

PLANNING STATEMENT

Client: Mr Mohammed Islam – Sunar Gow (Hatton) Ltd

Project: Retention of restaurant, new flue, 2 new apartments on first floor including new roof lights, windows, doors, roof & roof tiles

Location: 125-129 Main Street
Newbold Verdon
Leicestershire
LE9 9NP

Doc Ref: PS3143 **Date:** 19th May 2025

Statement:

This Planning Statement has been prepared to accompany a full planning application submitted to Hinckley & Bosworth Borough Council on behalf of Mr Mohammed Islam. The application seeks full planning permission for the retention of the restaurant, installation of a new kitchen new flue, 2 new apartments on the first floor including new roof lights, windows, doors, roof & roof tiles.

The site benefits from already having planning approval (22/01219/FUL - 17 April 2023) for the "Proposed conversion of restaurant into nursery, conversion of first floor into 2 one-bedroom apartments with roof lights, windows and doors and removal of flue".

The restaurant closed due to the economic downturn and it was proposed to change the restaurant into a day care nursery. However, the applicant's circumstances have changed and it is now proposed to retain the restaurant but continue with the development of the 2 new apartments to the first floor.

These proposals provide local services for the immediate community and provide affordable accommodation.

