

Hinckley and Bosworth Borough Council
Hinckley Hub
Rugby Road
Hinckley
Leicestershire
LE10 0FT

10th June 2026

Dear Sirs,

Ref: 25/00713/FUL
Description: Change of use of land for the siting of self-storage containers
Address: Ivy House Farm, Bilstone Road, Congerstone, Leicestershire, CV13 6LW
Applicant: Tim Sinnott

This letter is submitted alongside separate supporting documents in order to formally discharge planning conditions attached to the above approval as set out below.

Condition 4

No development shall commence until a Public Right of Way Management Plan for Footpath S91/1 has been submitted to and approved in writing by the local planning authority. Once approved, the management plan shall be implemented in accordance with the agreed details and timetable.

Condition 7

No development shall take place (including ground works or vegetation clearance) until a Habitat Management and Monitoring Plan has been submitted to and approved in writing by the local planning authority. The approved Plan/details shall be adhered to and implemented unless otherwise agreed in writing by the local planning authority.

Condition 8

No development shall take place until a scheme of hard and soft landscaping works, including boundary treatments for the site, and an implementation scheme has been submitted to and approved in writing by the local planning authority. The scheme shall be carried out in full accordance with the approved landscaping details within one year of the approved scheme commencing. The soft landscaping scheme shall be maintained for a period of five years from the date of planting. During this period any trees or shrubs which die or are damaged, removed or seriously diseased shall be replaced by trees or shrubs of a similar size and species to those originally planted at which time shall be specified in writing by the local planning authority.

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Biodiversity Gain Plan Condition

The development is subject to the mandatory "biodiversity gain condition". A Biodiversity Gain Plan must be submitted to and approved in writing by Hinckley and Bosworth Borough Council prior to commencement of this development.

(a) a Biodiversity Gain Plan has been submitted to the planning authority, and

(b) the planning authority has approved the plan

We trust that the details submitted are sufficient to discharge the conditions promptly but please do not hesitate to contact us if you have any queries.

Kind regards



Sally Moore BSc (Hons) PgD MRICS FAAV
The Rural Planning Co