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Hinckley & Bosworth  
Borough Council

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

**Date: 14 February 2023**

**To: Members of the Planning Committee**

Cllr MJ Crooks (Chairman)	Cllr A Furlong
Cllr E Hollick (Vice-Chairman)	Cllr SM Gibbens
Cllr CM Allen	Cllr L Hodgkins
Cllr RG Allen	Cllr KWP Lynch
Cllr CW Boothby	Cllr LJ Mullaney
Cllr SL Bray	Cllr RB Roberts
Cllr DS Cope	Cllr H Smith
Cllr WJ Crooks	Cllr BR Walker
Cllr REH Flemming	

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, 14 FEBRUARY 2023** at **6.30 pm**.

Yours sincerely

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

Rebecca Owen  
Democratic Services Manager

## PLANNING COMMITTEE - 14 FEBRUARY 2023

### SUPPLEMENTARY AGENDA

#### 5 year housing land supply update (applicable to all items)

Following two recent planning inquiries in November/December 2022 (Land at Sketchley Lane, Burbage) and February 2023 (Land east of The Common, Barwell) the Council has agreed through a statement of common ground a revised position on its 5yr housing land supply. The current figure is 4.76yr supply as of 31 March 2022. This is below the current published figure of 4.89yrs as of 31 March 2022, with it being demonstrated that a single site of 61 dwellings is not currently considered to be deliverable within the 5yr period. This revised figure of 4.76yrs was agreed through the inquiries and accepted by the Inspectors.

#### 8. **22/00337/FUL - HALL FARM, 1 MAIN STREET, DADLINGTON**

Application for proposed change of use from farm land to holiday let (sui generis use) and construction of two holiday rental units with associated car parking, landscaping and refuse/recycling facilities.

Late items received after preparation of main agenda:

##### **Consultations:-**

- 1.1. A further letter of representation in support of the proposal has been received from Leicestershire Promotions Ltd. The organisation are an officially recognised Destination Management Organisation and have supported HBBC in developing an effective tourism strategy, delivering sustainable economic growth. Reasons for supporting the application are summarised below:

A major part of the recovery from damage caused by the pandemic is the King Richard III sculpture trail, creating a network of art installations across the borough, linked by existing rights of way. Dadlington is a key location within the trail which is promoted as a walking trail. In addition, contrary to the view that there will be little economic impact as a result of the development, the tourism sector drives wealth and job creation for local communities. Accommodation along the trail will encourage visitors to make extended visits and enjoy the trail on foot. It is hoped to introduce a system of forwarding luggage to the next accommodation venue while visitors walk each section of the route. There is already a successful business operating holidays on e-bikes in and around the battlefield area.

HBBC is a major stakeholder in the trail project and recognises its potential to drive economic growth. This will not be achieved without the facilities to support visitors. Concerns with visual impact are subjective. The LPA is perhaps not properly weighing the objectives for tourism growth in their decision making if HBBC is to meet its ambitions for a thriving tourism sector. There appears to be a disconnect between the planning approach and the tourism growth strategy.

No further late items have been received.

#### 10. **22/00499/FUL - LAND TO THE REAR OF 10 HILL CLOSE, PECKLETON**

Application for construction of stables and change of use of land to equestrian use (re-submission of 22/00092/FUL).

Late items received after preparation of main agenda:

## **Introduction:-**

- 1.1. Since the Committee report was written further revised plans have been submitted. They move the stables further into the plot so that they are 7 metres from the common boundary with 9 Hill Close and now lie outside of the crown spread of the trees. The stables sit 2.3 metres back from the rear fence line to the access track and tree planting is shown to the south of the stables to screen views from the houses and tree planting is also shown to screen the stables from the plot to west (9 Hill Close). Proposed hedgerow planting is also shown on the northern boundary to the access track. A manure storage area is also shown on the north side of the building, between the building and the proposed hedge planting on the northern boundary. The area of concrete pad is clarified and is further reduced from that proposed on both the initially submitted plans and the previous amended plans. It has also been clarified that the store room would also be used as a tack area – a standard feature along with a fodder store of stable blocks.
- 1.2. Neighbours have been notified of these amended plans but the neighbour notification period does not expire until 18 February. No further objections regarding the revised plans have been submitted. In addition the Country Ecologist has not yet responded with regard to the information submitted by the applicant regarding great crested newts.
- 1.3. It is therefore considered that the recommendation remains one of approval but that authority be delegated to the Chief Planner to issue the decision subject to no new issues being raised by neighbours and to a satisfactory response being received from the County Ecologist.

No further late items have been received.

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