

**Delegated Report
Discharge of Conditions**

Planning Ref: 24/00810/DISCON
Applicant: Mr Max North
Ward: Ratby Bagworth And Thornton



Hinckley & Bosworth
Borough Council

Site: 130 Stamford Street Ratby Leicester

**Application to discharge condition 6 (SuDS) attached to planning permission
24/00421/REM**

Conditions and supporting details submitted to apply for the conditions to be discharged:

Condition 6

Development shall not begin until surface water drainage details, incorporating sustainable drainage principles (SuDS) have been submitted to and approved by the Local Planning Authority (LPA), and the scheme shall subsequently be implemented in accordance with the approved details before the development is completed.

C6 Surface Water Details, Drg No. 107-03 Rev 0 Received 22 August 2024

Consultees / Assessed by:

Drainage Officer

Conclusion / Summary:

Condition 6

Surface Water Drainage details have been detailed on drawing Number 107-03 Rev O and assessed by the Councils Drainage Officer, the principles detailed on the plan are acceptable and the condition is eligible for discharge, with a note to application ensuring that they adhere to Building Regulation requirements in relation to soakaways. The details provided are satisfactory to reduce the possibility of surface water from the site being deposited in the highway causing dangers to road users and incorporates a satisfactory drainage scheme in principle in accordance with Policy DM17 of the adopted Site Allocations and Development Management Policies DPD (2016) and Paragraph 108 and 110 of the National Planning Policy Framework (2023).

Officer Recommendations:

Condition 6 SuDS – Discharge

Note to Applicant

BRE Digest 365, and the results approved by the Building Control Surveyor before development is commenced. The soakaway must be constructed either as a brick or concrete-lined perforated chamber with access for maintenance, or alternatively assembled from modular surface water storage/soakaway cell systems, incorporating silt traps. Design and construction of all types of soakaway will be subject to the approval of the Building Control Surveyor.

Any access drives, parking and turning areas, paths and patios should be constructed in a permeable paving system, with or without attenuation storage, depending on ground strata permeability. On low-permeability sites surface water dispersal may be augmented by piped

land drains, installed in the foundations of the paving, discharging to an approved outlet (See Environment Agency guidance on the permeable surfacing of front gardens).