk/properties/94205735-/?channel=COM_BUY				
Notes	The site is identified as a housing allocation capable of providing 35 dwellings in the South East Lincolnshire Local Plan 2011-2036: Adopted March 2019, site ref no: Fen002. The site is for sale.				

Part 2

Part2allocation:	no		
ProposedForPIP	no		
Hazardous Substances Regs 2015			
NetDwellingsRangeFrom	35	NetDwellingsRangeTo	46

Boston Borough Council Brown Field Land Register

Part 1

SiteReference

BLR/BOS/007

OrganisationURL	http://opendatacommunities.org/id/district-council/boston				
FirstAddedDate	20/11/2017	LastUpdatedDate	01/12/2021		
SiteplanURL	http://www.mybostonuk.com/wp-content/uploads/2019/12/Main-Ridge-East.pdf				
PlanningReference		PermissionDate			
PlanningHistory					
SiteNameAddress	Land to the north of Main Ridge East, Boston	Hectares	0.25		
CoordinateReferenceSys	OSGB36	GeoX	533258	GeoY	344202
PermissionType		PlanningStatus	not permitted		
ConstructionStatus	not started	MinNetDwellings	8		
OwnershipStatus	not owned by public authority	Deliverable	yes		
PreviouslyPartOf					
Development Description					
Non Housing Development					
OtherSiteInformation	https://www.mybostonuk.com/planning-application-search/?ref=B/09/0074				
Notes	An outline planning application B/09/0074 for residential development (maximum 14 dwellings) plus means of access has lapsed.				

Part 2

Part2allocation:	no		
ProposedForPIP	no		
Hazardous Substances Regs 2015	If the site is allocated in Part 2 it requires assessment against Reg26(3) of Hazardous Substances Regulations and Schedule 2(3) of Brownfield Land Register Regulations 2017.		
NetDwellingsRangeFrom	8	NetDwellingsRangeTo	14

Boston Borough Council Brown Field Land Register

Part 1

SiteReference

BLR/BOS/011

OrganisationURL	http://opendatacommunities.org/id/district-council/boston				
FirstAddedDate	20/11/2017	LastUpdatedDate	01/12/2021		
SiteplanURL	http://www.mybostonuk.com/wp-content/uploads/2019/12/Norton-Lea.pdf				
PlanningReference		PermissionDate			
PlanningHistory					
SiteNameAddress	Former Norton Lea (NHS) Site, Cork Tree Crescent, London Road, Boston	Hectares	2.08		
CoordinateReferenceSys	OSGB36	GeoX	532514	GeoY	342566
PermissionType		PlanningStatus	not permitted		
ConstructionStatus	not started	MinNetDwellings	60		
OwnershipStatus	owned by public authority	Deliverable	yes		
PreviouslyPartOf					
Development Description					
Non Housing Development					
OtherSiteInformation	https://www.mybostonuk.com/planning-application-search/?ref=B/15/0009				
Notes	A planning application B/15/0009 for the Demolition of existing buildings and outline consent (up to 60 dwellings) with consideration given to access. (Matters relating to appearance, landscaping, layout and scale are reserved for later approval) has lapsed. The Site is also shown as a commitment on the South East Lincolnshire Local Plan 2011-2036: Adopted March 2019. (The application had not lapsed on 31 March 2017, which is the date housing data is calculated at). The Council received a notice relating to demolition in April 2021. The site may be reused by the health authority.				

Part 2

Part2allocation:	no		
ProposedForPIP	no		
Hazardous Substances Regs 2015	If the site is allocated in Part 2 it requires assessment against Reg26(3) of Hazardous Substances Regulations and Schedule 2(3) of Brownfield Land Register Regulations 2017.		
NetDwellingsRangeFrom	60	NetDwellingsRangeTo	62

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Part 1

SiteReference

BLR/BOS/013

OrganisationURL	http://opendatacommunities.org/id/district-council/boston				
FirstAddedDate	20/11/2017	LastUpdatedDate	01/12/2021		
SiteplanURL	http://www.mybostonuk.com/wp-content/uploads/2019/12/Horncastle-Road.pdf				
PlanningReference		PermissionDate			
PlanningHistory					
SiteNameAddress	Magnadata International, Horncastle Road, Boston	Hectares	5.78		
CoordinateReferenceSys	OSGB36	GeoX	532890	GeoY	345187
PermissionType		PlanningStatus	not permitted		
ConstructionStatus	not started	MinNetDwellings	173		
OwnershipStatus	not owned by public authority	Deliverable	yes		
PreviouslyPartOf					
Development Description					
Non Housing Development					
OtherSiteInformation	https://www.mybostonuk.com/planning-application-search/?ref=B/16/0011				
Notes	A Planning application B/16/0011 for the demolition of industrial buildings and the development of upto 173 dwellings was granted subject to the signing of a s106 agreement. The application was withdrawn and the site has been cleared.				

Part 2

Part2allocation:	no		
ProposedForPIP	no		
Hazardous Substances Regs 2015			
NetDwellingsRangeFrom	173	NetDwellingsRangeTo	173

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Part 1

SiteReference

BLR/BOS/015

OrganisationURL	http://opendatacommunities.org/id/district-council/boston				
FirstAddedDate	20/11/2017	LastUpdatedDate	01/12/2021		
SiteplanURL	http://www.mybostonuk.com/wp-content/uploads/2019/12/Land-to-the-south-of-Swineshead				
PlanningReference		PermissionDate			
PlanningHistory					
SiteNameAddress	Land to the south of Swineshead Road, Boston	Hectares	2.84		
CoordinateReferenceSys	OSGB36	GeoX	530042	GeoY	342883
PermissionType		PlanningStatus	not permitted		
ConstructionStatus	not started	MinNetDwellings	85		
OwnershipStatus	not owned by public authority	Deliverable	yes		
PreviouslyPartOf					
Development Description					
Non Housing Development					
OtherSiteInformation					
Notes	The site is identified as a housing allocation capable of providing 85 dwellings in the South East Lincolnshire Local Plan 2011-2036: Adopted March 2019, site ref no: Wyb013.				

Part 2

Part2allocation:	no		
ProposedForPIP	no		
Hazardous Substances Regs 2015	If the site is allocated in Part 2 it requires assessment against Reg26(3) of Hazardous Substances Regulations and Schedule 2(3) of Brownfield Land Register Regulations 2017.		
NetDwellingsRangeFrom	85	NetDwellingsRangeTo	85

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Part 1

SiteReference

BLR/BOS/016

OrganisationURL	http://opendatacommunities.org/id/district-council/boston				
FirstAddedDate	20/11/2017	LastUpdatedDate	01/12/2021		
SiteplanURL	http://www.mybostonuk.com/wp-content/uploads/2019/12/291-293-London-Road.pdf				
PlanningReference		PermissionDate			
PlanningHistory					
SiteNameAddress	291-293 London Road, Wyberton, Boston	Hectares	1.38		
CoordinateReferenceSys	OSGB36	GeoX	531442	GeoY	341211
PermissionType		PlanningStatus	not permitted		
ConstructionStatus	not started	MinNetDwellings	28		
OwnershipStatus	not owned by public authority	Deliverable	yes		
PreviouslyPartOf					
Development Description					
Non Housing Development					
OtherSiteInformation					
Notes	The site is identified as a housing allocation capable of providing 41 dwellings in the South East Lincolnshire Local Plan 2011-2036: Adopted March 2019, site ref no: Wyb041.				

Part 2

Part2allocation:	no		
ProposedForPIP	no		
Hazardous Substances Regs 2015	If the site is allocated in Part 2 it requires assessment against Reg26(3) of Hazardous Substances Regulations and Schedule 2(3) of Brownfield Land Register Regulations 2017.		
NetDwellingsRangeFrom	28	NetDwellingsRangeTo	41

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Part 1

SiteReference

BLR/BOS/027

OrganisationURL	http://opendatacommunities.org/id/district-council/boston				
FirstAddedDate	20/11/2017	LastUpdatedDate	01/12/2021		
SiteplanURL	http://www.mybostonuk.com/wp-content/uploads/2019/12/New-Castle-Inn.pdf				
PlanningReference		PermissionDate			
PlanningHistory					
SiteNameAddress	New Castle Inn, 36 Fydell Street, Boston	Hectares	0.12		
CoordinateReferenceSys	OSGB36	GeoX	532221	GeoY	344434
PermissionType		PlanningStatus	not permitted		
ConstructionStatus	not started	MinNetDwellings			
OwnershipStatus	not owned by public authority	Deliverable	yes		
PreviouslyPartOf					
Development Description					
Non Housing Development					
OtherSiteInformation	https://www.mybostonuk.com/planning-application-search/?ref=B/18/0370				
Notes	A planning application (B/16/0424) for the conversion of a public house to 4 apartments, and the erection of 5.no attached 3 storey apartments was granted on the 6 March 2017. This lapsed on the 5 March 2020 and is not preserved by the Business and Planning Act 2020 post Covid provisions because they commence on the 23 March. B/18/0370 for the erection of 3 no. three storey apartment blocks consisting of 55 no. flats including some amenity facilities, following demolition of existing public house and additional land was refused and dismissed on appeal.				

Part 2

Part2allocation:	no		
ProposedForPIP	no		
Hazardous Substances Regs 2015			
NetDwellingsRangeFrom	9	NetDwellingsRangeTo	9

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Part 1

SiteReference

BLR/BOS/031

OrganisationURL	http://opendatacommunities.org/id/district-council/boston				
FirstAddedDate	11/12/2018	LastUpdatedDate	01/12/2021		
SiteplanURL	http://www.mybostonuk.com/wp-content/uploads/2019/12/Red-Lion-Street.pdf				
PlanningReference		PermissionDate			
PlanningHistory					
SiteNameAddress	NCP Carpark, Red Lion Street, Boston	Hectares	0.64		
CoordinateReferenceSys	OSGB36	GeoX	532813	GeoY	344388
PermissionType		PlanningStatus	not permitted		
ConstructionStatus	not started	MinNetDwellings	15		
OwnershipStatus	not owned by public authority	Deliverable	yes		
PreviouslyPartOf					
Development Description					
Non Housing Development	Erection of 14 no. retail units (A1); 2 no. retail units (A3/A5)				
OtherSiteInformation	https://www.rightmove.co.uk/commercial-property-for-sale/property-76058183.html				
Notes	B/18/0059 Listed Building Consent for single storey extension and refurbishment of 4 Wide Bargate. Demolition of part of the boundary wall to the Methodist Church and replacement with realigned wall and railings including pedestrian gate. B/18/0060 Demolition of 36 Strait Bargate and 2 Wide Bargate and part of the boundary wall to the Methodist Church. Refurbishment and extension of Grade II listed 4 Wide Bargate. Erection of 14 no. retail units (A1); 2 no. retail units (A3/A5); and 15 no. residential apartments, with associated car parking. Creation of a new pedestrian (and delivery/service vehicle) link connecting Wide Bargate to Red Lion Street have both lapsed. The site is for sale.				

Part 2

Part2allocation:	no		
ProposedForPIP	no		
Hazardous Substances Regs 2015			
NetDwellingsRangeFrom	15	NetDwellingsRangeTo	

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Part 1

SiteReference

BLR/BOS/033

OrganisationURL	http://opendatacommunities.org/id/district-council/boston		
FirstAddedDate	11/12/2018	LastUpdatedDate	01/12/2021
SiteplanURL	http://www.mybostonuk.com/wp-content/uploads/2019/12/5-7-Witham-Bank-East.pdf		
PlanningReference	B/16/0282	PermissionDate	10/11/2016
PlanningHistory	https://www.mybostonuk.com/planning-application-search/?ref=B/16/0282		
SiteNameAddress	5-7 Witham Bank East, Boston.	Hectares	0.12
CoordinateReferenceSys	OSGB36	GeoX	532297
		GeoY	344672
PermissionType	full planning permission	PlanningStatus	permissioned
ConstructionStatus	under construction	MinNetDwellings	24
OwnershipStatus	not owned by public authority	Deliverable	yes
PreviouslyPartOf			
Development Description	Demolition of a chandlery, detached house and cottage and reduction in height of boundary walls plus the construction of 24 residential apartments together with ancillary external works including parking provision and the extinguishing of a vehicular access point		
Non Housing Development			
OtherSiteInformation	https://www.mybostonuk.com/planning-application-search/?ref=B/16/0283		
Notes	<p>B/16/0283 Listed building Consent for demolition of part of boundary wall shared with The Witham Tavern.</p> <p>The site has been cleared but is overgrown suggesting little progress for a while. A pre commencement details for a contaminated land condition were agreed in April 2020. Others are still outstanding. For sale.</p>		

Part 2

Part2allocation:	no		
ProposedForPIP	no		
Hazardous Substances Regs 2015			
NetDwellingsRangeFrom	24	NetDwellingsRangeTo	24

Boston Borough Council Brown Field Land Register

Part 1

SiteReference

BLR/BOS/035

OrganisationURL	http://opendatacommunities.org/id/district-council/boston				
FirstAddedDate	11/12/2018	LastUpdatedDate	01/12/2021		
SiteplanURL	http://www.mybostonuk.com/wp-content/uploads/2019/12/Witham-Town.pdf				
PlanningReference		PermissionDate			
PlanningHistory					
SiteNameAddress	1, Witham Town, Boston	Hectares	0.21		
CoordinateReferenceSys	OSGB36	GeoX	532261	GeoY	344719
PermissionType		PlanningStatus	not permitted		
ConstructionStatus	not started	MinNetDwellings	6		
OwnershipStatus	not owned by public authority	Deliverable	yes		
PreviouslyPartOf					
Development Description					
Non Housing Development					
OtherSiteInformation					
Notes	The site is in the Boston Conservation Area. Consent for demolition has been granted, B/11/0515, and implemented.				

Part 2

Part2allocation:	no		
ProposedForPIP	no		
Hazardous Substances Regs 2015			
NetDwellingsRangeFrom	6	NetDwellingsRangeTo	

Boston Borough Council Brown Field Land Register

Part 1

SiteReference

BLR/BOS/036

OrganisationURL	http://opendatacommunities.org/id/district-council/boston		
FirstAddedDate	05/12/2019	LastUpdatedDate	01/12/2021
SiteplanURL	http://www.mybostonuk.com/wp-content/uploads/2019/12/Boston-United-and-Glider-Drome		
PlanningReference		PermissionDate	
PlanningHistory			
SiteNameAddress	Boston United and Glider Drome Boston.	Hectares	2.06
CoordinateReferenceSys	OSGB36	GeoX	533110
		GeoY	343987
PermissionType		PlanningStatus	not permitted
ConstructionStatus	not started	MinNetDwellings	62
OwnershipStatus	not owned by public authority	Deliverable	Yes
PreviouslyPartOf			
Development Description			
Non Housing Development			
OtherSiteInformation			
Notes	The football club have built a new ground. This site is under different ownership. The Glider Drome was listed in August 2021.		

Part 2

Part2allocation:	no		
ProposedForPIP	no		
Hazardous Substances Regs 2015			
NetDwellingsRangeFrom	62	NetDwellingsRangeTo	62

Boston Borough Council Brown Field Land Register

Part 1

SiteReference

BLR/BOS/037

OrganisationURL	http://opendatacommunities.org/id/district-council/boston		
FirstAddedDate	05/12/2019	LastUpdatedDate	01/12/2021
SiteplanURL	http://www.mybostonuk.com/wp-content/uploads/2019/12/Wormgate.pdf		
PlanningReference		PermissionDate	
PlanningHistory			
SiteNameAddress	34-40 Wormgate, Boston	Hectares	0.14
CoordinateReferenceSys	OSGB36	GeoX	532598
		GeoY	344282
PermissionType		PlanningStatus	not permitted
ConstructionStatus	not started	MinNetDwellings	5
OwnershipStatus	not owned by public authority	Deliverable	Yes
PreviouslyPartOf			
Development Description			
Non Housing Development			
OtherSiteInformation	https://www.rightmove.co.uk/commercial-property-for-sale/property-86302724.html		
Notes	This is the largest under developed site on Wormgate. It is against the river and so flood risk will have to be ameliorated. The site is for sale.		

Part 2

Part2allocation:	no		
ProposedForPIP	no		
Hazardous Substances Regs 2015			
NetDwellingsRangeFrom	5	NetDwellingsRangeTo	5

Boston Borough Council Brown Field Land Register

Part 1

SiteReference

BLR/FRA/001

OrganisationURL	http://opendatacommunities.org/id/district-council/boston		
FirstAddedDate	17/09/2020	LastUpdatedDate	01/12/2021
SiteplanURL	https://www.mybostonuk.com/wp-content/uploads/2020/11/Former-Tulip-Site-West-End-		
PlanningReference	B/21/0414	PermissionDate	
PlanningHistory	https://www.mybostonuk.com/planning-application-search/?ref=B/21/0414		
SiteNameAddress	Former Tulip Site, West End Road, Frampton, Boston	Hectares	0.72
CoordinateReferenceSys	OSGB36	GeoX	530243
		GeoY	339908
PermissionType	full planning permission	PlanningStatus	pending decision
ConstructionStatus	not started	MinNetDwellings	15
OwnershipStatus	not owned by public authority	Deliverable	Yes
PreviouslyPartOf			
Development Description	Proposed residential development of 15 dwellings and Demolition of an existing single storey brick building within the curtilage		
Non Housing Development			
OtherSiteInformation			
Notes	The application was submitted on 08 September 2021. The site is adjacent a Grade 2* listed property, used as an elderly persons home and the frontage wall is also grade 2 listed. Owing to its former use the site will need to be tested for contamination. Site densities outside Boston have assumed 20dph but owing to the listed building the density may have to be lower.		

Part 2

Part2allocation:	no		
ProposedForPIP	no		
Hazardous Substances Regs 2015			
NetDwellingsRangeFrom	7	NetDwellingsRangeTo	15

Boston Borough Council Brown Field Land Register

Part 1

SiteReference

BLR/SWI/004

OrganisationURL	http://opendatacommunities.org/id/district-council/boston				
FirstAddedDate	20/11/2017	LastUpdatedDate	01/12/2021		
SiteplanURL	http://www.mybostonuk.com/wp-content/uploads/2019/12/Old-Station-Yard.pdf				
PlanningReference	B/08/0156	PermissionDate	07/07/2008		
PlanningHistory	https://www.mybostonuk.com/planning-application-search/?ref=B/08/0156				
SiteNameAddress	Old Station Yard, Swineshead Bridge, Boston	Hectares	1.35		
CoordinateReferenceSys	OSGB36	GeoX	521958	GeoY	342970
PermissionType	reserved matters approval	PlanningStatus	permitted		
ConstructionStatus	under construction	MinNetDwellings	35		
OwnershipStatus	not owned by public authority	Deliverable	yes		
PreviouslyPartOf					
Development Description	Application for the approval of reserved matters for the construction of 35 dwellings plus new estate road, landscaping and associated works				
Non Housing Development					
OtherSiteInformation					
Notes	All 35 outstanding. Permission was implemented by partial construction of the access road and some dwelling foundations. There has been no activity on the site for about 10 years until the access road was completed in summer 2020.				

Part 2

Part2allocation:	no		
ProposedForPIP	no		
Hazardous Substances Regs 2015			
NetDwellingsRangeFrom	35	NetDwellingsRangeTo	35

Boston Borough Council Brown Field Land Register

Part 1

SiteReference

BLR/WRA/001

OrganisationURL	http://opendatacommunities.org/id/district-council/boston				
FirstAddedDate	20/11/2017	LastUpdatedDate	01/12/2021		
SiteplanURL	http://www.mybostonuk.com/wp-content/uploads/2019/12/Geo-H-Kime-Co.pdf				
PlanningReference		PermissionDate			
PlanningHistory					
SiteNameAddress	Geo H Kime & Co., Main Road, Wrangle	Hectares	0.5		
CoordinateReferenceSys	OSGB36	GeoX	542985	GeoY	351319
PermissionType		PlanningStatus	not permitted		
ConstructionStatus	not started	MinNetDwellings	27		
OwnershipStatus	not owned by public authority	Deliverable	yes		
PreviouslyPartOf					
Development Description					
Non Housing Development					
OtherSiteInformation	https://www.mybostonuk.com/planning-application-search/?ref=B/16/0296				
Notes	An outline planning application B/16/0296 for residential development (27 dwellings) with all matters reserved lapsed on the 20 August 2020. Outline applications are not covered by the the Business and Planning Act 2020 post Covid provisions. The site suffered a fire in summer 2021.				

Part 2

Part2allocation:	no		
ProposedForPIP	no		
Hazardous Substances Regs 2015			
NetDwellingsRangeFrom	27	NetDwellingsRangeTo	27

Boston Borough Council Brown Field Land Register
