

Bill Cullen MBA (ISM), BA(Hons) MRTPI
Chief Executive



**Hinckley & Bosworth
Borough Council**

Please Ask For: (Planning Inspectorate)
Direct Dial/Ext:
Email:
Your Ref:
Our Ref: 24/00831/OUT
Date: 5 August 2025

The Owner/Occupier

Dear Sir/Madam

DESCRIPTION : Outline planning application for the erection of up to 100 dwellings (including 40% affordable housing) with public open space, landscaping, sustainable drainage system (SuDS), a vehicular access point and the demolition of one residential dwelling. All matters reserved except for means of access (re-submission of 22/00167/OUT)

LOCATION : Land North Of Shenton Lane Market Bosworth Leicestershire

Appeal Ref: APP/K2420/W/25/3369401 **Appeal Start Date:** 4 August 2025

We refer to the above details. An appeal has been made to the Secretary of State against the Council's decision to refuse to grant planning permission for the above development.

The appeal will be determined on the basis of a hearing. The procedure to be followed is set out in the Town and Country Planning (Hearings Procedure) (England) Rules 2000 as amended.

We have forwarded all the representations made to us on this application to the Planning Inspectorate and the appellant. These will be considered by the Inspector when determining the appeal.

If you wish to make comments, or modify/withdraw your previous representation, this must be done on the Appeals Casework Portal at <https://acp.planninginspectorate.gov.uk>.

All representations must be received by 8 September 2025. Representations submitted after the deadline will not usually be considered and will be returned. The Planning Inspectorate does not acknowledge representations. All representations must quote the appeal reference. Any representations you submit to the Planning Inspectorate will be copied to the appellant and this local planning authority and will be considered by the Inspector when determining the appeal.

The appeal documents are available for inspection on our website using the following link <https://pa.hinckley-bosworth.gov.uk/online-applications/> and entering 24/00831/OUT into the search box. You can also use the QR code at the end of this letter to view the documents.

You can get a copy of one of the Planning Inspectorate's "Guide to taking part in planning appeals" booklets free of charge from GOV.UK at <https://www.gov.uk/government/collections/taking-part-in-a-planning-listed-building-or-enforcement-appeal>.

When made, the decision will be published online at <https://acp.planninginspectorate.gov.uk>

If you are not the home owner please inform the owner about this letter.

Yours faithfully

C. Brown

Christopher Brown MRTPI



Head Of Planning