

From: public.access@hinckley-bosworth.gov.uk <public.access@hinckley-bosworth.gov.uk>
Sent: 05 May 2026 16:18:03 UTC+01:00
To: "PF - Planning" <planningapplications@hinckley-bosworth.gov.uk>
Subject: Consultee Comments for Planning Application 26/00342/P3CQ
Categories: Yasmin

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 05/05/2026 4:18 PM from Mr Peter Reid (peter.reid@hinckley-bosworth.gov.uk) on behalf of HBBC Drainage.

Application Summary

Reference:	26/00342/P3CQ
Address:	Craigmore Farm Merrylees Road Newbold Heath Newbold Verdon Leicestershire
Proposal:	Notification to determine if Prior Approval is required for the change of use of an agricultural building to one dwelling house (Use Class C3) and associated works
Case Officer:	Joe Fleetwood

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Comments Details

Advice to Applicant:

Comments: According to the Environment Agency (EA) website, the application site is located within Flood Zone 1, designated as low probability of flooding from rivers and sea, and the principle of development in low flood risk areas is acceptable. The EA Surface Water mapping also indicates that the application site is located in an area at very low risk of flooding from surface water.

There are no objection to the proposals on sustainable drainage grounds.

Kind regards

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