

Hinckley & Bosworth Borough Council

Town and Country Planning Act 1990 (as amended)

Approval of Details Reserved by Condition DECISION NOTICE

Name and Address of Applicant

C/o Tommy Cooney
Montagu Evans
70 St Mary Axe
London
EC3A 8BE

Name and Address of Agent (if any)

Part I – Particulars of Application

Planning Reference: 25/01030/DISCON

Application Site:

Proposal: Application to discharge condition 3 (Surface Water Drainage) relating to planning permission 25/00741/CONDIT (originally 23/01023/HYB)

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 3 Surface Water Drainage

C3 HINCK-DCE-00-XX-DR-C-5000 P06 Drainage Strategy Submitted (30/04/2026)

C3 HINCK-DCE-00-XX-TN-C-0002 Drainage Condition Discharge Tech Note (submitted 02/03/2026)

Revised Application form Submitted 16/02/2026
(Submitted 05/01/2026)

C3, Drainage Maintenance Plan, Drg No. HINCK-DCE-XX-XX-RP-C-0001

C3, Flood Exceedance Plan, Drg No. HINCK-DCE-XX-XX-DR-C-5004 Rev P01

C3, Drainage Construction Details, Sheet 2 of 2, Drg No. HINCK-DCE-XX-XX-DR-C-5003 Rev P01

C3, Drainage Construction Details, Drg No. HINCK-DCE-XX-XX-DR-C-5002 Rev P01

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

Date: 10 June 2026



Christopher Brown MRTPI
Head of Planning

Part III – Particulars of Decision

Condition 3

No development approved by this planning permission shall take place until such time as a surface water drainage scheme, in accordance with the Sustainable Drainage Statement dated August 2023, has been submitted to, and approved in writing by the Local Planning Authority in consultation with National Highways. The development must be carried out in accordance with these approved details and completed prior to first use”

Consultees

National Highways, LLFA & HBBC’s Drainage Officer

Assessment: The site lies across the administrative boundary with Rugby Borough Council. The discharge of Condition 3 was initially submitted in relation to surface water drainage under the original permission and was subsequently revised following the approval of a Section 73 application (ref. 25/00741/CONDIT).

A drainage strategy has been submitted for the site, supported by appropriate calculations. This has been reviewed and found acceptable by both the Council’s Drainage Officer and the Lead Local Flood Authority (LLFA). The submitted plans detail ACO drains, catch pits, flow control devices, headwalls, and an attenuation tank. These elements provide the necessary design measures to ensure the site has sufficient capacity to manage surface water drainage, taking into account climate change allowances and maintaining water quality to prevent adverse impacts on receiving systems.

The proposed drainage outfall remains subject to the approval of a Section 106 agreement with Severn Trent Water.

The Local Planning Authority (LPA) is satisfied that the scheme provides adequate drainage to reduce flood risk, maintain the quality of surface water runoff, and protect the integrity of the surface water management system throughout the construction and operational phases of the development. This is in accordance with Policy DM7 of the Site Allocations and Development Management Policies Development Plan Document (2016).

Furthermore, the proposals will assist in ensuring that the A5 trunk road and M69 motorway continue to function effectively as part of the national route network, in accordance with Section 10(2) of the Highways Act 1980. The scheme minimises disruption to the Strategic Road Network and promotes road safety, in line with Policy DM17 of the same Development Plan Document (2016), Section 9 of the National Planning Policy Framework (2024), and Department for Transport Circular 01/2022 and is acceptable to National Highways.

Informative:

1. This approval relates solely to the discharge of the conditions listed in this notice.
2. All other conditions attached to the original planning permission remain in full force and effect.
3. Sewer connection is subject to s106 agreement through a Section 38 the relevant water body
4. Any highways works undertaken are subject to the relevant Highway Approval