

**Delegated Report
Discharge of Conditions**

Planning Ref: 23/01147/DISCON
Applicant: Mr Milne
Ward: Burbage Sketchley & Stretton



Hinckley & Bosworth
Borough Council

Site: 103 Coventry Road Burbage Hinckley

Application to discharge C8 (Drainage) C17 (Waste and Recycling) attached to planning permission 23/00862/CONDIT (original application 19/00383/FUL)

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

Condition 8

No part of the development hereby permitted shall be occupied until such time as site drainage details have been provided to and approved in writing by the Local Planning Authority. Thereafter surface water shall not drain into the Public Highway and thereafter shall be so maintained.

Received 29 November 2023

C8, Engineering Layout, Drg No. CO19/327/10 001 P1
C8, Private Drainage Details (1 of 3) Drg No. CO19/327/10 002 P1
C8, Private Drainage Details (2 of 3) Drg No. CO19/327/10 003 P1
C8, Private Drainage Details (3 of 3) Drg No. CO19/327/10 004 P1
C8, Private Pavement Details Drg No. CO19/327/10 005 P1

Condition 17

Prior to occupation a scheme that makes provision for waste and recycling storage and collection across the site has been submitted in writing to and approved in writing by the Local Planning Authority. The details should address accessibility to storage facilities and adequate collection point space at the adopted highway boundary. The approved scheme shall be implemented in accordance with the agreed details prior to first occupation of any dwelling hereby approved.

Received 2 January 2024

C17, Proposed Site Plan, Drg No. 1501 P03 Rev F

Consultees / Assessed by:

LCC Highways
Waste Services
Compliance & Monitoring Officer

Conclusion / Summary:

Condition 8

Details of the drainage proposals have been submitted in support of condition 8 which is to ensure that surface water does not drain onto the highway, therefore the Local Highway Authority (LHA) was consulted. The LHA responded to advise that the condition be eligible for discharge as the details demonstrate that surface water scheme for the frontage to the site will assist in reducing the possibility of surface water from the site being deposited in the highway causing dangers to road users in accordance with Policy DM17 of the adopted Site Allocations and Development Management Policies DPD (2016) and Paragraph 108 and 110 of the National Planning Policy Framework (2021).

Condition 17

A plan 1501-P03F has been submitted in support of condition 17 that shows 4 bin collection points adjacent to the highway boundary which is satisfactory to Waste & Recycling Team to enable collections in accordance with the Waste and Recycling Policy and the plan details that the bins collection points will only be used on the relevant bin collection days and bin storage is shown to each of the plots. The details ensure that the bin storage on site is not detrimental to the street scene and overall design of the scheme in accordance with Policy DM10 of the Site Allocations and Development Management Policies Development Plan Document (2016).

Officer Recommendations:

Condition 8 Drainage to the Highway – Discharge

Condition 17 Waste & Recycling – Discharge