The Planning Inspectorate

Room: 3/15 Eagle
Temple Quay House
2 The Square
Temple Quay
Bristol BS1 6PN

Direct Line: 0117-372-8586
Switchboard: 0117-372-8000
Fax No: 0117-372-8181
GTN: 1371-8586
teamp9@pins.gsi.gov.uk
http://www.planning-inspectorate.gov.uk

Mrs T Darke
Hinckley and Bosworth Borough Council
Planning Officer
Council Offices
Argents Mead
Hinckley
Leicestershire
LE10 1BZ

28 AUG 2009

Your Ref: 08/01102/FUL

Our Ref: APP/K2420/A/09/2108245/WF

Date: 27 August 2009

RECEIVED
28 AUG 2009
DEVELOPMENT SERVICES

Dear Mrs Darke

Town and Country Planning Act 1990
Appeal by Richard Timson
Site at Land Rear Of, 60 Lychgate Lane, Burbage, Hinckley, LE10 2DS

I enclose third party correspondence relating to the above appeal.

If you have any comments on the points raised, please send 2 copies to me no later than **14 September 2009**. You should comment solely on the representations enclosed with this letter.

You cannot introduce new material or put forward arguments that should have been included in your earlier statement. If you do, your comments will not be accepted and will be returned to you.

Using e-mail and the internet

You can now use the internet to send us documents and check the information and the progress of this case at (www.planningportal.gov.uk/pcs). If you send us your comments by e-mail, you only need to send us one copy of each. However, if you post your comments, please send us 2 copies of everything and put the full appeal reference number on each copy.

Comments submitted after the 9-week deadline will not be seen by the Inspector unless there are extraordinary circumstances for the late submission.

Yours sincerely

Ceri-Marie Carr

INVESTOR IN PEOPLE
POSITIVE ABOUT DISABLED PEOPLE

Name; Lee Cannings

Address; 62, Lychgate Lane, Burbage, Leics.

Ref - APP/K2420/A/09/2108245/WF
Land rear of 60 Lychgate Lane, Burbage, Leics.

Dear Sir/Madam,

Further to my recent submissions regarding the current appeal, I would like to bring some further points for your consideration.

I have noticed from the original plans submitted by the appellant Mr Timson, that the total plot size appears to be 256 sq metres. However upon measuring the site, I have found that this does not seem to be the case and the site is in fact somewhat smaller than stated in the plans. This may explain the reason why Mr Timson has moved the boundary fence to fewer than 10 metres from his existing property at 60 Lychgate Lane. (Contrary to the 12.5 metre guidelines)
I have liased with the planning department who confirmed that they did not check these sizes and took the application on 'face value'. It would also seem that the development is 15.4 metres from those dwellings at the rear on Flamville Rd, almost 10 metres below the guidelines set out by the Council.

Since submitting the original objections there have been further parking problems next to the access to the proposed site. Residents have now had to call the Police to resolve these parking and access issues. (Incident 360, 15/8/9)

Yours sincerely,

Lee Cannings.

SIGNED: 

DATE: 18.8.9

RECEIVED
28 AUG 2009
DEVELOPMENT SERVICES

Julie Perrin
Parish Clerk

Tel: Fax: 01455 637533
e-mail:
julie@burbage-council.co.uk

BURBAGE PARISH COUNCIL

Millennium Hall
Britannia Road
Burbage
LE10 2HF

Office Hours Mon to Fri
9am to 12.00 noon

www.burbage-council.co.uk

19th August 2009

The Planning Inspectorate
Room 3/22
Temple Quay House
2 The Square
TEMPLE QUAY
Bristol
BS1 6PN

Our Ref. 01069002
Your Ref. APP/K2420/A/09/2108245/WF

Dear Sir/Madam

ERECTION OF ONE DETACHED DWELLING
Land Rear of 60 Lychgate Lane, Burbage, Leicestershire

Burbage Parish Council submitted initial objections to this planning application to Hinckley & Bosworth Borough Council, which I understand have already been provided to you. In addition to these comments members of the Parish Council also wish to make the following comments for your consideration.

- The original application plan appears to be a misrepresentation of the actual size of the plot.
- Flooding of the surrounding land and properties is currently an unresolved issue which would be worsened by additional development.
- The problems with vehicular activity and parking in the area has increased recently with additional new dwellings having been erected adjacent to the application site.
- Access, particularly for emergency and service vehicles is already problematic and any additional development would exacerbate this potentially hazardous situation.

The Parish Council strongly supports the decision of the planning authority to refuse planning permission for this development.

Yours faithfully

JCPerrin

Julie Perrin
Parish Clerk

RECEIVED
28 AUG 2009
DEVELOPMENT SERVICES