

Appendices B-E

Land east of The Common, Barwell

On behalf of Redrow Homes Ltd (Harrow Estates Division)

Date: 16/10/2024 | Pegasus Ref: P20-3536

PINS Ref: APP/K2420/W/24/3348387 | LPA Ref: 23/O1229/OUT





Appendix B: Site Masterplanning History

Appendix B – Site Masterplanning History

1. Gladman Scheme (2017)



2. Harrow Estates Scheme 1 (2021)



3. Harrow Estates Scheme 2 (2023)





Appendix C: "Re-crafted" Development Envelope



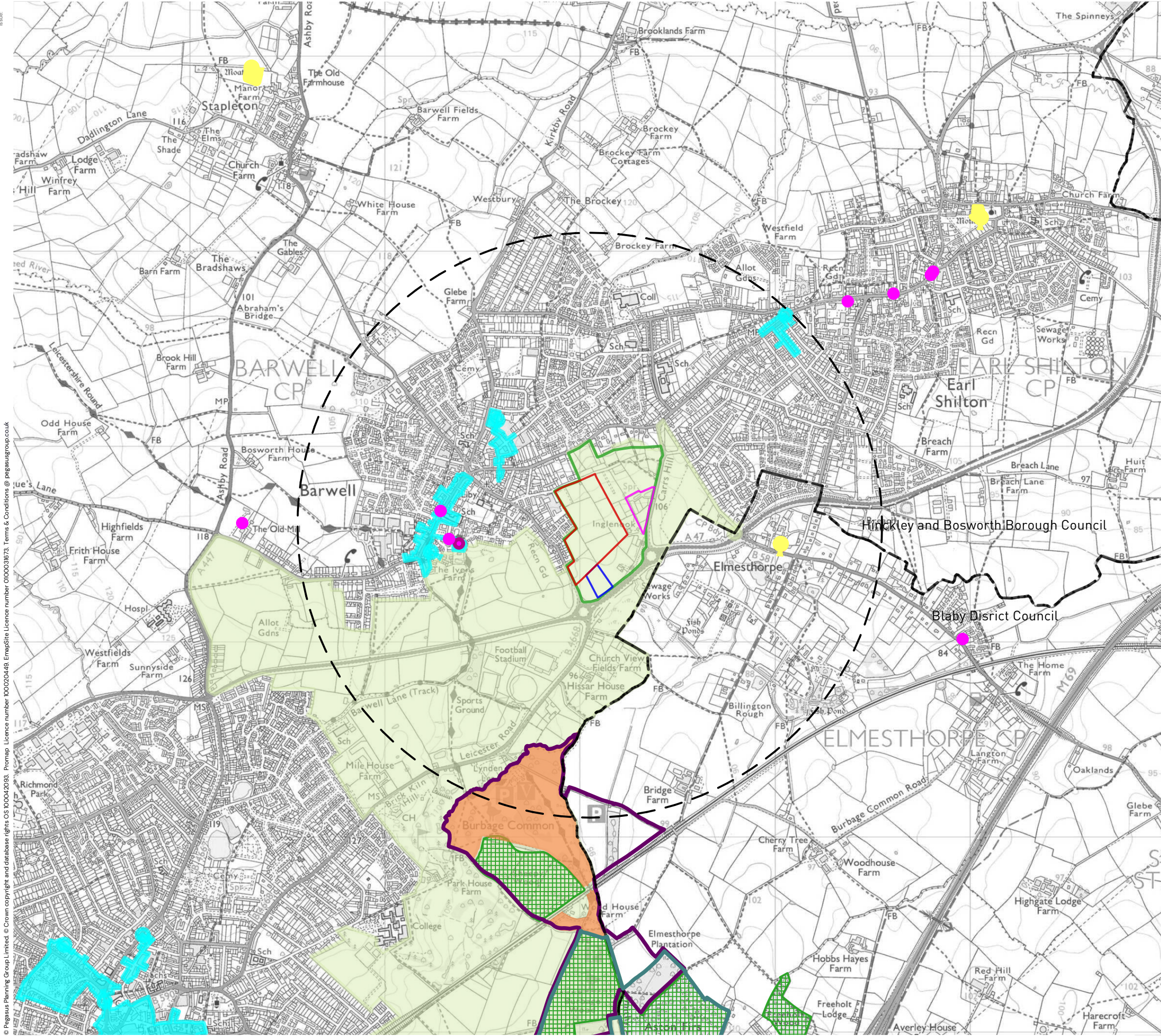
Harrow Estates Scheme 2

Harrow Estates Scheme 1

- Differences:**
- 1: Use of the paddock at the north-western corner of the site.
 - 2: Greater set-back from Dawson's Lane.
 - 3: Improved site entrance.
 - 4a: Articulation of the eastern edge – relocation of building cell.
 - 4b: Articulation of eastern edge – integral village green/play area.



Appendix D: Green Wedge Designations



Key

- Site Boundary
- Land outside of the application within control of the applicant
- Application Boundary for Glamping Site
- 1.5km Study Area
- LPA Boundary*
- CROW Land and Local Nature Reserve**
- Site of Special Scientific Interest Burbage Wood and Aston Firs**
- Listed Buildings***
- Ancient Woodland**
- Scheduled Monuments***
- Country Park Burbage Common & Woods**
- Conservation Area*
- Hinckley/Berwell/Earl Shilton/Burbage Green Wedge*
- Assessment Area C****

Sources:
*www.hinckley-bosworth.gov.uk/
**www.magic.co.uk
***www.historicengland.co.uk/listings/the-list/map-search
****Green Wedge Review (2020)

21/11/2023 - First Issue

DATE	NO	REVISION	NOTE
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Figure 2: Planning Designations

Land East of The Common,
Barwell

CLIENT Redrow Homes Ltd. (Harrow Estates Division)			
DATE 21/11/2023	SCALE 1:20000@A3	TEAM BR	APPRVD JEP
DRAWING NUMBER P20-3536_EN_0002_-_0001 PD			

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Appendix E: Existing Green Wedge Analysis

Issue
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Key



Site boundary



Existing PRoW



Green Wedge boundary



Green Wedge sub-areas
C: East of The Common and South of Shilton Road
D: Land between Leicester Road and Elmesthorpe Lane (HBBC Green Wedge Review, 2020)



Multi-functional recreational uses in the Green Wedge



Distances between settlements



'Thresholds'

05/12/2022 A First Issue
DATE NO REVISION NOTE

JEP 3: Existing Green Wedge Analysis

Land east of The Common, Barwell

CLIENT
Harrow Estates



DATE
05/12/2022

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DRAWING NUMBER

P20-3536_EN_0022_A_0001 GW

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