

18th March 2025

Planning Department
Hinckley & Bosworth Borough Council
Hinckley Hub
Rugby Road
Hinckley
Leicestershire
LE10 0FR

Planning Application at Eagles View, 152, Shilton Road, Barwell, LE9 8BN

Dear Sir / Madam,

The following points form part of the above planning application & it is requested they be considered fully:

Relevant Policies

National Planning Policy Framework:

- 2. Achieving sustainable development
- 5. Delivering a sufficient supply of homes
- 6. Building a strong, competitive economy
- 8. Promoting healthy and safe communities
- 9. Promoting sustainable transport
- 11. Making effective use of land
- 12. Achieving well-designed places
- 14. Meeting the challenge of climate change, flooding, and coastal change

Local:

Good Design Guide

Part 5: Key aim, Garden proportions

Part 5: Parking provision

Summary

- 1). Visual Impact & Screening of the site The proposed changes are to the front of the property's land. The proposals will be visible from the public road, please see accompanying drawing 0380 (A) GA 003 - Site Plan. The proposed garage will be constructed from brick & block walls with insulated cavities. The existing site has a reasonably flat level, as shown on drawing 0380 (A) GA 001 - Location Plan, it is not expected that the levels of the site will need to change to allow construction. There are no additional doors & windows on elevations that face other properties, so neighbouring properties' privacy will not be affected.
- 2). Surface Water Drainage The proposals will feed into the existing surface water drains. It is not anticipated that the proposal will increase the volume of rainwater runoff.
- 3). Highways considerations The proposals will not affect the affect the volume of traffic on the adjacent roads infrastructure.
- 4). Sustainability The materials chosen for the construction are to be energy efficient using insulation to extension walls & utilising high efficiency double glazed doors & windows, so as to have as low an environmental impact as possible.
- 5). Amenity The proposal is to allow extra sheltered parking space for the applicant & family.
- 6). Planning History The property has the following planning history.:
EXTENSION TO DWELLING AND ERECTION OF FRONT BOUNDARY WALL Burwood
152 Shilton Road Barwell Leicester LE9 8BN
Ref. No: 99/00680/FUL I Validated: Tue 03 Aug 1999 I Status: Permitted
EXTENSION TO DWELLING Burwood 152 Shilton Road Barwell Leicester LE9 8BN
Ref. No: 99/00240/FUL I Validated: Tue 23 Mar 1999 I Status: Refused
REAR EXTENSION AND ALTERATIONS TO ACCESS Burwood 152 Shilton Road Barwell
Leicester LE9 8BN
Ref. No: 94/00059/FUL I Validated: Mon 24 Jan 1994 I Status: Permitted

EXTENSION TO DWELLING 152 Shilton Road Barwell

Ref. No: 92/01045/4 | Validated: Mon 23 Nov 1992 | Status: Permitted

Adjacent properties that have had similar development approved by the council are at 156 Shilton Road (ref. 22/00971/HOU).

I trust this planning letter & the submitted drawings will furnish the required information. However should you need any further information, please feel free to get in touch.

Yours faithfully,



Barnaby Robinson