

4th April 2023
Our Ref: 22.3028

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Butt Lane
Normanton on Soar
LE12 5EE

T 01509 324262

Hinckley and Bosworth Council
Hinckley Hub
Rugby Road
Hinckley
LE10 0FR

Dear Sir / Madam,

Re: Discharge of Conditions Application – New Farm Site, Stanton Under Bardon

We are instructed by M T Baines and Sons to submit a discharge of conditions application in relation to the full planning permission secured under hybrid application reference 21/00531/HYB, for the relocation of the farm, including the construction of 2 new farm managers dwellings off Ellistown Lane.

For clarification, this condition discharge application relates to the second section of the following hybrid application:

- **21/00531/HYB:** Hybrid application comprising of Outline permission for the erection buildings for storage and distribution uses (Class B8), general industry (Class B2) and associated infrastructure including the formation of a new access (All matters reserved expect for access) and Full planning permission for the demolition of existing farmstead and relocation, including the erection of 2 replacement farm managers dwellings and associated agriculture buildings and structures (Revised Scheme) | Wood Farm Stanton Lane Ellistown Coalville Leicestershire LE67 1FF.

The hybrid application was originally refused on 21st July 2021. This discharge of conditions application relates to the Conditions attached to the full planning permission decision notice that was granted following an appeal on 21st November 2021.

This Discharge of Conditions application is accompanied by the following plans and documents pursuant to the relevant conditions:

- **Condition 37** – Arboricultural Method Statement prepared by Nicholsons
- **Condition 38** – Levels Plan (dwg title: Planning.Conditions Fram>Houses FINISHED.FLOOR.LEVELS-COND_38) prepared by Conway Developments Ltd
- **Condition 39** – Construction Environmental Management Plan prepared by Conway Developments Ltd
- **Condition 41** – Contaminated Lane Report prepared by Erda Ltd
- **Condition 44** – Archaeological Written Scheme of Investigation prepared by PCAS Archaeology



- **Condition 45** – Odour Management Plan prepared by Isopleth.
- **Condition 48** – Parking Plans (dwg title: Planning.Conditions Farm>Houses Car.Parking.for.farmworkers.cottages) prepared by Conway Developments Ltd
- **Condition 50** – Drainage Pack prepared by Conway Developments Ltd consists of:
 - 012 Drainage Layout (dwg title: Planning.Conditions Farm>Houses Site_Sections)
 - 021 Sewer and Farm Sections (dwg title: Planning.Conditions NEW.FAR.SEWER.&.FARM.SECTIONS)
 - 033 – Porous, Treatment and Rainwater Details (dwg title: TREATMENT PLANT, RAINWATER HARVESTING & PAVING DETAILS)
 - 034 Lagoon Details (dwg title: CONTROL CHAMBER & INTERCEPTOR DETAIL)
 - Drainage Calculations
 - Private Drainage Details (dwg title: PRIVATE DRAINAGE DETAILS)
 - SuDS Maintenance new farm site

Should anything further be required, please do not hesitate to get in touch.

Yours faithfully,

Amy Harrison
Graduate Planning Consultant

Tel:

Email: