

DJR/HR/P21-2454

16th November 2021

Planning Department
South Derbyshire District Council
Civic Offices
Civic Way
Swadlincote
DE11 0AH

LPA Reference DMPA/2021/1686
Planning Portal Reference: PP-10314389

For the attention of Mr. Rob Forrester

Dear Sir,

Full Planning Application for the demolition of existing buildings and clearance of site (except for existing offices and substation), followed by the erection of a pallet distribution centre (Use Class B8), with associated offices and welfare areas, forklift wash and ancillary storage areas, gatehouses, parking, landscaping and other associated works.

Tetron Point, Tetron Park, William Nadin Way, Swadlincote, DE11 0BB

Submission of Updated Design and Access Statement and Preliminary Ecological Assessment.

I write with reference to the above planning application, previously submitted on behalf of my client, Mulberry Logistics Park Doncaster Ltd, in connection with the above site. The application is currently being considered for validation purposes under reference DMPA/2021/1686.

In connection with the original submission made on the Planning Portal, please find enclosed the following information, which replaces the previously submitted documentation submitted via letter dated 29th October 2021 as indicated:

Document	Ref	New Revision	Superseded Revision
Design and Access Statement	November 2021	P06	October 2021 P04
Preliminary Ecological Appraisal	PE0259	16 th November 2021	12 th October 2021

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DESIGN | ENVIRONMENT | PLANNING | ECONOMICS | HERITAGE

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Following its original submission, the two reports have been subject to further review and correction, and I would be grateful if these could be substituted for the earlier versions which no longer form part of the application.

In seeking to assist Officers with the consideration of this proposal, the following table provides a cumulative summary of the application documentation:

Rev.	REFERENCE	REV	DATE SUBMITTED
DESIGN			
Site Location Plan	SWA-PHP-XX-00-DR-A-4542-100	P3	29.10.21
Proposed Site Plan	SWA-PHP-XX-XX-DR-A-101	P19	29.10.21
GA Plan Level 00	SWA-PHP-XX-XX-DR-A-200	P3	29.10.21
Main Office GA Plans	SWA-PHP-XX-XX-DR-A-201	P5	29.10.21
Roof Plan	SWA-PHP-XX-XX-DR-A-202	P8	29.10.21
Existing Main Building Survey – Plans & Elevations	SWA-PHP-XX-XX-DR-A-4542-210	P1	29.10.21
Existing Detached Office – Plans & Elevations	SWA-PHP-XX-XX-DR-A-4542-211	P1	29.10.21
Proposed Detached Office - Plans & Elevations	SWA-PHP-XX-XX-DR-A-4542-212	P1	29.10.21
Proposed Gatehouses	SWA-PHP-XX-XX-DR-A-4542-213	P2	29.10.21
Proposed Pallet Store	SWA-PHP-XX-XX-DR-A-4542-214	P2	29.10.21
Proposed Forklift Truck Enclosure	SWA-PHP-XX-XX-DR-A-4542-215	P2	29.10.21
GA Elevations	SWA-PHP-XX-XX-DR-A-300	P7	29.10.21
GA Sections	SWA-PHP-XX-XX-DR-A-400	P5	29.10.21
LANDSCAPE / ARBORICULTURAL			
Pre-Development Tree Survey	611-21	O	09.11.21
Tree Constraints Plan	01	-	09.11.21
Landscape Concept Plan	02	B	09.11.21
Tree Retention, Protection and Removal Plan	03	-	09.11.21
ENGINEERING			
Preliminary Levels Layout	144328/0200	D	29.10.21
Drainage Strategy	144328/0202	B	29.10.21
REPORTS			
Air Quality Assessment	4941 – 26th October	R2	29.10.21
Design and Access Statement	November 2021	P06	16.11.21

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Economic Benefits Statement	October 2021. P21-2454/R001	V2	29.10.21
Energy Strategy	21-199 – 28 th October 2021	Rev.2	29.10.21
External LED Lighting Assessment Report	21-199 – 28 th October 2021	Rev.3	29.10.21
Flood Risk Assessment	144328. 2.2. 27 th October 2021	Rev.2	29.10.21
Geo-environmental and Geotechnical Desk Study Report	14432. R1. 22 nd October 2021	Rev.1	29.10.21
Noise Impact Assessment	2120696. October 2021	R1	29.10.21
Planning Statement	P21-2454. October 2021	-	29.10.21
Preliminary Ecological Appraisal	PE0259. 16 th November 2021	-	16.11.21
Statement of Community Involvement	P21-2454. October 2021	-	29.10.21
Transport Statement	MUL02159-01TT. 28 th October 2021	E	29.10.21
Travel Plan	MUL02159-01TT. 28 th October 2021	D	29.10.21

I trust that the above and enclosed provides you with sufficient information to continue to progress the validation / consideration of the application, however should you require any further information, please contact me.

Yours faithfully,



Darryl J. Rogers
Principal Planner
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