

Hinckley & Bosworth Borough Council

FAO: Ashleigh Gade

By email

21 February 2025

**Town & Country Planning (Development Management Procedure) (England)
Order 2015**

Application Reference: 25/0092/FUL

Proposal: New Electrical Substation

Site: Redmoor High School Academy Trust, Wykin Road, Hinckley

Sport England Reference: PA/24/EM/HIN/69904

Thank you for consulting Sport England on the above application.

Sport England – Statutory consultee role and policy

We understand that you have consulted us as a statutory consultee in line with the above Order. Therefore, we have considered the application in light of the National Planning Policy Framework (NPPF), in particular paragraph 104, and Sport England's Playing Fields Policy, which is presented within our 'Playing Fields Policy and Guidance Document':

www.sportengland.org/playingfieldspolicy

Sport England's policy is to oppose the granting of planning permission for any development which would lead to the loss of, or prejudice the use of:

- all or any part of a playing field, or
- land which has been used as a playing field land remains undeveloped, or
- land allocated for use as a playing field

unless, in the judgement of Sport England the development as a whole meets with one or more of five specific exceptions. A summary of the exceptions is provided in the annex to this response.

The Proposal and its Impact on the playing field

The proposal relates to the construction of a new electrical substation. The proposal would result in the loss of playing field as the planning definition of playing field covers the whole of the site that contains a pitch.

Assessment against Sport England Policy/NPPF/Development Plan Policy

The proposal would lead to the loss of playing field land. The proposal therefore needs to be considered against the exceptions in Sport England's policy which accord with the specified justifications included in paragraph 104 of the NPPF which both seek to protect playing fields from being built on. Of Sport England's playing field policy's five exceptions – exception 3 could potentially cover the proposed development which allows developments which affects only land incapable of forming part of a playing pitch and does not:

- *reduce the size of any playing pitch;*
- *result in the inability to use any playing pitch (including the maintenance of adequate safety margins and run-off areas);*
- *reduce the sporting capacity of the playing field to accommodate playing pitches or the capability to rotate or reposition playing pitches to maintain their quality;*
- *result in the loss of other sporting provision or ancillary facilities on the site; or*
- *prejudice the use of any remaining areas of playing field on the site.*

The proposed electrical substation would be sited on land which is incapable of forming part of a playing pitch and would not prejudice the use of the remaining areas of playing field on the site. Therefore, it is considered that the proposal would meet exception 3 of Sport England's Policy.

Conclusion

Given the above assessment, Sport England **does not wish to raise an objection** to the proposal which would accord with exception 3 of Sport England's playing fields policy and with Paragraph 104 of the NPPF.

If you wish to discuss the above further please contact me.

Yours sincerely,

Sharron Wilkinson MRTPI

Planning Manager, Sport England

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Annex

The Five Exceptions to Sport England's Playing Fields Policy

Exception 1

A robust and up-to-date assessment has demonstrated, to the satisfaction of Sport England, that there is an excess of playing field provision in the catchment, which will remain the case should the development be permitted, and the site has no special significance to the interests of sport.

Exception 2

The proposed development is for ancillary facilities supporting the principal use of the site as a playing field, and does not affect the quantity or quality of playing pitches or otherwise adversely affect their use.

Exception 3

The proposed development affects only land incapable of forming part of a playing pitch and does not:

- reduce the size of any playing pitch;
- result in the inability to use any playing pitch (including the maintenance of adequate safety margins and run-off areas);
- reduce the sporting capacity of the playing field to accommodate playing pitches or the capability to rotate or reposition playing pitches to maintain their quality;
- result in the loss of other sporting provision or ancillary facilities on the site;
- or
- prejudice the use of any remaining areas of playing field on the site.

Exception 4

The area of playing field to be lost as a result of the proposed development will be replaced, prior to the commencement of development, by a new area of playing field:

- of equivalent or better quality, and
- of equivalent or greater quantity, and
- in a suitable location, and
- subject to equivalent or better accessibility and management arrangements.

Exception 5

The proposed development is for an indoor or outdoor facility for sport, the provision of which would be of sufficient benefit to the development of sport as to outweigh the detriment caused by the loss, or prejudice to the use, of the area of playing field.

The full 'Playing Fields Policy and Guidance Document' is available to view at:

www.sportengland.org/playingfieldspolicy