



**Hinckley & Bosworth
Borough Council**

planning@hinckley-bosworth.gov.uk
01455 238141

Hinckley Hub
Rugby Road
Hinckley
Leics
LE10 0FR

Application for Removal or Variation of a Condition following Grant of Planning Permission or Listed Building Consent

Town and Country Planning Act 1990 (as amended); Planning (Listed Buildings and Conservation
Areas Act) 1990 (as amended)

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number	
Suffix	
Property Name	Sketchley Hill House
Address Line 1	Rugby Road
Address Line 2	
Address Line 3	Leicestershire
Town/city	Burbage
Postcode	LE10 2ND

Description of site location must be completed if postcode is not known:

Easting (x)	Northing (y)
442802	292568

Description

Applicant Details

Name/Company

Title

Mr & Mrs

First name

Surname

Anderson & Davies

Company Name

Address

Address line 1

Land Rear off, Sketchley Hill House Rugby Road

Address line 2

Address line 3

Town/City

Burbage

County

Leicestershire

Country

Postcode

LE10 2ND

Are you an agent acting on behalf of the applicant?

- ☒ Yes
- ☐ No

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

Agent Details

Name/Company

Title

Mr

First name

James

Surname

Fleming

Company Name

James Fleming Architectural Ltd

Address

Address line 1

50 Leicester Road

Address line 2

Hinckley

Address line 3

Leicestershire

Town/City

County

Country

Postcode

LE10 1LT

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

Description of the Proposal

Please provide a description of the approved development as shown on the decision letter

Erection of 3no dwellings with vehicle access improvements, associated parking, amenity space and refuse/recycling facilities

Reference number

22/00236/FUL

Date of decision (date must be pre-application submission)

24/10/2022

Please state the condition number(s) to which this application relates

Condition number(s)

2

Has the development already started?

☐ Yes

☒ No

Condition(s) - Variation/Removal

Please state why you wish the condition(s) to be removed or changed

We request the condition be varied to replace the existing Plot 1 building design, with the new design the new owner of plot 1 would like to adopt.

If you wish the existing condition to be changed, please state how you wish the condition to be varied

Plot 1 drawings and documents to be included comprise:

2023 34 100 Rev C, Scheme Design - Ground Floor Plan

2023 34 101 Rev C, Scheme Design - First Floor Plan_3D Visuals

2023 34 102 Rev C, Scheme Design - Elevations & 3D Floor Plans

2023 34 105 Rev C, Scheme Design - Illustrative Rendered Visuals

2023 34 107 Rev -, Scheme Design - Block Plan (Plot 1). - NB; To be read as an addendum to the approved block plan.

2023 34 Design & Access Statement (Plot 1 only)

Remove existing documents comprising:

Plot 1 Elevations and Plans - Drg No. 4757/10

Garage Block - Drg No. 4757/x (with reference to plot 1 only)

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

☐ Yes

☒ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

☐ The agent

☒ The applicant

☐ Other person

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

☒ Yes

☐ No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title

***** REDACTED *****

First Name

***** REDACTED *****

Surname

***** REDACTED *****

Reference

...

Date (must be pre-application submission)

21/02/2024

Details of the pre-application advice received

Telephone discussion with Tim to establish a little history on this site, key points reviewed:

1. Tim is more than happy for us to alter the design both internally and externally.
2. There is no reason to keep the step in the building that faces 18 The Ridgeway, Tim just mentioned that we should keep in mind distances between the dwellings and impact on the neighbouring gardens.
3. The existing trees to be retained were less than he ideally wanted but a compromise was made to retain those shown. He acknowledges the tree near the garage of plot 1 is not the ideal position in relation to the construction works but noted it is not impossible.
4. He's happy to see detached double garages.
5. He's happy for a single storey structure to be introduced linking the garage and dwelling if we wish to.

Ownership Certificates and Agricultural Land Declaration

Certificates under Article 14 - Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended)

Please answer the following questions to determine which Certificate of Ownership you need to complete: A, B, C or D.

Is the applicant the sole owner of all the land to which this application relates; and has the applicant been the sole owner for more than 21 days?

- ☐ Yes
☒ No

Can you give appropriate notice to all the other owners/agricultural tenants? (Select 'Yes' if there are no other owners/agricultural tenants)

- ☒ Yes
☐ No

Certificate Of Ownership - Certificate B

I certify/ The applicant certifies that:

- ☒ I have/The applicant has given the requisite notice to everyone else (as listed below) who, on the day 21 days before the date of this application, was the owner* and/or agricultural tenant** of any part of the land or building to which this application relates; or
- ☐ The applicant is the sole owner of all the land or buildings to which this application relates and there are no other owners* and/or agricultural tenants**.

* "owner" is a person with a freehold interest or leasehold interest with at least 7 years left to run.

** "agricultural tenant" has the meaning given in section 65(8) of the Town and Country Planning Act 1990

Name of Owner/Agricultural Tenant:
***** REDACTED *****

House name:
Plot 2

Number:

Suffix:

Address line 1:
Land r/o Sketchley Hill House

Address Line 2:
Rugby Road

Town/City:
Burbage

Postcode:
LE10 2ND

Date notice served (DD/MM/YYYY):
13/05/2024

Person Family Name:

Name of Owner/Agricultural Tenant:
***** REDACTED *****

House name:
Plot 3

Number:

Suffix:

Address line 1:
Land r/o Sketchley Hill House

Address Line 2:
Rugby Road

Town/City:
Burbage

Postcode:
LE10 2ND

Date notice served (DD/MM/YYYY):
13/05/2024

Person Family Name:

Person Role

☐ The Applicant

☒ The Agent

Title

Mr

First Name

James

Surname

Fleming

Declaration Date

13/05/2024

☒ Declaration made

Declaration

I/We hereby apply for Removal/Variation of a condition as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.

I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

I/We also accept that, in accordance with the Planning Portal's terms and conditions:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

☒ I / We agree to the outlined declaration

Signed

James Fleming

Date

13/05/2024