

## James Beverley

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**From:** development.control@charnwood.gov.uk  
**Sent:** 13 March 2023 11:18  
**To:** Dyson, Alison  
**Subject:** FW: Planning Appeal Notification Letter - APP/X2410/W/23/3316574 - P/20/2380/2 - Barkby Road, Queniborough, Leicestershire

Dear Alison

Please see the appeal comments below.

Kind regards,

**Sharon King (She / Her / Hers)**  
Development Management Support Officer

**Email:** [development.control@charnwood.gov.uk](mailto:development.control@charnwood.gov.uk)

**Web:** [www.charnwood.gov.uk](http://www.charnwood.gov.uk)

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[www.charnwood.gov.uk/alerts](http://www.charnwood.gov.uk/alerts)



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### Our values



**Pride in Charnwood**



**Working Together**



**Customer Focused**

Charnwood Borough Council is an agile organisation and I sometimes work outside of standard office hours. Please respond to my email at a time that is convenient for you.

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**From:** Planning, Lower Trent <planning.trentside@environment-agency.gov.uk>  
**Sent:** 13 March 2023 10:11  
**To:** development.control@charnwood.gov.uk  
**Subject:** RE: Planning Appeal Notification Letter - APP/X2410/W/23/3316574 - P/20/2380/2 - Barkby Road, Queniborough, Leicestershire

Dear Sir / Madam,

The Environment Agency made no objections to the original application, and our comments were not included in the reason) given for rejection in the decision notice. Therefore we will not be making any new comments on this appeal. Our previous comments, issued 22/02/2021, remain relevant.

Regards,

**Munashe Mavunga**

Planning Advisor, Sustainable Places - Planning Team

✉ [Munashe.Mavunga@environment-agency.gov.uk](mailto:Munashe.Mavunga@environment-agency.gov.uk)

Environment Agency | Trentside Offices | Scarrington Road | West Bridgford | NOTTINGHAM | NG2 5FA

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**From:** [development.control@charnwood.gov.uk](mailto:development.control@charnwood.gov.uk) <[development.control@charnwood.gov.uk](mailto:development.control@charnwood.gov.uk)>

**Sent:** 10 March 2023 10:03

**To:** [development.control@charnwood.gov.uk](mailto:development.control@charnwood.gov.uk)

**Subject:** Planning Appeal Notification Letter - APP/X2410/W/23/3316574 - P/20/2380/2 - Barkby Road, Queniborough, Leicestershire

Development Management  
Southfield Road  
Loughborough  
Leicestershire  
LE11 2TN

Ask for: Steve Holmes

Telephone: 01509 634570

Email: [development.control@charnwood.gov.uk](mailto:development.control@charnwood.gov.uk)

**09 March 2023**

Dear Sir/Madam

### **TOWN AND COUNTRY PLANNING ACT 1990**

<b>Application Number:</b>	P/20/2380/2
<b>Appeal Reference:</b>	APP/X2410/W/23/3316574
<b>Location:</b>	Barkby Road, Queniborough, Leicestershire Outline application for up to 150 dwellings, together with new open space, landscaping and drainage infrastructure, with all matters reserved accept for access (as amended to include proposed junction improvement works at Barkby Road cross roads, recieved 20/05/2022)
<b>Appeal Description:</b>	
<b>Appellant(s):</b>	David Wilson Homes - East Midlands
<b>Appeal start date:</b>	07 March 2023

I refer to the details above. An appeal has been made to the Secretary of State against Charnwood Borough Council, as local planning authority under section 78 of The Town and Country Planning Act 1990. The appeal has been submitted for the below reason:

### **Refusal of Planning Permission**

The appeal will be determined by Public Inquiry. This procedure for this is set out in the legislation cited at the bottom of this letter.

Where the appeal relates to a planning application, all representations made to us will be forwarded to the Planning Inspectorate. These will be considered by the Inspector when determining the appeal unless you notify the Planning Inspectorate that you wish to withdraw them by 11 April 2023.

If you wish to make comments, or modify/withdraw your previous representation, you can do so online at <https://acp.planninginspectorate.gov.uk>. (Please note the HAS procedure does not allow further comments to be submitted).

A group or organisation may be able to take part in the appeal via 'Rule 6 status' further information on this can be found via: <https://www.gov.uk/government/publications/apply-for-rule-6-status-on-a-planning-appeal-or-called-in-application>

If you do not have access to the internet, you can send your comments to:

The Planning Inspectorate  
Temple Quay House  
2 The Square  
Bristol  
BS1 6PN.

**All representations must be received by 11 April 2023.** Any representations submitted after the deadline will not usually be considered and will be returned. The Planning Inspectorate does not acknowledge representations. **All representations must quote the appeal reference.**

Please note that any representations you submit to the Planning Inspectorate will be copied to the appellant and the local planning authority and will be considered by the Inspector when determining the appeal.

You may inspect the documents relating to the appeal at the council's Customer Service Centre on Southfield Road between the hours of:

8.30am – 5 pm (Monday to Thursday)  
8.30am – 4.30 pm (Friday)

You may also view them electronically on the Planning Explorer page on the Council's website: [www.charnwood.gov.uk](http://www.charnwood.gov.uk).

You may get a copy of one of the Planning Inspectorate's "Guide to taking part in planning appeals" booklets free of charge from GOV.UK at <https://www.gov.uk/government/collections/taking-part-in-a-planning-listed-building-or-enforcement-appeal> or from us.

A copy of the decision will be published here [www.gov.uk/appeal-planning-inspectorate](http://www.gov.uk/appeal-planning-inspectorate).

Yours faithfully

Steve Holmes  
Senior Technical Officer

Procedure Legislation	
<b>Hearing</b>	The Town and Country Planning (Hearings Procedure) (England) Rules 2000, as amended
<b>Householder Appeal Service (HAS)</b>	Part 1 of The Town and Country Planning (Appeals) (Written Representations Procedure) (England) Regulations 2009

<b>Public Inquiry</b>	The Town and Country Planning Appeals (Determination by Inspectors) (Inquiry Procedure) (England) Rules 2000, as amended
<b>Written Representations</b>	Part 2 of The Town and Country Planning (Appeals) (Written Representations Procedure) (England) Regulations 2009

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