

Jane Steel

From: David Spring
Sent: 09 July 2024 10:23
To: Planning Folder New
Cc: Emma Baumber2
Subject: FW: 24/00389/FUL- Hansom Cab - Erection of new entrance porch, garden room, pergolas, timber cladding, window awnings, hard surfaces and other associated works
Attachments: 3562-08 Proposed Elevations Sheet 2 of 2 rev A.pdf; 3562-07 Proposed Elevations Sheet 1 of 2 rev A.pdf; 3562-12 Pergola Details Garden Room rev B.pdf; 3562-04 Proposed Site Plan rev A.pdf

From:
Sent: 08 July 2024 10:00
To: David Spring <David.Spring@hinckley-bosworth.gov.uk>
Cc:
Subject: RE: 24/00389/FUL- Hansom Cab - Erection of new entrance porch, garden room, pergolas, timber cladding, window awnings, hard surfaces and other associated works

Hi David,

Further to my previous email please find attached the revised scheme for the Hansom Cab.

To summarise, the following amendments have been made to the application:

- Pergola A and Porch B have a more integrated design to the existing building and will be finished in timber and cedar roof tiles.
- Pergola B has been omitted from the scheme.
- The location of the Garden Room has been moved slightly to the west to create a break between the road and the structure. The design now proposes a cedar cladding, timber framed double doors and site screens, and an asphalt roof covering finished in cedar tiles.
- The Kitchen Pod has been omitted from the scheme.

We trust the attached addresses the concerns raised and we look forward to hearing your thoughts.

With regards to the requested extension of time, I will confirm as soon as we have confirmation from our client.

Please let us know if there are any queries.

Kind regards,
Danielle

Danielle Halford
Planner
Boyer

From: David Spring <David.Spring@hinckley-bosworth.gov.uk>
Sent: Thursday, June 20, 2024 1:38 PM
To:
Cc:
Subject: RE: 24/00389/FUL- Hansom Cab - Erection of new entrance porch, garden room, pergolas, timber cladding, window awnings, hard surfaces and other associated works [Filed 20 Jun 2024 14:45]

Hi Danielle,

Thanks for your email and desire to work with us on this.

I'm happy to have a look at any amended plan regarding pergola B but it should be moved away from the road as much as possible.

With thanks,

David Spring
Planning

From:

Sent: 19 June 2024 17:54

To: David Spring <David.Spring@hinckley-bosworth.gov.uk>

Cc:

Subject: RE: 24/00389/FUL- Hansom Cab - Erection of new entrance porch, garden room, pergolas, timber cladding, window awnings, hard surfaces and other associated works

Hi David,

Thanks for providing the comments received and for your feedback it's appreciated, I will share this with the client and wider consultant team.

Greene King are keen to work with the LPA to reach an outcome that works for both parties, whilst appreciating the significant investment this proposal would have for the site. For context, this site would form part of the first of a multi-million pound national roll out of a new brand ID for Greene King, and therefore it is key to achieve a positive decision.

We have noted all the comments below and will look to address consolidating the materials to a natural timber cladding, and will look at the required amendments to the garden room and kitchen pod.

Please can you confirm what your thoughts would be if Pergola B was amended with half height timber cladding, creating an open nature to the existing wall with an open top to allow views through.

Kind regards,
Danielle

Danielle Halford
Planner
Boyer

From: David Spring <David.Spring@hinckley-bosworth.gov.uk>

Sent: Wednesday, June 19, 2024 4:02 PM

To:

Subject: RE: 24/00389/FUL- Hansom Cab - Erection of new entrance porch, garden room, pergolas, timber cladding, window awnings, hard surfaces and other associated works

CAUTION: This email originated from outside of the organisation - please exercise care with links and attachments

Hi Danielle,

I have received feedback from Management who aren't happy with the parts of the proposed design and layout.

Specifically they are not that convinced of the design ethos in terms of the half height timber cladding and not sure the new porches are cohesive to the existing design and or neighbouring residential properties. Do you have examples of other pubs with similar designs?

In terms of the outdoor structures again the design just seem a bit mixed in terms of materials. There is green sheet cladding to some areas, plain timber to others and then some structures/elements are painted yellow.

It has also been suggested that Pergola B needs to be removed in its entirety as it going to be very visible and not attractive next to the road/ roundabout. Pergola A is fine. The garden room and kitchen pod are ok in principle but need tweaking too. In terms of the kitchen pod, the height should not exceed the eaves of the existing building and I don't think the metal sheeting is appropriate. I think the garden room should be moved slightly to the west to give a break between the road and the structure and again, I don't think the green metal sheeting is appropriate in this location.

Please discuss this amongst yourselves and let me know your thoughts.

We are happy with the majority of the proposal but would like these points addressed to improve the proposal.

With regards,

David Spring
Planning