

Hinckley & Bosworth Borough Council

Town and Country Planning Act 1990 (as amended) Approval of Details Reserved by Condition

CONDITIONS DISCHARGED

Name and Address of Applicant

Miss Lydia Jones
Owl Homes Ltd
Unit W1A, Arley Drive
Birch Coppice Business Park
Arley Drive
Tamworth
Staffordshire
B78 1SA

Part I – Particulars of Application

Planning Reference: 26/00512/DISCON
Application Site: Land At Wykin Lane, Stoke Golding, Leicestershire
Proposal: Application to discharge conditions 22 (Waste Minimisation and Recycling) and 24 (Electronic Communications Infrastructure) of planning permission 22/00595/CONDIT.

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 22 (Waste Minimisation and Recycling)

- C22, Waste Minimisation and Recycling Information Pack

Condition 24 (Electronic Communications Infrastructure)

- C24, Electronic communications infrastructure SG_00Q Proposal Issue 1

The details submitted are **ACCEPTABLE** and the conditions are **DISCHARGED**. The development must be carried out in strict accordance with the above approved documents and the full terms of the condition.

Date: 12th August 2026



Christopher Brown MRTPI
Head of Planning

Part III – Particulars of Decision

Condition 22 (Waste Minimisation and Recycling):

'Upon first occupation of each individual residential property on the development, residents shall be provided with a 'Waste Minimisation and Recycling Pack'. The details of this Pack shall be first agreed in writing by the Local Planning Authority (in consultation with Leicestershire County Council) and shall provide information to residents about sustainable waste management behaviours. As a minimum, the Pack shall contain the following:

- Measures to prevent waste generation;*
- Information on local services in relation to the reuse of domestic items;*
- Information on home composting, incentivising the use of a compost bin and/or food waste digester;*
- Household Waste Recycling Centre location, opening hours and facilities available;*
- Collection days for recycling services; and*
- Information on items that can be recycled.*

Reason: *In the interests of waste minimisation in accordance with Policies DM1 and DM10 of the Site Allocations and Development Management Policies Development Plan Document (2016) and Policy SG15 of the Stoke Golding Neighbourhood Plan (2022).'*

Consultee responses:

HBBC Waste – no response has been received.

Assessment:

The Case Officer has reviewed the submitted Waste Minimisation and Recycling Information Pack and is content that it satisfies the requirements of the condition in the interests of waste minimisation in accordance with Policies DM1 and DM10 of the Site Allocations and Development Management Policies Development Plan Document (2016) and Policy SG15 of the Stoke Golding Neighbourhood Plan (2022).

Condition 24 (Electronic Communications Infrastructure):

'No development beyond damp proof course level shall commence until full details for the provision of electronic communications infrastructure to serve the development, including full fibre broadband connections, has been submitted to and approved in writing by the Local Planning Authority. The development shall be implemented in accordance with the approved details and the infrastructure fully available prior to the first occupation of each dwelling on the site.

Reason: *To ensure the provision of a high quality and reliable communications infrastructure network to serve the development to accord with paragraph 114 of the National Planning Policy Framework (2021).'*

Consultee responses:

National Grid – no response has been received.

Assessment:

The Case Officer has reviewed the submitted Electronic Communications Infrastructure Proposal provided by Open Reach; which details the development layout and the allocated

fibre optic infrastructure to be in place for each plot and is satisfied that it will ensure the provision of a high quality and reliable communications infrastructure network to serve the development to accord with paragraph 114 of the National Planning Policy Framework (2024).
