

DPP Planning

One Park Row
Leeds
LS1 5HN

0113 819 7280

info@dppukltd.com

www.dppukltd.com



Stanton under Bardon Parish Council
Stanton under Bardon Village Hall
2 St John Cole Crescent
Stanton under Bardon
Leicestershire
LE67 9AE

Ref: 5975LEa.004.A Parish
Council Letter

30 July 2025

To whom it may concern,

CONSULTATION ON PROPOSED RESIDENTIAL DEVELOPMENT TO THE REAR OF 9 MEADOW LANE, STANTON UNDER BARDON

Introduction

I am writing on behalf of my client, Allison Homes, with regards to land to the rear of 9 Meadow Lane, Stanton under Bardon for which Allison Homes are preparing to submit a full planning application for 27 homes with associated access, landscaping, biodiversity improvements and public open space.

The proposed development follows the securing of planning permission for the land immediately to the south which is currently being implemented. This 'Phase 2' development is therefore seen as a natural extension to that already approved and a way to sustainably meet the housing needs of the Borough.

The Developer

Allison Homes are an award-winning SME developer who are expanding into the region having had numerous successful projects elsewhere in the country.

Proposed Development

The proposed development is for 27 new houses which will include a range of house types, including 2-beds, 3-beds and 4-beds. The proposals will also provide a fully policy compliant level of affordable housing.

The proposed number of dwellings will mean a density that meets the requirements of Policy 16 of the Hinckley and Bosworth Local Plan and continues that of the approved development to the south. The design of the houses will match those that are under construction as part of the Phase 1 scheme in order to provide a cohesive development.

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VAT number 138284595

Access to the site will be via the newly approved access from Main Street and a continuation of the estate road to culminate in a turning head. Off this new road, four shared access drives will be provided. Each house will receive a minimum of two car parking spaces.

Both public rights of way running across the site will be maintained and enhanced to be accessible for all. Part of this will see the east/west footpath route amended to follow the internal layout, although the points of entry to the land will remain the same. This is shown on the plan provided via the grey (existing) and blue (proposed) lines.

In addition to the above, areas for planting and biodiversity net gain will form part of the application.

Opportunity for Feedback

Ahead of the formal submission to Hinckley and Bosworth Borough Council in a few weeks' time, Allison Homes would like to provide the Parish Council with an early opportunity to comment on the project, the proposed design, and the layout. A proposed site plan has been included with this letter showing the layout as described above alongside indicative landscaping and access details.

Comments can be provided via email to william.marshall@dppukltd.com or via post to DPP, 1 Park Row, Leeds, LS1 5HN.

Alternatively, once the planning application is validated the Parish Council can review the submission documents and provide a response.

Yours faithfully,

A handwritten signature in black ink, appearing to read 'W Marshall', with a large, stylized initial 'W'.

William Marshall
Principal Planner
DPP