

Hinckley & Bosworth Borough Council

Town and Country Planning Act 1990 (as amended) Discharge of Conditions

DoC Decision Notice Conditions Discharged

N Barwell Capitol
C/o White Ridge Architecture
WRA Ltd
Hilton Hall
Hilton Lane
Essington
WV11 2BQ

Details of Application:

Application Ref: 23/00431/DISCON
Proposal: Application to discharge planning Conditions 4 (Surface Water Drainage), Condition 5 (Construction Surface Water Management), Condition 10 (Landscape and Ecological Management Plan) and Condition 13 (Levels) of planning application 21/00695/FUL (Appeal reference APP/K2420/W/22/3308175)
Location: Land At Crabtree Farm Hinckley Road Barwell

The details submitted with the following conditions are acceptable and the conditions are hereby discharged.

Condition 4.

Prior to the commencement of the development hereby permitted, a surface water drainage scheme based on sustainable drainage principles shall be submitted to and approved in writing by the local planning authority. Thereafter, the development shall be carried out in accordance with the approved surface water drainage scheme.

Received 13 June 2023 C4 Drainage Strategy 20185 001E

C4 Pre-development Flood Route Plan 20185 002

C4 Post Development Flood Route Plan 20185 003

C4 Basin Sectors 20185 300A

C4 Chamber Details 20185 311 S13

C4 SuDS Maintenance Plan

C4 Drainage Strategy Resi

Received 3 May 2023

C4 & C13 Drainage Layout 20185 101

Received 25 September 2023

Condition 5

Prior to the commencement of the development hereby permitted, a scheme of surface

water management to manage surface water on site during the construction of the development shall be submitted to and approved in writing by the local planning authority. Thereafter, the development shall be carried out in accordance with the approved scheme.

Received 4 May 2023

C5 51 Unit Construction Phase Surface Water Management Scheme

Condition 10

Prior to the commencement of the development hereby approved. A landscape and ecological management plan (LEMP) for the development site shall be submitted to and approved in writing by, the local planning authority. The LEMP shall include the following. a) Description and evaluation of features to be managed. b) Ecological trends and constraints on site that might influence management. c) Aims and objectives of management. d) Appropriate management options for achieving aims and objectives. e) Prescriptions for management actions. f) Preparation of a work schedule (including an annual work plan capable of being rolled forward over a five-year period). g) Details of the body or organisation responsible for implementation of the plan. h) Ongoing monitoring and remedial measures. The plan shall also set out (where results from monitoring show that conservation aims and objectives of the LEMP are not being met) how contingencies and/or remedial action will be identified, agreed and implemented so that the development still delivers the fully functioning biodiversity objectives of the originally approved scheme. Thereafter, the LEMP will be implemented in accordance with the approved details.

Received 4 May 2023

C10 Landscape and Ecological Management Plan- Final 270423

Condition 13

The development hereby permitted shall not commence until the existing and proposed ground levels and proposed finished floor levels, have been submitted to and approved in writing by the local planning authority. Thereafter, the development shall be carried out in accordance with the approved details.

Received 25 September 2023

C13 Topographical Survey 2243-02

C13 External Levels Sheet 1 of 2 100

C13 External Levels Sheet 2 of 2 101

The details submitted are ACCEPTABLE and the conditions are hereby DISCHARGED, subject to the scheme being carried out strictly with the full terms of the condition.



Christopher Brown MRTPI
Head of Planning

Date : 04 October 2023