



Sullevan Archer
Hinckley and Bosworth Borough Council

Date: 1 August 2025
My Ref: 25/00724/FUL
Contact: Vicky Webb
Phone:
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APPLICATION DETAILS:

Planning Application Number: 25/00724/FUL

LCC Reference Number: 25/00724/FUL

Applicant:

Description of Application:

Erection of a dwelling (Class C3) and associated works

Location of Application:

Lagos Cottage 18 Burton Road Wellesborough Twycross Atherstone

Thank you for your consultation in respect of the above planning application. The County Council has considered the application, having regard to the Development Plan, National Planning Policy Guidance and other relevant material considerations. In this particular instance, the County Council, as Minerals and Waste Planning Authority (MWPA), comments as follows;

The application site is located within the mineral safeguarding area for sand and gravel as identified in the adopted Leicestershire Minerals and Waste Local Plan 2019 – 2031 (LMWLP). Policy M11: Safeguarding Mineral Resources of the LMWLP seeks to avoid the sterilisation of mineral resources by non-mineral development and requires the submission of a mineral resource assessment. In this instance, noting the scale of the development as well as its proximity to other residential properties, it is not considered that mineral extraction would be either practical or viable. In light of this, the MWPA is satisfied that the proposal would not adversely affect the mineral safeguarding interest and has no objection to the development as proposed.

Yours Sincerely,

Vicky Webb
Principal Planning Officer

Chief Executives Department
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