

Hinckley & Bosworth Borough Council

Town and Country Planning Act 1990 (as amended) Discharge of Conditions

DoC Decision Notice Split Decision DoC

Mr Dave Walgate
Lagan Homes (G.B) Ltd
Finance House
Beaumont Road
Banbury
Oxfordshire
OX16 1RH

Details of Application:

Application Ref: 25/00225/DISCON
Proposal: Application to discharge C3 (Land Contamination) C11 (Noise Mitigation) attached to planning permission 22/00648/OUT
Location: Land South Of Markfield Road Ratby

The details submitted with Condition 3 are acceptable to DISCHARGE and Condition 11 is eligible for a PARTIAL DISCHARGE.

DISCHARGED CONDITION

Condition 3

No development approved by this permission shall be commenced until a scheme for the investigation of any potential land contamination on the site has been submitted in writing to and agreed in writing by the Local Planning Authority which shall include details of how any contamination shall be dealt with. The approved scheme shall be implemented in accordance with the agreed details and any remediation works so approved shall be carried out prior to the site first being occupied.

C3 Ground Investigation Report – Parts 1 – 6 – Received 10 March 2025

The details submitted are ACCEPTABLE and the condition is hereby DISCHARGED, subject to the scheme being carried out strictly with the full terms of the condition.

PARTIALLY DISCHARGED CONDITION

Condition 11

Development shall not begin until a scheme for protecting the proposed dwellings from noise from the nearby road network has been submitted to and approved by the Local Planning Authority. All works which form part of the scheme shall be completed before any of the permitted dwellings are first occupied.

C11, Noise Mitigation Scheme – Received 10 March 2025

The details submitted are ACCEPTABLE and the condition is PARTIALLY DISCHARGED, subject to the scheme being carried out strictly with the full terms of the condition. Once

an assessment has taken place relating to the overheating, a new application and fee with the results should be submitted for approval to the LPA.

A handwritten signature in grey ink that reads "C. Brown." with a period at the end.

Date: 30 April 2025

Christopher Brown MRTPI
Head of Planning