

**Delegated Report
Discharge of Conditions**

Planning Ref: 23/01057/DISCON
Applicant: Richard Fisher
Ward: Newbold Verdon With Desford & Peckleton
Site: 12 Newbold Road Kirkby Mallory Leicester



Hinckley & Bosworth
Borough Council

**Application to discharge condition 5 (Land Contamination) of planning application
18/00914/FUL**

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

Condition 5

No development shall commence on the foundations of the dwelling hereby approved until a scheme for the investigation of any potential land contamination on the site has first been submitted to and agreed in writing by the local planning authority which shall include details of how any contamination shall be dealt with and a period of implementation. The approved scheme shall be implemented in accordance with the agreed details and any remediation works so approved shall be carried out in accordance with the agreed implementation period prior to any works commencing on the foundations.

Received 7 November 2023

C5 Appendix A 3338 D
C5 Appendix B 3338 D
C5 Appendix Ba 3338 D
C5 Phase I Land Contamination Risk Assessment
C5 Appendix G 3424D
C5 Appendix Ga 3424D
C5 Ground Gas Risk Assessment 3424D
C5 Phase II Land Contamination Risk Assessment
C5 Phase III Remediation Strategy & Verification Plan

Consultees / Assessed by:

Environmental Services

Conclusion / Summary:

Condition 5

A Phase III has been submitted that details the proposed remediation strategy and verification plan to be implemented following a Phase I & II investigations. The Councils Environmental Services Officer has advised that the proposed details are acceptable and should be undertaken in accordance with Phase III in full and the condition can be partial discharged as the details demonstrate that the potential risk of land contamination to future occupiers will be minimised in accordance with Policy DM7 of the adopted Site Allocations and Development Management Policies Development Plan Document (2016).

Officer Recommendations:

Condition 5 Land Contamination – Partial Discharge