

Hinckley & Bosworth Borough Council

Town and Country Planning Act 1990 (as amended) Discharge of Conditions

DoC Decision Notice Split Decision - Discharge of Conditions

Mr Adrian Newberry
C/o Mr Alfie Simons
Corporate Architecture
1 Trimbush Way
Rockingham Road
Market Harborough
LE16 7XY

Details of Application:

Application Ref: 23/00908/DISCON
Proposal: Application to discharge planning conditions 9 (Written Scheme of Investigation)
10 (Construction Environmental Management) and 11 (Land Contamination) on
planning application 23/00332/FUL
Location: Land South Of Poplar Terrace Congerstone

The details submitted have been considered by the Local Planning Authority and have either been **DISCHARGED** or **PARTIALLY DISCHARGED** these are categorised below:

PARTIALLY DISCHARGED CONDITIONS

The details submitted to support the following conditions are acceptable to the Local Planning Authority to allow the condition(s) to be **PARTIALLY DISCHARGED** for commencement purposes.

Condition 9 WSI

No demolition/development shall take place/commence until a Written Scheme of Investigation (WSI) has been submitted to, and approved in writing by, the Local Planning Authority. For land that is included within the WSI, no demolition/development shall take place other than in accordance with the agreed WSI, which shall include the statement of significance and research objectives and

- o The programme and methodology of site investigation and recording and the nomination of a competent person(s) or organisation to undertake the agreed works.
- o The programme for post-investigation assessment and subsequent analysis, publication & dissemination, and deposition of resulting material. This part of the condition shall not be discharged until these elements have been fulfilled in accordance with the programme set out in the WSI.

Received 20 November 2023
C9 WSI V3

Condition 11

No development approved by this permission shall be commenced until a scheme for the investigation of any potential land contamination on the site has been submitted in writing to, and agreed in writing by, the Local Planning Authority, which shall include details of how any contamination shall be dealt with. The approved scheme will be implemented in accordance with

the agreed details and any remediation works so approved shall be carried out prior to the first site being occupied.

Received 13 September 2023

**C11 Phase I and II Geo-Environmental Assessment Land South of Poplar Terrace
Congerstone Issue 1**

DISCHARGED CONDITIONS

The details submitted with the following conditions are acceptable to the Local Planning Authority and the condition(s) are hereby **DISCHARGED** subject to the scheme being carried out strictly in accordance with the approved details.

Condition 10 CEMP

Prior to the commencement of development, a Construction Environmental Management Plan shall be submitted to, and agreed in writing by, the Local Planning Authority. The plan shall detail how, during the site preparation and construction phase of the development, the impact on existing and proposed residential premises, and the environment shall be prevented or mitigated from dust, odour, noise, smoke, light, and land contamination. The plan shall detail how such controls will be monitored.

The plan will provide a procedure for the investigation of complaints. The agreed details shall be implemented throughout the course of the development.

Received 8 November 2023

C10 CMP Rev A 5188-0402 (Plots 1-5 DOC)

C10 TMO Rev A 5188-0402 (Plots 1-5 DOC)

Important Notes.

Where conditions 9 & 11 have been PARTIALLY DISCHARGED, this enables work to commence on site in line with those approved recommendations in the approved documents above.

The application / developer is required to submit verification/validation details for condition 11 and final report for condition 9 to the Local Planning Authority and apply for the conditions to be FULLY DISCHARGED. A new application and fee will be required.

Where conditions have been DISCHARGED, the scheme must be fully implemented and maintained in accordance with the approved details.



Christopher Brown MRTPI
Head of Planning

Date : 30 November 2023