

29 August 2023

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Planning and Development
Hinckley & Bosworth Borough Council
Hinckley Hub
Rugby Road
Hinckley
Leicestershire
LE10 0FR

Dear Sir / Madam

HINCKLEY PARK: APPLICATION TO DISCHARGE CONDITION 12 (EXTERNAL LIGHTING)

On behalf of our client, IM Properties Plc ("IMP"), we hereby submit the above application to fully discharge Condition 12 (External Lighting) attached to the full planning permission reference: 22/00430/FUL for the erection of three units (Use Class E(g)(iii) / B2 / B8) including ancillary offices and welfare facilities, earthworks, internal access roads and paths, service yards, vehicular and cycle parking, gatehouse, utilities and energy infrastructure and hard and soft landscaping including boundary treatment and drainage infrastructure (zone 3 of wider EIA development - 17/01043/HYB and 20/00906/CONDIT) at Hinckley Park.

Condition 12: External Lighting

This application seeks to fully discharge Condition 12 (External Lighting) which, upon completion of the development, requires the submission of a statement of a suitably qualified contractor which states that external lighting installed as part of the development is fully compliant with guidance specified in Condition 12. Full wording of the condition is as follows:

"Lighting within the site shall be installed, maintained and operated in accordance with the details provided in the External Lighting Report carried out by CPW reference 220192 and dated 13.04.2022. Upon completion of the development, a statement of a suitably qualified contractor shall be submitted stating that any external lighting installation is fully compliant with the Institution of Lighting Professionals Guidance Notes on the Reduction of Obtrusive Light, Guidance Note 01/21; for a sign within zone E2."

The External Lighting Report (ref: P186-894 Revision G1) submitted with this application in support of the discharge of Condition 12 meets the requirement of the condition to state that the lighting installed at the site is fully compliant with the Institution of Lighting Professionals Guidance Notes on the Reduction of Obtrusive Light, Guidance Note 01/21 for a sign within zone E2. The report, approved as part of a non-material amendment application (Ref: 23/00610/NMA), confirms that the development achieves 0.02% upward light, which is below the guidance requirement of no more than 2.5% upward light.

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This application has been submitted electronically via the Planning Portal (ref: PP-12380508) including the relevant report. The requisite fee of £116.00 (plus £64.00 Planning Portal service charge) has been via the Planning Portal.

I trust that the information submitted with this application provides the necessary details for the application to be validated within your timescales. However, should you require any further information or have any queries please do not hesitate to contact me.

Yours sincerely

Sam Cripps
Planner

