

P18-1531

26th May 2023

Alex Jelley
Hinckley & Bosworth Borough Council
Hinckley Hub
Rugby Road
Hinckley
Leics
LE10 0FR

Dear Alex

P18-1531 – Land east of Stoke Road and north of Normandy Way (A47), Hinckley – submission of outline planning application on behalf of Richborough Estates and Mr and Mrs Adcock. Planning Portal reference number: PP- 12118147.

Further to the recent refusal of outline planning permission on this site, I am pleased to enclose a resubmission outline planning application for the erection of up to 475 dwellings, including public open space, land reserved for a primary school together with future expansion land (Use Class F1(a)), landscaping, drainage and associated infrastructure, at land east of Stoke Road and north of Normandy Way (A47), Hinckley. All matters are reserved for future approval, save for access into the site from Stoke Road. The planning application is submitted on behalf of Richborough Estates and Mr and Mrs Adcock.

The application has been submitted via the Planning Portal, and comprises the documents listed below:

1. Application forms and certificates
2. Site Location Plan by Pegasus Group (drawing reference number: P18-1531_006-1A)
3. Illustrative Masterplan by Pegasus Group (drawing reference number: P18-1531_001-1)
4. Site Access Plan by Hub (drawing reference number: T19595-001_C)
5. Planning Statement (including Affordable Housing Statement and Draft S106 Heads of Terms) by Pegasus Group
6. Design and Access Statement by Pegasus Group
7. Consultation Statement by Pegasus Group
8. Transport Assessment and resubmission updated by Hub
9. Travel Plan by Hub
10. Archaeological Desk Based Assessment by RPS
11. Built Heritage Statement by RPS
12. Geophysical Survey by MOLA

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13. Arboricultural Impact Assessment by Zebra
14. Landscape and Visual Appraisal and Illustrative Landscape Masterplan by Zebra
15. Preliminary Ecological Appraisal by Zebra
16. Biodiversity Impact Assessment by Zebra
17. Flood Risk Assessment by BWB
18. Sustainable Drainage Statement by BWB
19. Phase 1 Geo-Environmental Assessment by BWB
20. Noise Impact Assessment by BWB
21. Air Quality Assessment by BWB
22. Utilities Appraisal by BWB
23. Topographical Survey by Greenhatch
24. Soils and Agricultural Report by Land Research Associates
25. Minerals Resource Assessment by Fisher German

As this is a resubmission, no fee is payable to the Council.

I trust the enclosed is sufficient to validate the application, however, should you require any further information, please do not hesitate to contact me.

Yours sincerely



Georgina Doyle
Associate Planner



Enc.