

**Delegated Report
Discharge of Conditions**

Planning Ref: 24/00598/DISCON
Applicant: Mrs Kathryn Gear
Ward: Barwell



Hinchley & Bosworth
Borough Council

Site: 8 Chapel Street Barwell Leicester

**Application to discharge condition 2 (Cycle Store) and 3 (Waste & Recycling) of
24/00331/P3CMA**

**Conditions and supporting details submitted to apply for the conditions to be
discharged:**

Condition 2

The development hereby permitted shall not be occupied until such time as secure cycle parking shall be provided in accordance with details first submitted to and agreed in writing by the Local Planning Authority. Thereafter the onsite cycle parking provision shall be kept available for such use in perpetuity.

C2 & C3 Waste and recycling and cycle store – Received 17 June 2024

Condition 3

No development shall take place until a scheme makes adequate provision for waste and recycling storage of containers and collection across the site which has been submitted to and approved in writing to the Local Planning authority. The details should address accessibility to storage facilities and confirm adequate space is provided at the adopted highway boundary to store and service wheeled containers.

C2 & C3 Waste and recycling and cycle store – Received 17 June 2024

Consultees / Assessed by:

Waste & Recycling Officer
Compliance & Monitoring Officer
LCC Highways

Conclusion / Summary:

Condition 2

A bike shelter is proposed to be located at the rear of the development which will be made of a timber pagoda with a flat roof which will be located on a gravel/concrete surface adjacent to an existing masonry wall where a 5 no. Sheffield Toast Rack will be provided to enable 10 bikes to be safely secured. The details demonstrate that the development will have a sufficient safe storage area for cycles which will assist in promoting sustainable travel modes in accordance with Policy DM17 of the adopted Site Allocations and Development Management Policies Development Plan Document (2016) and the National Planning Policy Framework (December 2023).

Condition 3

Waste & Recycling have assessed the plan provided which they advise appears to show waste collection point at the boundary of the highway which meets the requirements of the

Councils Waste Collection Service which demonstrates that adequate provision for waste and recycling storage in accordance with Section 46 of the Environmental Protection Act 1990 and visual amenity of the area in accordance with Policy DM10 of the SADMP is provided.

Officer Recommendations:

Condition 2 Cycle Store - Discharge

Condition 3 Waste & Recycling - Discharge