

Hinckley & Bosworth Borough Council

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

DoC Decision Notice Conditions Discharged

Michael Poole
C/o Simon Coyne
CDC Architecture Limited
35 Louth Road
Scartho Grimsby
DN33 2HP

Details of Application:

Application Ref: 25/00843/DISCON

Proposal: Application to discharge C3 (Construction Traffic Management Plan) C5 (Cycle Parking) C7 (Drainage) C8 (EV Charging) attached to planning permission 25/00272/CONDIT

Location: MP Engineering UK Ltd 2 Maizefield Hinckley LE10 1YF

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

Condition 3.

No development shall commence on the site until such time as a construction traffic management plan, including as a minimum details of wheel cleansing facilities, vehicle parking facilities, and a timetable for their provision, has been submitted to and approved in writing by the Local Planning Authority. The construction of the development shall thereafter be carried out in accordance with the approved details and timetable.

C3 25-501.CMP Rev A. – Received 22 September 2025

Condition 5

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

C5, Proposed Elevations, Drg No. 25-501 200 – Received 8 September 2025

Condition 7

The development hereby permitted shall not commence until drainage plans for the disposal of surface water and foul sewage have been submitted to and approved in writing by the Local Planning Authority. The scheme shall be implemented in accordance with the approved details before the development is first brought into use. Planning Practice Guidance and section H of the Building Regulations 2010 detail surface water disposal hierarchy. The disposal of surface water by means of soakaways should be considered as the primary method. If this is not practical and there is no watercourse is available as an alternative other sustainable methods should also be explored. If these are found unsuitable, satisfactory evidence will need to be submitted, before a discharge to the public sewerage system is considered.

Received 9 September 2025

C7 Drainage Plan Connection details

STW Connection Acceptance letter 23/07/2025 Surface Water

STW Connection Acceptance letter 23/07/2025 Foul Water

C7 Foul & Surface Water Drainage Strategy – Received 8 September 2025

Condition 8.

Prior to the commencement of development, a scheme for the installation of electric vehicle charging points will be submitted to and approved in writing by the local planning authority. The scheme shall identify the number of units to benefit from electric charging points, together with full detail of the location and fitting of the units.

C8 25-501-100 Rev B (EVC Details) – Received 22 September 2025

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 : 10 October 2025