

Hinckley & Bosworth Borough Council

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

DoC Decision Notice Conditions Discharged

Miss Sian Williams
Davidsons Developments Limited
Rickyard Barn
Blisworth Hill Farm
Blisworth
Northamptonshire
NN7 3DB

Details of Application:

Application Ref: 25/00798/DISCON

Proposal: Application to discharge C4 (Surface water drainage scheme) C5 (Surface water on site during construction) C6 (Land contamination) C14 (bird boxes, bat boxes) attached to planning permission 24/00139/FUL

Location: Land North Of Deepdale Farm Lutterworth Road Burbage

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

Condition 4

No development approved by this planning permission shall take place until a surface water drainage scheme has been submitted to and approved in writing by the Local Planning Authority. The development must be carried out in accordance with these approved details and completed prior to first occupation of any dwelling. Thereafter surface water shall not drain into the Public Highway.

Received 21 October 2025

C4 PJS21-065-P2-504 Storm Drainage Area Plan

C4 & C5 Supporting Document (Email and Pre-Application advice)

C4,C5, Construction Surface Water Management Plan

Received 22 August 2025

C4,C5, Phase 2 Network 3 - 1 year

C4,C5, Drainage Compliance Note, Ref PJS21-065-DOC-02

C4,C5, Drainage General Arrangement, Drg No. PJS21-065-DR-P2-501 Rev E

C4,C5, Private Drainage and External Works, Plots 1-23, Drg No. PJS21-065-P2-600 Rev D

Condition 5

No development approved by this planning permission shall take place until details in relation to the management of surface water on site during construction of the development has been submitted to and approved in writing by the Local Planning Authority. The construction of the development must be carried out in accordance with these approved details.

Received 22 August 2025

C4 & C5 Supporting Document (Email and Pre-Application advice)

C4,C5, Construction Surface Water Management Plan

Condition 6

No development approved by this permission shall be commenced until a scheme for the investigation of any potential land contamination on the site has been submitted in writing to and approved in writing by the Local Planning Authority which shall include details of how any contamination shall be dealt with. The approved scheme shall be implemented in accordance with the agreed details and any remediation works so approved shall be carried out prior to the first dwelling being occupied.

Received 22 August 2025

C6, Geo-Environmental Assessment (Pages 1-53) & (Pages 54-128)

C6, Technical Note Report, Ref PJSG21-58-DOC-02A

C6, Trial Pits (Pages 1-12) & Pages 13-30 Ref PJSG21-58-DOC-04

C6, Exploratory Hole Location Plan, Drg No. PJSG21-58-DR-003 Rev B

C6, Exploratory Hole Location Plan, Drg No. PJSG21-58-DR-0004

Condition 14

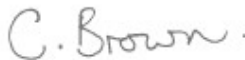
The development hereby permitted shall not be occupied until details of bird boxes, bat boxes and hedgehog holes in fencing and associated signage to be installed on the site have been submitted to, and approved in writing by, the Local Planning Authority. Details should include the type of boxes, hedgehog fencing, associated signage and their positioning. Any boxes need to be shown on all relevant submitted plans and elevations. Thereafter the bird and bat boxes, hedgehog holes and signage shall be installed in accordance with the approved details prior to first occupation of any dwelling that these measures relate to.

Received 12 November 2025

C14 1186 ECO (Elevation Drawing)

C14 RSE_5861g_Enhancement Plan_V1R6_Optimized

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 : 12 November 2025