

Hinckley & Bosworth Borough Council

Town and Country Planning Act 1990 (as amended) Approval of Details Reserved by Condition

CONDITIONS DISCHARGED

Name and Address of Applicant

Mr Michael Lain
Gopsall Hall Farm
Gopsall
Atherstone
Warwickshire
CV9 3QJ

Name and Address of Agent (if any)

Part I – Particulars of Application

Planning Reference: 25/00273/DISCON

Application Site: Camp Site, Gopsall Hall Farm, Gopsall Estate, Twycross, Atherstone

Proposal: Application to discharge condition 6 (Landscape Plan) and condition 7 (Construction Environmental Management Plan) attached to planning permission 24/01092/FUL

Part II – Summary of Decision

CONDITIONS DISCHARGED

In pursuance of its powers under the Town and Country Planning Act 1990 (as amended), the Local Planning Authority hereby approves the details submitted in relation to the following conditions:

Condition 6 Landscape Plan

BNG Metric (Submitted 21/04/2026)

Habitat Management and Monitoring Plan (Submitted 18/06/2025)

Biodiversity Gain Plan (Submitted 08/03/2025)

Landscape and Ecological Management Plan (Submitted 18/03/2025)

Condition 7 Construction Environmental Management Plan

Construction Environmental Management Plan (Submitted 18/03/2025)

The development must be carried out in strict accordance with the above approved documents and the full terms of the conditions.

Date: 6 July 2026



Christopher Brown MRTPI
Head of Planning

Part III – Particulars of Decision

Condition 6:

“No development shall take place (including ground works or vegetation clearance) until a Landscape Plan covering 30 years has been submitted to, and approved in writing by, the Local Planning Authority. This can take the form of a Habitat Management and Monitoring Plan (HHMP) and should include the following details:

- Description and evaluation of the features to be created and managed indicating planting schedules, species lists, and planting strategy including best practice guidance on appropriate spacing for planting trees; and*
- Aims and objectives of management; and*
- Appropriate management options for achieving aims and objectives; and*
- Prescriptions for management actions; and*
- Work schedules; and*
- Species/ seed mixes to be planted/sown; and*
- Ongoing monitoring and remedial measures.*

The development hereby permitted shall then be implemented in strict accordance with the details of the approved Landscape Plan.”

Consultees:

LCC Ecology

Assessment:

The application form has been supported by a BNG Metric, Habitat Management and Monitoring Plan, Biodiversity Gain Plan and Landscape and Ecological Management Plan.

LCC Ecology note that a formal application is required to discharge the BNG condition but nonetheless are satisfied that the Habitat Management and Monitoring Plan (HHMP) is extremely comprehensive and outlines appropriate management and monitoring recommendations for the proposed significant on-site enhancements. LCC ecology have recommended partial discharge of condition 6, stating that the condition could be fully discharged at the end of the 30-year monitoring period. However, condition 6 does not allow for partial discharge and the monitoring is secured for 30 years through the details submitted. It is therefore recommended that condition 6 is fully discharged as satisfactory information has been submitted to protect the biodiversity and wildlife on site to accord with Policy DM6 of the adopted Site Allocations and Development Management Policies Development Plan Document (2016).

Condition 7

“No development shall take place until a Construction Environmental Management Plan for biodiversity (CEMP: Biodiversity) is submitted to in writing and approved by the Local Planning Authority. The CEMP shall include details of safeguarding measures throughout the construction process and include precautionary methods of working presented within the Ecological Appraisal.”

Consultees

LCC Ecology

Assessment:

The application was supported by a Construction Environmental Management Plan which has been reviewed by LCC Ecology. LCC Ecology have confirmed the Plan is satisfactory and meets the requirements of the condition. It is therefore recommended that condition 7 is fully discharged as satisfactory information has been submitted to protect the biodiversity and wildlife on site during construction to accord with Policy DM6 of the adopted Site Allocations and Development Management Policies Development Plan Document (2016).