



**Hinckley & Bosworth
Borough Council**

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Hinckley Hub
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Hinckley
Leics
LE10 0FR

Application for Approval of Details Reserved by Condition

Town and Country Planning Act 1990 (as amended); Planning (Listed Buildings and Conservation Areas) Act 1990 (as amended)

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

Suffix

Property Name

Address Line 1

Address Line 2

Address Line 3

Town/city

Postcode

Description of site location must be completed if postcode is not known:

Easting (x)

Northing (y)

Description

Land east of Stoke Road and north of Normandy Way (A47), Hinckley.

Applicant Details

Name/Company

Title

Mr

First name

Matt

Surname

Finnie

Company Name

Vistry South East Midlands

Address

Address line 1

Penman House

Address line 2

1Penman Way, Grove park

Address line 3

Enderby

Town/City

Leicester

County

Leicestershire

Country

UK

Postcode

LE19 1SY

Are you an agent acting on behalf of the applicant?

☒ Yes

☐ No

Contact Details

Primary number

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

First name

Surname

Company Name

Address

Address line 1

Address line 2

Address line 3

Town/City

County

Country

Postcode

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

Description of the Proposal

Please provide a description of the approved development as shown on the decision letter

Outline planning application for the erection of up to 475 dwellings, including public open space, land reserved for a primary school together with future expansion land (Use Class F1(a)), drainage, landscaping and associated infrastructure.

Reference number

22/00318/OUT (approved at appeal - ref APP/K2420/W/23/3323113)

Date of decision (date must be pre-application submission)

06/03/2023

Please state the condition number(s) to which this application relates

Condition number(s)

7 (Part - Plots 01-154, 317-475) - Phasing
8 (Part - Plots 01-154, 317-475) - Materials
9 - Contamination
11 - Arbouriculture
14 (Part - Plots 01-154, 317-475) - CEMP
15 (Part - Plots 01-154, 317-475) - CMP
18 (Part - Plots 01-154, 317-475) - Refuse Collection
19 - Surface Water Drainage
20 (Part - Plots 01-154, 317-475) - Construction Surface Water Management
22 (Part - Plots 01-154, 317-475) - Infiltration Testing
27 - New Footpath
28 - Bus Stop Infrastructure

Has the development already started?

- ☐ Yes
- ☒ No

Part Discharge of Conditions

Are you seeking to discharge only part of a condition?

☒ Yes

☐ No

If Yes, please indicate which part of the condition your application relates to

7 (Part - Plots 01-154, 317-475) - Phasing
8 (Part - Plots 01-154, 317-475) - Materials
14 (Part - Plots 01-154, 317-475) - CEMP
15 (Part - Plots 01-154, 317-475) - CMP
18 (Part - Plots 01-154, 317-475) - Refuse Collection
20 (Part - Plots 01-154, 317-475) - Construction Surface Water Management
22 (Part - Plots 01-154, 317-475) - Infiltration Testing

Discharge of Conditions

Please provide a full description and/or list of the materials/details that are being submitted for approval

Submitted are the following drawings: Materials Plan 25083- SGP-ST-ZZ-DR-A-201009, Hard landscaping plan 25083- SGP-ST-ZZ-DR-A-201003/4/5/6/7/8 and External Materials Register. At the council's request physical samples will be hand delivered.

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

☒ Yes

☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

☐ The agent

☒ The applicant

☐ Other person

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

☐ Yes

☒ No

Declaration

I/We hereby apply for Approval of details reserved by a condition (discharge) as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.

I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

I/We also accept that, in accordance with the Planning Portal's terms and conditions:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

☒ I / We agree to the outlined declaration

Signed

Stephen George and Partners

Date

16/01/2026