

Emma Baumber
Hinckley and Bosworth Borough Council

Date: 27 November 2024
My Ref: 24/01061/OUT
Contact: Lucie Hoelmer
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APPLICATION DETAILS:

Planning Application Number: 24/01061/OUT

LCC Reference Number: 24/01061/OUT

Applicant:

Description of Application:

Outline planning application (all matters reserved except vehicular access) for the erection of up to 240 residential dwellings (Use Class C3), retention of the existing accesses off Barlestone Road and the creation of new accesses off Barlestone Road, land safeguarded for a cemetery and a health centre (Use Class E(e)), public open space and associated infrastructure

Location of Application:

Land North Of Barlestone Road Newbold Verdon Leicestershire

Thank you for your consultation in respect of the above planning application. The County Council has considered the application, having regard to the Development Plan, National Planning Policy Guidance and other relevant material considerations. In this particular instance, the County Council, as Minerals and Waste Planning Authority, comments as follows;

The development site is located within a mineral safeguarding area for sand and gravel. A mineral assessment is included within the documentation submitted with the application. However, the information contained within the document is not of sufficient detail to demonstrate that the development would not sterilise the mapped underlying minerals or that any underlying minerals are not viable to be worked. Given the proximity of known sand and gravel reserves and those worked within the area previously (e.g. those at the former Cadeby Quarry), further information is required to support the conclusions set out within the assessment. Further information relating to the extent of sand and gravel within the site is required (lateral and depth), including information on the exact location of any borehole testing within the site such as a plan showing these locations as marked.

Chief Executives Department
Leicestershire County Council, County Hall, Glenfield, Leicestershire, LE3 8RA

John Sinnott, CBE, MA, Dipl. PA, Chief Executive
Tom Purnell, MSc, Dipl. PLM, Assistant Chief Executive

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In addition, the mineral assessment states that the 'presence of a higher proportion of cohesive material' and 'shallow groundwater would require significant dewatering' would impact economic viability of extraction. Please can you send through further information on viability.

Environmental impacts of extraction can be mitigated for during this process.

Yours Sincerely,

Lucie Hoelmer
Assistant Planning Officer