

P17-1532

14 May 2024

Hinckley & Bosworth Borough Council
Hinckley Hub,
Rugby Road,
Hinckley,
Leicestershire,
LE10 0FR

Dear Sir/Madam,

**Planning App Ref: 18/00658/HYB – 21 Shaw Lane, Markfield Leicestershire LE67 9PU –
Discharge of Condition 14**

Planning Portal Ref: PP-13063898

Please find enclosed an application to fully discharge condition 14 relating to Phase 1 of planning permission 18/00658/HYB. The hybrid permission comprises the outline permission (access, scale and landscaping) for the erection of up to 5,000 sqm of B8 storage and full permission for extension to existing manufacturing unit (B2/B8) with associated access, landscaping and drainage works.

Condition 14 states:

'No development within any phase shall commence until a scheme for the investigation of any potential land contamination of land in that phase has been submitted 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 shall be implemented in accordance with the agreed details and any remediation works so approved shall be carried out prior to each phase being occupied.'

Condition 14 was partially discharged on 8 December 2023 under the application ref. 23/00876/DISCON. This was to enable works to commence on Phase 1 of the site and further investigations to be completed. GRM Development Solutions Limited (GRM) have undertaken additional ground investigation works. The works detailed within their report covered an area of the field (south eastern corner of the site) that was previously inaccessible, and comprised trial pits and chemical soil testing. These works were an addendum to the previously issued updated Phase II Site Appraisal Report covering 'Phase 1' of the development. This report will therefore allow Condition 14 for Phase 1 of the development to be fully discharged.

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Yours

Tom Beardsmore

A handwritten signature in black ink, appearing to be 'T Beardsmore', written in a cursive style.

Senior Planner
tom.beardsmore@pegasusgroup.co.uk

Enc.