

**Delegated Report
Discharge of Conditions**

Planning Ref: 25/00147/DISCON
Applicant: Mrs Amy Gilliver
Ward: Ratby Bagworth And Thornton



Hinckley & Bosworth
Borough Council

Site: Land Off Desford Lane Ratby

Application to discharge condition 10 (Pedestrian Crossing Scheme) on Appeal Decision APP/K2420/W/3330774 relating to planning application 21/01295/OUT

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

Condition 10

Notwithstanding plan 1726/19 Rev C in condition 4 (approved plans), prior to commencement of development a scheme for a pedestrian crossing north of the site on Desford Lane in the vicinity of the health centre shall be submitted to and approved in writing by the Local Planning Authority. The approved pedestrian crossing shall be installed prior to occupation of the development.

Received 15 September 2025

C10, Kerbs footways & Paved Areas. Dwg no. S278-903c

C10 Traffic Signs & Road Markings S278 904C

C10 Visibility Distances Dwg No. TP2560083 TS03 Rev. P01.01

C10 Technical Note on Highways Comments

Consultees / Assessed by:

LCC Highways

Conclusion / Summary:

Condition 10

A scheme for the proposed pedestrian crossing was submitted. The LHA informed the applicant that the speed data was outdated (from when road had national speed limit). However, notwithstanding this the LHA used its own Speed Table Survey from February 2025 (post-30mph limit) where the Westbound was 23.3mpm and Eastbound: 31.8mph. The LHA are satisfied that the visibility splays in drawing TP2560083/TS03 Rev. P01.01 meet requirements in Traffic Signs Manual Table 15-1, resolving RSA1 concerns to the proposed pedestrian crossing scheme and the PSV surfacing and double yellow lines required by the LAH will be confirmed at detailed design along with the approval of the S278, as will all the details.

Note to Applicant: Any revisions of the approved plans following S278 approval must also be formally discharged to provide consistency in approved drawings.

Officer Recommendations:

Condition 10 Pedestrian Crossing Scheme – Discharge