
From: public.access@hinckley-bosworth.gov.uk
Sent: 10 September 2025 09:52
To: Planning Application Comments
Subject: Consultee Comments for Planning Application 25/00775/OUT
Categories: Shaun

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 10/09/2025 9:52 AM from Mrs Eilish Gardner (egardner@nationalforest.org) on behalf of National Forest Company.

Application Summary

Reference:	25/00775/OUT
Address:	223A Main Street Thornton Coalville Leicestershire LE67 1AH
Proposal:	Outline planning permission for the demolition of all existing buildings and structures and erection of a self-build dwelling (All matters reserved except access and layout)
Case Officer:	Matt Jedruch

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Comments Details

Dear Matt,

Thank you for consulting the National Forest Company on the above application for 'Outline planning permission for the demolition of all existing buildings and structures and erection of a self-build dwelling (All matters reserved except access and layout).'

The site area is below the threshold requiring National Forest planting (Policy 21).

Comments: While appearance is a reserved matter, we note that the application forms and indicative plans suggest the use of timber cladding and a sedum green roof, both of which have the potential to contribute to a National Forest character. We hope that should the outline application be approved, National Forest character can be secured at the reserved matters stage. This could also include appropriate native tree planting as part of the landscaping reserved matter.

The Council's Tree Officer should be satisfied that the impact on existing trees is acceptable.

Kind Regards
Eilish

Kind regards