



**Hinckley & Bosworth
Borough Council**

planning@hinckley-bosworth.gov.uk
01455 238141

Hinckley Hub
Rugby Road
Hinckley
Leics
LE10 0FR

Application for Removal or Variation of a Condition following Grant of Planning Permission or Listed Building Consent

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	Triumph Motorcycles Ltd, Land North East Of
Address Line 1	Normandy Way
Address Line 2	
Address Line 3	Leicestershire
Town/city	Hinckley
Postcode	LE10 3BZ

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

Easting (x)	Northing (y)
440672	294547

Description

Applicant Details

Name/Company

Title

Mr

First name

Mitesh

Surname

Rathod

Company Name

Jelson Limited

Address

Address line 1

370 Loughborough Road

Address line 2

Address line 3

Town/City

Leicester

County

Country

Postcode

LE4 5PR

Are you an agent acting on behalf of the applicant?

- ☐ Yes
- ☒ No

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

Approval of reserved matters (landscaping) of outline planning permission (ref:15/00188/OUT) for residential development of 87 dwellings

Reference number

24/00116/REM

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

29/05/2024

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

Condition number(s)

1

Has the development already started?

- ☐ Yes
- ☒ No

Condition(s) - Variation/Removal

Please state why you wish the condition(s) to be removed or changed

Variation of Condition 1 to revise the approved drawings to allow removal of strip of land on the western boundary of the site which sits outside Jelson's ownership.

If you wish the existing condition to be changed, please state how you wish the condition to be varied

1. The approved hard and soft landscaping scheme shall be carried out in complete accordance with the submitted application details, as follows:

Site Location Plan, Drg No. J112-BRP-00-00-DR-A-0100-P02

Landscape Proposal 1 of 6, Drg No. 23.1825.001 Rev B

Landscape Proposal 2 of 6, Drg No. 23.1825.002 Rev B

Landscape Proposal 3 of 6, Drg No. 23.1825.003 Rev B

Landscape Proposal 4 of 6, Drg No. 23.1825.004 Rev B

Landscape Proposal 5 of 6, Drg No. 23.1825.005 Rev B

Landscape Proposal 6 of 6, Drg No. 23.1825.006 Rev B

The hard landscaping scheme shall be carried out and completed prior to the first occupation of any dwellings. The soft landscaping scheme shall be carried out during the first appropriate planting season following the date when any of the dwellings are first ready for occupation and maintained for a period of five years from the date of planting. During this period, any trees or shrubs which die or are damaged, removed, or seriously diseased shall be replaced by trees or shrubs of a similar size and species to those originally planted.

Reason: To ensure a satisfactory form of development in accordance with Policies DM1 and DM10 of the adopted Site Allocations and Development Management Policies Development Plan Document (2016).

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

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title

***** REDACTED *****

First Name

***** REDACTED *****

Surname

***** REDACTED *****

Reference

10/10/2024

Details of the pre-application advice received

I have discussed with my Team Leader and we would be happy to deal with this through a S73 for both 22/01091/REM and 24/00116/REM.

Ownership Certificates and Agricultural Land Declaration

Certificates under Article 14 - Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended)

Please answer the following questions to determine which Certificate of Ownership you need to complete: A, B, C or D.

Is the applicant the sole owner of all the land to which this application relates; and has the applicant been the sole owner for more than 21 days?

- ☐ Yes
☒ No

Can you give appropriate notice to all the other owners/agricultural tenants? (Select 'Yes' if there are no other owners/agricultural tenants)

- ☒ Yes
☐ No

Certificate Of Ownership - Certificate B

I certify/ The applicant certifies that:

- ☒ I have/The applicant has given the requisite notice to everyone else (as listed below) who, on the day 21 days before the date of this application, was the owner* and/or agricultural tenant** of any part of the land or building to which this application relates; or
☐ The applicant is the sole owner of all the land or buildings to which this application relates and there are no other owners* and/or agricultural tenants**.

* "owner" is a person with a freehold interest or leasehold interest with at least 7 years left to run.

** "agricultural tenant" has the meaning given in section 65(8) of the Town and Country Planning Act 1990

Name of Owner/Agricultural Tenant:

***** REDACTED *****

House name:

1st Floor, Outersole House

Number:

1

Suffix:

Address line 1:

Wheatfield Way

Address Line 2:

Hinckley

Town/City:

Leicestershire

Postcode:

LE10 1YG

Date notice served (DD/MM/YYYY):

22/01/2024

Person Family Name:

Person Role

☒ The Applicant

☐ The Agent

Title

Mr

First Name

Mitesh

Surname

Rathod

Declaration Date

29/11/2024

☒ Declaration made

Declaration

I/We hereby apply for Removal/Variation of a condition 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

Mitesh Rathod

Date

29/11/2024