

Joseph Fleetwood HBBC
Hinckley and Bosworth Borough Council

Date: 16 January 2025
My Ref: 24/01152/FUL
Contact: Vicky Webb
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APPLICATION DETAILS:

Planning Application Number: 24/01152/FUL

LCC Reference Number: 24/01152/FUL

Applicant:

Description of Application:

Change of use of existing agricultural building to commercial use (Class E- light industrial)

Location of Application:

Ivy House Farm Bilstone Road Congerstone Shackerstone Nuneaton

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, comments as follows;

The development site is located within a minerals safeguarding area for sand and gravel as set out in the Leicestershire Minerals and Waste Local Plan 2019-2031 (adopted 2019) and policy M11: Safeguarding of Mineral Resources would normally apply. However, the development is for a proposed change of use to an existing building which is located within a wider farm holding. Table 4 of the LMWLP sets out those development types which are exempt from mineral safeguarding, including at paragraph (b) '*applications for alterations and extensions to existing buildings and for change of use of existing development, unless intensifying activity on site*'. As this proposal is for a change of use which is unlikely to result in a significant intensification of the use of the site, the proposal is exempt from the requirements of Policy M11 and the County Council has no objections to the proposal.

Yours Sincerely,

Chief Executives Department
Leicestershire County Council, County Hall, Glenfield, Leicestershire, LE3 8RA

John Sinnott, CBE, MA, Dipl. PA, Chief Executive
Tom Purnell, MSc, Dipl. PLM, Assistant Chief Executive

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Vicky Webb
Principal Planning Officer