

**Delegated Report
Discharge of Conditions**

Planning Ref: 25/00241/DISCON
Applicant: Ms Esther Wiles
Ward: Earl Shilton



Hinckley & Bosworth
Borough Council

Site: Land West Of Clickers Way Earl Shilton

**Application to discharge condition 12 (Construction Environmental Management Plan)
attached to planning permission 20/01225/FUL**

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

Condition 12

Prior to the commencement of development, a Construction Environmental Management Plan shall be submitted to and approved in writing by the Local Planning Authority. The Construction Environmental Management Plan shall provide details of the following:

- a) The parking of vehicles of site operatives and visitors
- b) The hours of operation, including deliveries.
- c) Loading and unloading of plant and materials
- d) Storage of plant and materials
- e) Location of contractor compounds and temporary haul roads
- f) Wheel washing facilities
- g) Management of surface water run-off including details of any temporary localised flooding management system and temporary earth works
- h) Prevention of impact to existing and proposed residents from dust, odour, noise, smoke, light and land contamination.
- i) Details of monitoring.
- j) Routing of construction traffic (including provision of directional signage)

Site preparation and construction shall be limited to the following hours;
Monday- Friday 07:30-18:00
Saturday 08:00-13:00
No working on Sundays and Bank Holidays

The approved Construction Environmental Management Plan for the development shall be implemented throughout the course of the construction of the development.

Received 30 April 2025

C12 Earl Shilton Construction Traffic Routing Plan Rev A

Received 28 April 2025

C12 CEMP Rev C

Consultees / Assessed by:

LLFA (Local Lead Flood Authority) – Leicestershire County Council
Drainage Officer
Environmental Services
LCC Highways

Conclusion / Summary:

Condition 12

A Construction Environmental Management Plan together with a traffic routing plan has been submitted to support the discharge of Condition 12. The LHA are satisfied with the preferred traffic routing plan and the wheel wash facilities along with the parking areas provided for workers and visitors to the site. The LLFA and the Councils Drainage Officer are satisfied that adequate measure have been put in place to manage surface water run off during construction / temporary earth works to help avoid unnecessary flooding off the site during these periods. Finally the Councils Environmental Services Officer finds the details provided to protect neighbouring residents from noise, dust, odour light and land contamination have been addressed adequate to help mitigate the impact of the development. Whilst there will be some disruption during the construction period the measures going to be put in place will help to minimise disruption to the neighbouring residents in accordance with Policies DM7 and DM10 of the adopted Site Allocations and Development Management Policies Development Plan Document (2016) and the requirements of the NPPF.

Note: Whilst a traffic routing plan has been submitted to the LPA for approval , the LPA are unable to enforce measures put in place outside the red edge of the development site. It is down to the Local Highway Authority manage and govern as appropriate.

Officer Recommendations:

Condition 12 Construction Environmental ~Management Plan - Discharge