

**Delegated Report
Discharge of Conditions**

Planning Ref: 25/00932/DISCON
Applicant: Mr Lewis Creed
Ward: Earl Shilton



Hinckley & Bosworth
Borough Council

Site: Land North Of Hill Top Farm Hill Top Earl Shilton

Application to discharge condition 7 (Landscape Management Plan) attached to planning decision 24/00496/REM

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

Condition 7

Prior to first occupation of the development hereby permitted, a landscape management plan, including long term objectives, management responsibilities and maintenance schedules for all landscape areas, other than small privately owned, domestic gardens, shall be submitted to and approved in writing by the Local Planning Authority. Thereafter landscape management shall be carried out in accordance with the approved details.

C7 Landscape Management Plan (updated) Received 24/12/2025

Consultees / Assessed by:

Compliance & Monitoring Officer

Conclusion / Summary:

Condition 7

The updated Landscape Management Plan received on 24 December 2025 sets out in detail the areas to be managed, the roles and responsibilities of those involved, and the proposed monitoring regime. The plan provides comprehensive coverage of all elements of the green infrastructure, including play-equipped areas, amenity green spaces, hard-surfaced areas, boundary treatments, and site furniture such as bins and benches.

The Local Planning Authority is satisfied that, once implemented, the management plan will secure a regular and effective maintenance regime. This will ensure that open space areas within the development are appropriately managed and maintained, enhancing biodiversity while keeping amenity areas in good condition with an acceptable appearance. The plan confirms regular site visits for litter collection, bin emptying, and inspection of equipment to ensure ongoing safety. Overall, the submitted details clearly demonstrate how the stated objectives will be achieved and maintained in the long term in accordance with Policy DM10 of the adopted Site Allocations and Development Management Policies Development Plan Document (2016).

Officer Recommendations:

Condition 7 Landscape Management Plan - Discharge