

Hinckley & Bosworth Borough Council

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

CONDITIONS DISCHARGED

Name and Address of Agent

Mr Steffan Baker
Lighthouse Development Consulting
Tec Marina Terra Nova Way
Penarth
South Glamorgan
CF64 1SA

Name and Address of Applicant

Clump Farm Solar Limited
Ground Floor Ibis Court
Warrington
WA1 1RL

Part I – Particulars of Application

Planning Reference: 26/00223/DISCON

Application Site: Land At Clump Farm Peckleton/Hinckley Road/Leicester Road

Proposal: Application to discharge conditions 12 (CTMP), C13 (PRoW), C16 (SuDS), C17 SuDS during Construction), C18 (Drainage Long Term Maintenance), 19 (Infiltration Testing), 20 (Landscaping), 23 (CEMP Ecology), 24 (LEMP), 25 (BNG), 27 (Arboricultural Method Statement) attached to planning permission 21/01242/FUL

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 16 (SuDS)

C16, C17, C18 & C19 Raincloud (March 2026) [11/3/26]

C16, C17 & C18 Raincloud Response to LLFA [13/5/26]

Condition 17 (SuDS during Construction)

C16, C17, C18 & C19 Raincloud (March 2026) [11/3/26]

C16, C17 & C18 Raincloud Response to LLFA [13/5/26]

C17 Clump Solar Farm Soil Management Plan RV03 [13/5/26]

Condition 18 SuDS Maintenance & Management

C16, C17, C18 & C19 Raincloud (March 2026) [11/3/26]

C16, C17 & C18 Raincloud Response to LLFA [13/5/26]

Condition 19 Infiltration Testing

C16, C17, C18 & C19 Raincloud (March 2026) [11/3/26]

Condition 20 Landscaping

C20 16801-LUC-XX-XX-DR-L-0100 Detail Landscape Proposals Sheet 1 of 2 [15/6/26]

C20 16801-LUC-XX-XX-DR-L-0101 Detail Landscape Proposals Sheet 2 of 2 [15/6/26]

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 conditions.

Note: To be read in conjunction with 26/00223/DISCON Deemed Discharge Document

C. Brown.

Date: 19 August 2026

Christopher Brown MRTPI
Head of Planning

Part III – Particulars of Decision**Condition 16 (SuDS)**

No development approved by this planning permission shall take place until such time as a surface water drainage scheme has been submitted to, and approved in writing by the Local Planning Authority. Reason: To prevent flooding by ensuring the satisfactory storage and disposal of surface water from the site in accordance with the advice contained in the NPPF

Condition 17 (SuDS during Construction)

No development approved by this planning permission shall take place until such time as details in relation to the management of surface water on site during construction of the development has been submitted to, and approved in writing by the Local Planning Authority. Reason: To prevent an increase in flood risk, maintain the existing surface water runoff quality, and to prevent damage to the final surface water management systems though the entire development construction phase in accordance with the advice contained in the NPPF

Condition 18 (Long Term Management Drainage)

Prior to completion of the development approved by this planning permission shall take place until such time as details in relation to the long-term maintenance of the surface water drainage system within the development have been submitted to and approved in writing by the Local Planning Authority. The scheme of long-term maintenance scheme as approved shall thereafter be implemented for the operational phase of the development Reason: To establish a suitable maintenance regime that may be monitored over time; that will ensure the long-term performance, both in terms of flood risk and water quality, of the surface water drainage system (including sustainable drainage systems) within the proposed development in accordance with the advice contained in the NPPF.

Condition 19 (Infiltration Testing)

No development approved by this planning permission shall take place until such time as infiltration testing has been carried out (or suitable evidence to preclude testing) to confirm or otherwise, the suitability of the site for the use of infiltration as a drainage element, has been submitted to and

approved in writing by the Local Planning Authority. Reason: To demonstrate that the site is suitable (or otherwise) for the use of infiltration techniques as part of the drainage strategy in accordance with the advice contained in the NPPF.

Condition 20 (Landscaping)

Notwithstanding the approved drawings, prior to the commencement of development, a detailed scheme for landscaping the site shall first be provided to and approved in writing by the Local Planning Authority which shall include: a) further details of the proposed tree and shrub planting including their species, number, sizes and positions, together with grass seeded/turfed areas and written specifications (including cultivation and other operations associated with plant and grass establishment i.e. depth of topsoil, mulch etc), b) further details of the existing trees and hedgerows to be retained as well as those to be felled, including existing and proposed soil levels at the base of each tree/hedgerow and the minimum distance between the base of the tree and the nearest edge of any excavation, c) details of the hard landscaping including access tracks within the development. The approved scheme shall be implemented by the end of the first planting season following commencement of the development. Should any plant or tree that forms part of the approved landscaping scheme die or become severely damaged or diseased during a period of 5 years after planting, it shall be replaced by a specimen of the same variety and size. Reason: In the interests of visual amenity and to protect the rural character of the area in accordance with SADMP policy DM4 and DM10 and the advice contained in the NPPF

Consultees: LCC Ecology, Leicestershire local Flooding Authority LLFA,

Assessment

- **Condition 16**

- A SuDS Strategy was prepared by Raincloud and was considered acceptable in principle by the Lead Local Flood Authority (LLFA). However, additional technical information was required before the condition could be fully discharged.
- Further details were submitted in a supplementary document received on 15 May 2026, providing the dimensions of each swale, including width, depth and side slopes, together with the location, width and depth of the proposed gravel strips. Following review of this additional information, the LLFA confirmed that they were satisfied with the proposed surface water drainage strategy for the site and raised no objection to the discharge of the condition.

- **Condition 17**

- Raincloud has advised that installation of the solar panel racking should be undertaken during dry ground conditions in order to minimise damage caused by construction vehicle movements across the site. The racking will be installed using a mini pile driver, resulting in minimal ground disturbance and reducing the risk of altering existing surface water flow patterns.
- The temporary construction compound will be formed on a gravel base. This measure will help prevent increased surface water runoff, reduce the potential for soil erosion and minimise the mobilisation of sediment across the site. These measures will be monitored throughout the construction period by the Ecological Clerk of Works.

- **Condition 18**

- Long-term maintenance proposals have been provided for the swales, which align with the maintenance recommendations set out within the CIRIA SuDS Manual. The LLFA has reviewed the proposed management regime and is satisfied that both the maintenance measures and the frequency of inspections and upkeep are appropriate and acceptable.

- **Condition 19**

- Following initial consultation, the LLFA confirmed that sufficient site investigation and soil assessment work had been undertaken. The submitted information demonstrates that the site

is predominantly underlain by mudstone, which has low permeability characteristics. As a result, the LLFA accepted the conclusion that infiltration is not a viable drainage strategy for this site.

- **Condition 20**

- Landscape Plans Sheets 1 and 2 identify all trees, hedgerows and shrubs to be retained and those proposed for removal. Where new planting or hedgerow infill is proposed, full details of species, quantities and planting sizes have been provided alongside detailed planting specifications.
- The plans also identify proposed grassed and seeded areas, together with any existing or proposed hardstanding. The details submitted are found to be satisfactory in that the landscaping scheme provides sufficient detail to support the discharge of the condition, will assist in meeting the development's biodiversity enhancement objectives and addresses the landscape and heritage impacts identified when the application was approved.

Note:

Pursuant to Article 29 of the Town and Country Planning and Country Planning (Development Management Procedure) (England) Order 2015, the Local Planning Authority received a Deemed Discharge Notice for Conditions 12,13,23,24,25 & 27 on 23 July 2026 which took effect on 7 August 2026.
