

URGENT PLANNING ISSUE

The Parish Council has just become aware of a planning matter of great concern which has arisen because about 7 years ago the government introduced legislation to permit an easy route for developers to convert empty offices into residential units.

Unfortunately, this legislation has resulted in a developer identifying some empty offices on the Hawker Business Park (formerly Cooper Bussman) on Melton Road and to propose converting them into 91 residential units consisting of 75 Studio flats and 16 one bedroom flats.

This is not a normal planning application as it falls within changes made to planning legislation in 2013 and 2016 to allow such changes of use under permitted development. This means they don't need planning permission to make this change of use.

There are only a limited number of issues that the Borough Council is required to consider in reviewing this application:-

1. Transport and highway impacts of the development
2. Contamination risk on the site
3. Flooding risk on the site
4. Noise impact of the development
5. The provision of adequate natural light in all habitable rooms of the dwelling house

The Parish Council believe that this development is wholly inappropriate in an open countryside setting and would have a very damaging impact on the village. We have therefore engaged a solicitor to assist with the legal arguments that may well be very important on this occasion. They have advised that item number 1, the lack of transport, the potential for hundreds of additional car journeys, etc. is the significant and important issue to concentrate on.

We urge you to challenge this proposal in the interests of your village.

To view the full application, type the following into your internet browser:

**<http://portal.charnwood.gov.uk/Northgate/PlanningExplorerAA/ApplicationSearch.aspx>
then input application number [P/20/1171/2](#) into the search box.**

All comments should be submitted by Tuesday 11th August to:

**Richard.Bennett@Charnwood.gov.uk
Steven.Holmes@Charnwood.gov.uk**

**Head of planning and Regeneration Services
Case Officer, Development Control**

You may also wish to raise your concerns about this legislation with our MP:
jane.hunt.mp@parliament.uk