

Jane Steel

From: David Spring
Sent: 25 November 2024 15:06
To: Planning Folder New
Subject: FW: 24/01010/CONDIT

Hi,

Please add the email below received from the Historic & Natural Env Officer regarding the above application.

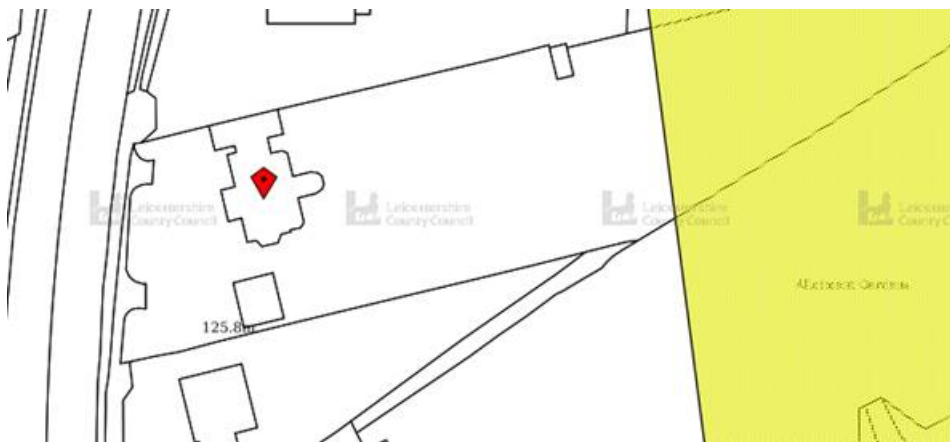
With thanks,

David

From: Lucie Hoelmer <Lucie.Hoelmer@leics.gov.uk>
Sent: 25 November 2024 12:51
To: David Spring <David.Spring@hinckley-bosworth.gov.uk>
Subject: RE: 24/01010/CONDIT

Hi David

Thanks for the plans you've provided, from what I can see the actual Bungalows are not within the Mineral Safeguarding area and as such would not affect the development. The snippet from our mapping shows the proximity.



Kind Regards Lucie

Lucie Hoelmer
Assistant Planning Officer
Planning, Historic and Natural Environment
Leicestershire County Council
County Hall
Leicester
LE3 8RA

Direct Telephone: 0116 305 3414
Planning Number: 0116 305 1085
Lucie.hoelmer@leics.gov.uk

Leicestershire County Council values are:



Positivity



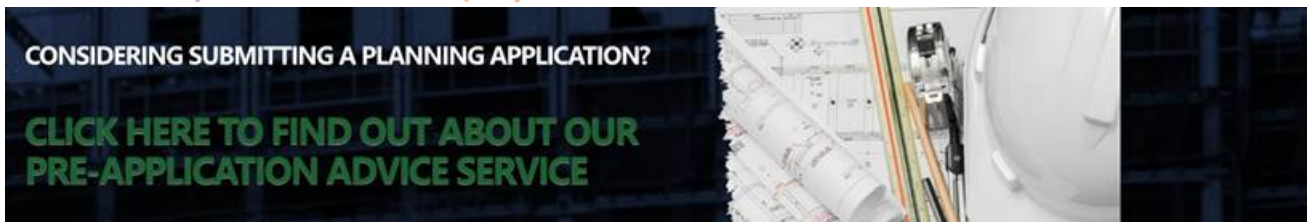
Trust and
Respect



Flexibility



Openness and
Transparency



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

Sent: Monday, November 25, 2024 11:32 AM

To: Lucie Hoelmer <Lucie.Hoelmer@leics.gov.uk>

Subject: RE: 24/01010/CONDIT

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Hi Lucie,

This is just a condit application (variation of condition application) which already has full planning permission for 2 bungalows. (24/01010/CONDIT, 23/00567/CONDIT, 21/00130/FUL)

Please see attached plans for this application but below is a description of the changes proposed:

“I have lifted the boundary off the site location plan and amended the block plan so it matches, copy attached. I have added a note regarding the location of Plot One.
I revised the boundary in line with the approved plan 1882-Sp-001A from the previous application assuming this was correct, it is now as the O.S. plan.
I can have a word with the builders about moving the Bungalows to a minimum of 1500mm from the fence at the closest point if you feel this would help things.

As to the proposed changes I will list them below:

Bungalows to be changed from dormer to traditional bungalows with the same depth as approved but the width increased from 10.65 to 12m, so 12 x 12m to allow 3 beds on a single floor layout.
This means no upstairs windows looking into the garden of 238 and a reduction in ridge height from nearly 7m to 5.5m. This was achieved by lowering the pitch angle from 35 to 25 degrees.

Bungalows moved 5m further away from 236 Ashby rd to allow parking in front instead of to the side and closer to fence to allow space for detached garage next to plot 2.
This also means the bungalows are further away from No 238. The new roadway remains unchanged.

Detached garage created near to plot 1’.

Let me know if there’s anything else you need.

With thanks,

David Spring
Planning

From: Lucie Hoelmer <Lucie.Hoelmer@leics.gov.uk>
Sent: 25 November 2024 09:29
To: David Spring <David.Spring@hinckley-bosworth.gov.uk>
Subject: 24/01010/CONDIT

Hi David

I wish to comment on this application but can't access the drawings on the borough website by going through the public view. I have clicked on the link to register to HBBC website via the letter but await the security link to click. Part of the garden of this property is within a sand and gravel area and therefore could impact the mineral safeguarding area.

Policy M11 of the Mineral and Waste Local Plan is relevant to this case.

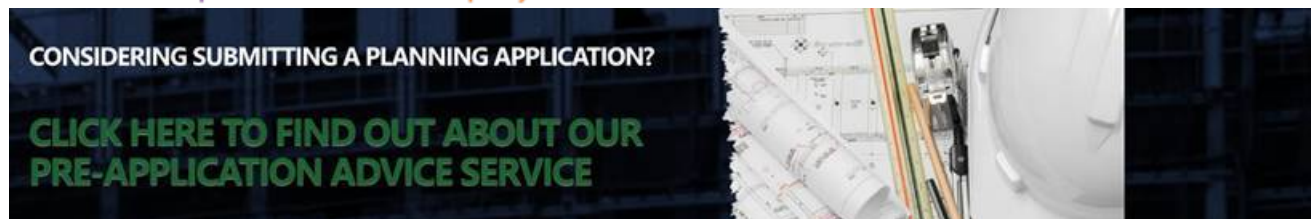
<https://www.leicestershire.gov.uk/sites/default/files/field/pdf/2019/10/3/Leicestershire-Minerals-and-Waste-Local-Plan-Up-to-2031-Adopted-2019.pdf>

Kind Regards Lucie

Lucie Hoelmer
Assistant Planning Officer
Planning, Historic and Natural Environment
Leicestershire County Council
County Hall
Leicester
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Planning Number: 0116 305 1085
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Leicestershire County Council values are:



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