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Bill Cullen MBA (ISM), BA(Hons) MRTPI
Chief Executive

Date: 24 October 2018



**Hinckley & Bosworth
Borough Council**

To: Members of the Planning Committee

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|------------------------------|------------------|
| Mr R Ward (Chairman) | Mr C Ladkin |
| Mr BE Sutton (Vice-Chairman) | Mr KWP Lynch |
| Mr PS Bessant | Mrs J Richards |
| Mr DC Bill MBE | Mr RB Roberts |
| Mrs MA Cook | Mrs H Smith |
| Mr WJ Crooks | Mrs MJ Surtees |
| Mr MA Hall | Ms BM Witherford |
| Mrs L Hodgkins | Ms AV Wright |
| Mr E Hollick | |

Copy to all other Members of the Council

(other recipients for information)

Dear Councillor,

Please see overleaf a Supplementary Agenda for the meeting of the **PLANNING COMMITTEE** on **TUESDAY, 23 OCTOBER 2018** at **6.30 pm**.

Yours sincerely

A handwritten signature in black ink, appearing to read 'R Owen'.

Rebecca Owen
Democratic Services Officer

SUPPLEMENTARY AGENDA

7. **18/00732/FUL - KYNGS GOLF AND COUNTRY CLUB, STATION ROAD, MARKET BOSWORTH**

Application for erection of multi-functional recreational building formation of a new car parking areas, new access roads and the proposed erection of 15 golf holiday homes and all associated ancillary works and landscaping (Resubmission).

'Late items:'

Introduction:-

Further information has been submitted, which relates to a proposed revised layout of the affected Tee off hole and the 18th hole. The layout would result in the shortening of the holes.

Confidential information has also been provided which outlines the cost estimate appraisal of the development.

Consultations:-

An additional neighbour letter has been received raising the following comments:-

- 1) The creation of holiday home will take away space for a golf course, decreasing its viability
- 2) Green spaces should be protected
- 3) There is no space in Market Bosworth for extra traffic
- 4) More housing would require more development in roads, signalling, schools, doctors, Police and dentists, which are at capacity

Market Bosworth Parish Council have made additional comments and advise that the amended layout and information do not mitigate previous objections.

Appraisal:-

The proposed amendments to the 18 hole golf course would shorten both holes 1 and 18. No details have been submitted which identify the works associated to alter these holes and it is anticipated that this would result in works outside the red line boundary of the application and would require a further planning application for these works.

The proposed cost estimate appraisal identifies the build and sale values of the proposed development and its cost for delivery and how this cost would be met. This does not alleviate the concerns and issues raised in the original committee report.

The recommendations to committee have not changed from the original report.

10. **18/00805/FUL - LAND NORTH OF CADEBY LANE, CADEBY**

Application for development of the land for the erection of three log cabins for holiday let

purposes.

‘Late items:’

Introduction:-

It has been brought to the attention of the LPA that part of the proposed access is outside of the red line on the site plan. The applicant has submitted a revised site plan showing the majority of the access included within the red line and has confirmed that the land is within her ownership.

Consultations:-

LCC Highways are aware of this and have advised that the applicant conduct a Highway Boundary Search via their Highway Records department. The applicant has taken this advice but the results of this search have not yet been sent through.

Appraisal:-

The alterations to the red line do not change the Officer recommendation to Approve. Any works to the Highway on Highways land would need a separate agreement in place from the Highways Authority.

Recommendation:-

Condition 2 to be revised to read

The development hereby permitted shall not be carried out except in complete accordance with the details shown on the submitted plans:

Dwg No KL-386-002 – Location Plan received 13 August 2018

Dwg No KL-386-001 Rev B (18.10.10) - Proposed Site Plan received 19 October 2018

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