

Local Plan Committee – Wednesday, 28 January 2026

PUBLIC QUESTION AND ANSWER SESSION

QUESTION FROM MR CHRIS TAYLOR

At the last meeting, it was acknowledged that the decisions surrounding site selection for the Local Plan are becoming increasingly difficult. Given this, why did the Committee choose to remove Site C76 (Meadow Lane, Coalville)—the very site that Planning Officers and independent consultants ranked first in the hierarchy for housing development in the area? To date, we have not seen any technical or environmental evidence that justifies the removal of this top-ranked site. By rejecting the most viable and sustainable option without a published evidence base, are you not making the final decision to produce a 'sound' and defensible Plan significantly more difficult for this Council?

RESPONSE FROM THE CHAIR OF THE LOCAL PLAN COMMITTEE

- Officers proposed to allocate site C76 and presented it, as part of a report on Proposed Housing and Employment Allocations, to the Local Plan Committee on 15 November 2023.
- Members at that meeting resolved not to allocate the site *“because of the impact on the Coalville Meadows Site of Special Scientific Interest, destroying this part of the Charnwood Forest, the loss of mature trees, the impact on local roads, particularly the junction of Meadow Lane and Leicester Road but also the increased risk to children going to and from Castle Rock School.”*
- Planning policies need to identify a sufficient supply and mix of sites, taking into account of their availability, suitability and likely economic viability. Officers have undertaken a site assessment exercise which involves weighing up the potential benefits and adverse impacts of developing sites.
- In carrying out the site assessment work underpinning the proposed site allocations, officers have never ranked sites nor have they referred to site C76 as its top-ranked site in the Coalville Urban Area.
- As confirmed at 11 March 2025 Local Plan Committee ([Local Plan Proposed Housing Allocations](#) report) planning policy officers consider that they have identified a range of suitable sites to broadly accord with the Council's agreed distribution strategy (see Table 7 of that report) and meet the Council's housing need up to 2042.