

Hinckley & Bosworth Borough Council

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

DoC Decision Notice Condition Not Discharged

Mr Ryan Day
Wynbrook Ltd
Fieldbrook House
82 Grantham Road
Nottingham
NG12 2HY

Details of Application:

Application Ref: 23/00992/DISCON
Proposal: Application to fully discharge condition 14 (Land Contamination) Verification attached to planning permission 21/00912/FUL
Location: Granville Gardens Care Home Granville Gardens Hinckley LE10 0JD

The details submitted with the following conditions are unacceptable and the condition 14 cannot be discharged at this time for reason detailed below:

Condition 14

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 agreed 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 site first being occupied.

C14 Ground Gas Monitoring Email - Received 17 November 2023

C14 Granville Gardens Remediation Validation Revised - Received 6 November 2023

C14, Remediation Validation Report - Received 9 October 2023

Reason: The LPA are not in receipt of evidence that the topsoil used on the garden areas are clean which is required to ensure that risks from land contamination to the future users of the land and neighbouring land are minimised in accordance with Policy DM7 of the adopted Site Allocations and Development Management Policies Development Plan Document (2016) .

As Condition 14 remains UN-**DISCHARGED** the applicant/agent can appeal against the decision of the Local Planning Authority, as with any decision or submit a new application when the evidence is available to address the reasons why the conditions remains undischarged.



Date : 3 June 2024

Christopher Brown MRTPI
Head of Planning