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Our Ref: 04C400724/LS

Your Ref: 25/00060/FUL



18 July 2025

Sullivan Archer
Development Management
Hinckley & Bosworth Borough Council
Hinckley Hub
Rugby Road
Hinckley
LE10 0FR

Submitted via the Planning Portal PP-14175985

Dear Sullivan,

APPROVED PROPOSAL FOR A SUBSTATION DEVELOPMENT NORTH EAST OF LAND OFF ALDI DISTRIBUTION CENTRE WOOD ROAD, NAILSTONE: PLANNING CONDITION DISCHARGE APPLICATION

On behalf of our client, Aldi Stores Limited ('Aldi'), please find enclosed an application to discharge planning condition no. 3 of planning permission 25/00060/FUL for the installation of an electrical substation, transformers, new vehicular access, and associated site infrastructure, at Land NE of ALDI Distribution Centre Wood Road Nailstone Leicestershire, which was approved on 04 July 2025.

Condition 3 (Construction Traffic Management Plan)

Condition 3 wording states:

"Notwithstanding the submitted Site Safety, Health Environment & Quality Plan, no development shall commence on the site until such time as a construction traffic management plan, including as a minimum details of, traffic management at the construction access(es) on the B585 during construction, 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.

Reason: In the interests of highway safety, to reduce the possibility of deleterious material (mud, stones etc.) being deposited in the highway and becoming a hazard for road users and to ensure that construction traffic does not lead to on-street parking problems in the area."

This application is being submitted to discharge Condition 3 in full and provides the following information:



- Site Safety, Health, Environment & Quality Plan, dated 09 July 2025, prepared by Whitehouse Construction.

A set of completed application forms are also being submitted.

In addition to discharging Condition 3, the Applicant have submitted a **Biodiversity Net Gain Plan** (ref: 2646-EcIA-F2) prepared by GE. This Biodiversity Net Gain Plan is submitted to discharge the requirements set out on Page 5 and 6 of the decision notice for application 25/00060/FUL.

The application is being submitted via the Planning Portal. A payment of £383 (includes VAT & Planning Portal Surcharge) is being made via the Planning Portal to cover the requisite planning fee. We look forward to receiving your confirmation that the planning condition has been discharged in full. If you have any queries or require any further information in the meantime, please do not hesitate to contact me.

Yours sincerely,



Larna Smith
Senior Planner



For and on behalf of Avison Young (UK) Limited