

Woodhouse Parish
Council
50A Main Street
Woodhouse
Loughborough
LE12 8RZ

clerk@woodhouseparis
hcouncil.org.uk

Development Management
Southfields Road
Loughborough
Leicestershire
LE11 2TN

Case Officer: Validation Team

Telephone: 01509 634570

Email: development.control@charnwood.gov.uk

Web: www.charnwood.gov.uk

24 September 2024

Dear Sir/Madam

APPLICATION NO: P/24/1605/2

PROPOSAL: Application for Approval of Reserved Matters following Outline Approval ref: P/20/2107/2 (Outline planning application for the erection of up to 36 dwellings and associated road infrastructure, landscaping, drainage and associated works (considering access only). Erection of 15 dwellings and associated landscaping and external works.

LOCATION: Land at Maplewell Road, Woodhouse Eaves, Leicestershire

Charnwood Borough Council has received a planning application for the above proposal. To view documents, comment and track the application please visit our website via [this link](#). You can also make comments by emailing development.control@charnwood.gov.uk or by writing quoting the application no.

Ward Councillors

The application will be determined in accordance with the Council's Constitution. You may exercise your right to call in the application by the date below stating valid planning reasons why. Councillors who have called in items are required to appear at committee to present their concerns.

Parish Councils and Consultees

Comments must be received by the date below to be certain that they are taken into account. The file together with all comments received is displayed on our website. Only comments which raise [material planning issues](#) can be taken into account.

Parishes (or a representative) have a legislative right to speak at the Committee. Please note that if you wish to have the opportunity to speak, you must make this clear at the top of your reply.

All comments must be received by 15/10/2024.

Yours faithfully



Richard Bennett
Head of Planning and Regeneration

Planning Issues:
• Design
• Effect on the appearance of the street
• Permanent disturbance issues if granted
• Loss of privacy
• Permanent noise issues if granted
• Loss of daylight/sunlight
• Permanent odour issues if granted
• Overbearing impact from development
• Traffic Issues
• Building in the open countryside

Non Planning Issues:
• Who the applicant is
• The applicant's background
• Increase in competition for existing shopkeepers/traders.
• Damage to property
• Trespass issues
• Effects on private rights of way
• Views
• Potential changes to the value of a property
• Boundary disputes- (these are private matters)
• Disturbance during construction period (e.g. noise/dust)