



Development Team
Rugby Borough Council
Town Hall
Evreux Way
Rugby
CV21 2RR

Case officer:
Steven Hoang

04-Dec-2025

Tommy Cooney,
Montagu Evans
Montagu Evans, 70 st Mary Axe, London, EC3A 8BE

Dear Tommy Cooney,
Montagu Evans

Town and Country Planning Act 1990 (As amended).
Approval of details in relation to conditions.

Notice is hereby given that the Borough Council in pursuance of its powers under the above mentioned Act and Rules, Orders and Regulations made there under approves the details below in accordance with the planning permission and conditions referred to in the schedule.

SCHEDULE

Reference

R25/0717

Development

Details of condition 8 (CEMP) of R23/1047.

Address of Development

Land East of Stretton Croft, Stretton Baskerville Roundabout, Hinckley, LE10 3JA

The following condition is discharged:

CONDITION 8:

No development shall take place (including demolition, ground works and vegetation clearance) until a (CEMP: Biodiversity) has been submitted to and approved in writing by the Local Planning Authority. The CEMP (Biodiversity) shall include the following:

- a) Risk assessment of potentially damaging construction activities.
- b) Identification of biodiversity protection zones.
- c) Practical measures (both physical measures and sensitive working practices) to avoid or reduce impacts during construction (may be provided as a set of method statements).
- d) The location and timing of sensitive works to avoid harm to biodiversity features.

- e) The times during construction when specialist ecologists need to be present on site to oversee works.
 - f) Responsible persons and lines of communication.
 - g) The role and responsibilities on site of an ecological clerk of works (ECoW) or similarly competent person.
 - h) Use of protective fences, exclusion barriers and warning signs.
- The approved CEMP shall be adhered to and implemented throughout the construction period strictly in accordance with the approved details, unless otherwise agreed in writing by the local planning authority.

REASON: To ensure that protected species are not harmed by the development

The above condition has been approved in accordance with the following document received on 28.10.2025:

- CEMP: Biodiversity, prepared by 'Rachel Hacking Ecology' (Revised October 2025)

Yours faithfully

A handwritten signature in black ink, appearing to read 'Nicola Smith', written in a cursive style.

NICOLA SMITH MRTPI
Chief Officer – Growth & Investment