



Suite 2, Unit 10, Bradburys Court,
Lyon Road, Harrow, HA1 2BY
FROM BEN HUNTER



Emma Simkins
Leicestershire County Council ("LCC")
BY EMAIL ONLY

24th January 2025

Dear Emma,

REF: LAND NORTH OF BARLESTONE ROAD, NEWBOLD VERDON, LEICESTERSHIRE

I hope you are well.

I am writing on behalf of David Wilson Homes, the developer of the site detailed above, for which you submitted a consultation response on 13th December 2024 (which is attached for your convenience).

You state in your consultation response the following:

The development yields 72 primary aged children. Newbold Verdon Primary School is the catchment primary school for the development and has a net capacity of 210 places and there will be a deficit of 156 places if this development goes ahead.

However, whilst I am aware that Newbold Verdon Primary School has consulted on reducing its PAN to 30 from 45¹ (on a temporary basis), it still has a physical capacity of 315 pupil places, which makes a significant difference to the figures outlined in the consultation response. For example, the deficit you outline is reduced to 51 places, and not 72 places, which is circa £365k that the developer should not have to fund.

Furthermore, I would like to discuss the projections. The latest SCAP projections in the public domain show that the two schools that form the Barlestone Verdon Primary Planning Area (525 pupil places across the two schools) will have a combined roll of 455 by the 2027/28 academic year, which will be 70 spare places:

¹ <https://www.newboldverdonprimaryschool.co.uk/page/?title=Admissions+Arrangements&pid=16>

LA name	Year	Planning Area Code	Planning Area Name	Planning Area Phase	nc Year Group	Pupil Foreca... I
Leicestershire	202223	8550220	Barlestone Verdon Primary	Primary	Primary total	421
Leicestershire	202324	8550220	Barlestone Verdon Primary	Primary	Primary total	434
Leicestershire	202425	8550220	Barlestone Verdon Primary	Primary	Primary total	435
Leicestershire	202526	8550220	Barlestone Verdon Primary	Primary	Primary total	446
Leicestershire	202627	8550220	Barlestone Verdon Primary	Primary	Primary total	454
Leicestershire	202728	8550220	Barlestone Verdon Primary	Primary	Primary total	455

Table 1: LCC SCAP Forecasts

I note that no Primary School contributions were requested in relation to the 239 dwelling Richborough development off Brascote Lane. On that basis, and for consistency, I would question whether planning obligations for Primary at their current amount are justified. If you had updated SCAP Projections that show different figures, we would welcome seeing them.

There is a wider point about asking for planning obligations for Primary in an area where a school is reducing its capacity due to a lack of demand for pupil places.

I would be grateful if you could review these figures and provide an update consultation response working on Newbold Verdon Primary School's actual physical capacity.

If you feel a meeting would be useful to discuss this further, I would be happy to attend this.

I look forward to hearing from you.

Kind regards,



Associate Director – Education and Social Infrastructure
EFM