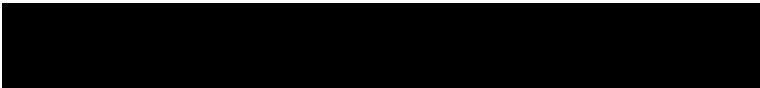


RE: Planning Application PA/2025/1448 consultation Full planning permission at Unit 1, Falkland Way, Humber Bridge Industrial Estate, Barton Upon Humber, DN18 5RL



Date Tue 06/01/2026 13:24
To planningapplications <planningapplications@northlincs.gov.uk>

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OFFICIAL

Network Rail Consultation Response

FAO:	Matthew Gillyon
Date:	06/01/2026
Application reference:	PA/2025/1448
Proposal:	Planning permission for change of use from Industrial (B2/B8) to Sports Hall / Padel Courts (E(d)
Location:	Unit 1, Falkland Way, Humber Bridge Industrial Estate, Barton Upon Humber, DN18 5RL

Thank you for your recent correspondence relating to the above application.

Network Rail own, operate and develop Britain's railway infrastructure. Our role is to deliver a safe and reliable railway. All consultations are assessed with the safety of the operational railway in mind and responded to on this basis.

Following assessment of the details provided to support the above application, Network Rail has **no objection in principle to the development**, but below are some requirements which must be met.

Level Crossings

The safety of railway level crossings and of crossing users is of paramount importance to us and we would have concerns over any development that may impact on the safety or risk of one of our crossings. In this instance, the site is near to the Level Crossing on Pasture Road. Works at the site should not cause any obstruction to traffic approaching and leaving the level crossing at any time. This is to ensure that crossing users can enter and leave the crossing area safely and prevent queuing back over the crossing.

Conclusion

Thank you again for the opportunity to comment on the proposed scheme. We trust that the above will be given due consideration in determining the application and if you have any enquiries in relation to the above, please contact us at townplanninglne@networkrail.co.uk.

Useful Network Rail contacts;

Asset Protection Eastern

For enquiries, advice and agreements relating to construction methodology, works in proximity to the railway boundary, drainage works, or schemes in proximity to railway tunnels (including tunnel shafts) please email assetprotectioneastern@networkrail.co.uk.

Land Information

For enquiries relating to land ownership enquiries, please email landinformation@networkrail.co.uk.

Property Services

For enquiries relating to agreements to use, purchase or rent Network Rail land, please email propertyserviceslneem@networkrail.co.uk.

Kind Regards,



Aaron Walsh
Town Planning Technician
Network Rail Land & Property (Eastern)
George Stephenson House, Toft Green, York, YO16JT

From: Planning Applications <planningapplications@northlincs.gov.uk>
Sent: 08 December 2025 10:56



Subject: Planning Application PA/2025/1448 consultation Full planning permission at Unit 1, Falkland Way, Humber Bridge Industrial Estate, Barton Upon Humber, DN18 5RL

Dear Sir/Madam

Application No: PA/2025/1448

Proposal: Planning permission for change of use from Industrial (B2/B8) to Sports Hall / Padel Courts (E(d)

Site Location: Unit 1, Falkland Way, Humber Bridge Industrial Estate, Barton Upon Humber, DN18 5RL

Applicant: Mr Jay Hughes

Case Officer: Matthew Gillyon

Your views are requested on the above application. You can now view the application and associated documents directly on the website by selecting the following link:

[Open planning website](#)

Please send your comments by clicking on the "submit comment" button at the bottom of the application screen (this facility will only be available to use until the consultation period expires).

Whilst we will endeavour to ensure that all the documents are available to view as soon as you receive this email, this may not always be possible. They will usually be available by the following day.

Any comments should reach me no later than **21 days** from the date of this email, following which time the council may proceed to determine the application. In the meantime if you have any queries about the proposal these should be directed to the case officer named above.

If you have no objections or comments to make then early notification of this will assist me to deal with the application promptly. Any comments you do make will appear on the council's website.

Development Management

North Lincolnshire Council

Business Development

Church Square House

30-40 High Street

Scunthorpe

DN15 6NL

Tel: 01724 297000

Email: planning@northlincs.gov.uk

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