



**Hinckley & Bosworth
Borough Council**

planning@hinckley-bosworth.gov.uk
01455 238141

Hinckley Hub
Rugby Road
Hinckley
Leics
LE10 0FR

Application for Removal or Variation of a Condition following Grant of Planning Permission or Listed Building Consent

Town and Country Planning Act 1990 (as amended); Planning (Listed Buildings and Conservation
Areas Act) 1990 (as amended)

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number	
Suffix	
Property Name	Redmoor High School Academy Trust
Address Line 1	Wykin Road
Address Line 2	
Address Line 3	Leicestershire
Town/city	Hinckley
Postcode	LE10 0EP

Description of site location must be completed if postcode is not known:

Easting (x)	Northing (y)
441748	295037

Description

Applicant Details

Name/Company

Title

Mr

First name

Mr Matt

Surname

Nicolle

Company Name

Address

Address line 1

Redmoor High School Academy Trust Wykin Road

Address line 2

Address line 3

Town/City

Hinckley

County

Leicestershire

Country

Postcode

LE10 0EP

Are you an agent acting on behalf of the applicant?

- ☒ Yes
- ☐ No

Contact Details

Primary number

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

Mr

First name

Dominic

Surname

Skinner

Company Name

The Qube

Address

Address line 1

Unit1

Address line 2

Teeton Lane

Address line 3

Teeton

Town/City

Northamptonshire

County

Country

United Kingdom

Postcode

NN6 8LH

Contact Details

Primary number

01604263123

Secondary number

Fax number

Email address

dominic.skinner@theqube.co.uk

Description of the Proposal

Please provide a description of the approved development as shown on the decision letter

Proposed two storey classroom block and associated works (following demolition of existing temporary classroom block).

Reference number

23/01068/FUL

Date of decision (date must be pre-application submission)

09/01/2024

Please state the condition number(s) to which this application relates

Condition number(s)

2

Has the development already started?

☒ Yes

☐ No

If Yes, please state when the development was started (date must be pre-application submission)

17/06/2024

Has the development been completed?

☐ Yes

☒ No

Condition(s) - Variation/Removal

Please state why you wish the condition(s) to be removed or changed

Due to required changes in the M&E requirements the approved building doesn't provide deep enough service voids. In order to achieve these the overall building needs to be raised by 1135mm. The proposed building will be 735mm higher than the adjacent building, but still 2315mm lower than the approved Sport Hall, maintaining it's subservience on site. There are no changes to the materiality of the approved building or it's elevation design and the footprint remains the same. The only proposal changes are the overall height of the building.

The proposed building is well set back from the nearest residential boundary being approx. 86m away. The building is approx. 115m from the road and would not be visible on the street scene due to positioning behind the current sports hall and the mature trees along the boundary. The visual impact of the approved building is extremely minimal.

If you wish the existing condition to be changed, please state how you wish the condition to be varied

We wish to remove approved drawing Proposed Elevations Drg No. 300 Rev P2 and replace with drawings 17263-DB3-B01-ZZ-DR-A-21000-C3-Elevations - NW_SE and 17263-DB3-B01-ZZ-DR-A-21001-C3-Elevations - NE_SW as listed on the decision notice under condition 2.

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- ☒ Yes
☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- ☒ The agent
☐ The applicant
☐ Other person

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

- ☐ Yes
☒ No

Ownership Certificates and Agricultural Land Declaration

Certificates under Article 14 - Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended)

Please answer the following questions to determine which Certificate of Ownership you need to complete: A, B, C or D.

Is the applicant the sole owner of all the land to which this application relates; and has the applicant been the sole owner for more than 21 days?

- ☒ Yes
☐ No

Is any of the land to which the application relates part of an Agricultural Holding?

- ☐ Yes
☒ No

Certificate Of Ownership - Certificate A

I certify/The applicant certifies that on the day 21 days before the date of this application nobody except myself/ the applicant was the owner* of any part of the land or building to which the application relates, and that none of the land to which the application relates is, or is part of, an agricultural holding**

* "owner" is a person with a freehold interest or leasehold interest with at least 7 years left to run.

** "agricultural holding" has the meaning given by reference to the definition of “agricultural tenant” in section 65(8) of the Act.

NOTE: You should sign Certificate B, C or D, as appropriate, if you are the sole owner of the land or building to which the application relates but the land is, or is part of, an agricultural holding.

Person Role

- ☐ The Applicant
- ☒ The Agent

Title

Mr

First Name

Dominic

Surname

Skinner

Declaration Date

11/09/2024

☒ Declaration made

Declaration

I/We hereby apply for Removal/Variation of a condition as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.

I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

I/We also accept that, in accordance with the Planning Portal's terms and conditions:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

☒ I / We agree to the outlined declaration

Signed

Dominic Skinner

Date

11/09/2024