

Land At SK3015 7016
Shortheath Road
Overseal

4 May 2021

Dear Sir/Madam

PLANNING CONSULTATION RESPONSE

Proposal: Outline application (matters of access to be considered now with matters of layout, scale, appearance and landscaping reserved for later consideration) for the erection of a dwelling on

Location: Land At SK3015 7016 Shortheath Road Overseal

OUR APPLICATION REFERENCE 21/00510/NAC

With reference to your consultation on the above, I am writing to advise you that North West Leicestershire District Council has no objections to the proposals subject to the following:

-Consideration needs to be given to the impact on flood risk as the site lies within Flood Zones 2 and 3, and parts of the land in the District of North West Leicestershire that are very close to the application site are at low to high risk of surface water flooding and the proposal could therefore have implications for surface water flooding in North West Leicestershire.

-The site is adjacent to a pond that could qualify as a Local Wildlife Site and is within 10 metres of ponds/drains that have the potential to be occupied by water vole. Therefore consideration needs to be given to the impacts of the proposal on this pond and these species.

The planning application has not been formally reported to the District Council's Planning Committee. In these circumstances the comments made are those of an officer of the council under delegated power arrangements agreed by the Planning Committee.

Yours faithfully

James Mattley

James Mattley
Planning and Development Team Manager
Proper Officer Of The Council