

**Delegated Report
Discharge of Conditions**

Planning Ref: 25/00779/DISCON
Applicant: Welcome Break Group Limited
Ward: Burbage Sketchley & Stretton



Hinckley & Bosworth
Borough Council

Site: Land East Of Stretton Croft Wolvey Road

**Application to discharge C22 (Tree protection) attached to planning permission
23/01023/HYB (Cross boundary with Rugby Borough Council)**

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

Condition 22

Before any development commences on the site, including site works of any description, a Tree Protection Plan prepared by a suitably qualified arboriculturist shall be submitted to and approved in writing by the local planning authority. The plan shall include protective barriers to form a secure construction exclusion zone and root protection area in accordance with British Standard 5837:2012 Trees in relation to design, any trenches for services are required within the fenced-off areas, they shall be excavated and back-filled by hand and any tree roots or clumps of roots encountered with a diameter of 25cm or more shall be left un-severed. The development shall be implemented in accordance with the approved Tree Protection Plan.

C22 Arboricultural Method Statement - Received 15 August 2025

Consultees / Assessed by:

Tree Officer

Conclusion / Summary:

Condition 22

- The submitted Arboricultural Method Statement (AMS) has been assessed by the Councils Tree Officer. The statement details what protection measures are to be put in place, their duration of implementation and how they will be monitored. The Councils Tree Officer is satisfied that once the mitigation measure are in place and adhered to, will ensure that the trees on site are to be retained and adequately protected during and after construction in the interests of the visual amenities of the area and biodiversity in accordance with Policy DM6 of the adopted Site Allocations and Development Management Policies Development Plan Document (2016) and paragraphs 136 and 180 of the National Planning Policy Framework (2024). The original permission is a cross-boundary application and subsequent approval of details reserved by condition have also been applied for - Condition 27 – R25/0715 (Tree protection)

Officer Recommendations:

Condition 22 Tree Protection Plan - Discharge