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Sent: 10 March 2026 10:38:53 UTC+00:00
To: "PF - Planning" <planningapplications@hinckley-bosworth.gov.uk>
Subject: Consultee Comments for Planning Application 25/00819/OUT
Categories: Yasmin

Consultee comments

Dear Sir/Madam,

A consultee has commented on a Planning Application. A summary of the comments is provided below.

Comments were submitted at 10/03/2026 10:38 AM from Mrs Eilish Gardner (egardner@nationalforest.org) on behalf of National Forest Company.

Application Summary

Reference:	25/00819/OUT
Address:	Forest Hill Golf And Country Club Markfield Lane Botcheston Leicester Leicestershire LE9 9FH
Proposal:	Outline planning permission for the erection of a 49 bedroom hotel, new access, car parking and facilities. (All matters reserved except access, appearance. layout and scale)
Case Officer:	Alex Jelley

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Comments Details

Dear Alex,

Thank you for reconsulting the National Forest Company (NFC) on the above 'Outline planning permission for the erection of a 49 bedroom hotel, new access, car parking and facilities. (All matters reserved except access, appearance. layout and scale).'

Comments:

While it remains disappointing that landscaping is a reserved matter, the application is now accompanied by a National Forest planting plan. This shows areas of new woodland planting amounting to 8000m2 (the hedgerow detail is noted but this linear feature will not contribute to National Forest planting).

We usually seek larger areas of woodland planting (our guidelines

detail a minimum area of 0.25ha) as this is preferable for establishment and management. However, as the proposed planting is adjacent to existing woodland planting, smaller areas of planting will be acceptable subject to the detail. If the application is approved, we request that the National Forest planting plan is conditioned, in addition to full tree planting details to include species, tree size, method of protection, and implementation details. A condition requiring replacement planting in the event of failures will also be required.

Our previous comments regarding National Forest Design and Character and the Sustainable Tourism Accommodation Design Guide remain relevant, and we ask that you continue to consider them.

I hope this is of assistance to you.

Kind Regards
Eilish

Eilish Gardner | Green Infrastructure & Planning Officer

Kind regards

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