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Received  
03/02/2017



Development Management  
East Staffordshire Borough Council  
PO Box 8045  
Burton upon Trent  
Staffordshire  
DE14 9JG

3<sup>rd</sup> February 2017

Dear Sir / Madam

**PLANNING PORTAL REFERENCE PP-04806907  
FULL PLANNING APPLICATION FOR PROPOSED EMPLOYMENT AND RETAIL DEVELOPMENT  
LAND ADJACENT TO PIRELLI FACTORY, DERBY ROAD, STRETTON, BURTON UPON TRENT**

I have today submitted online a planning application on behalf of St Modwen Developments Ltd for development described as;

"Supermarket development (use class A1); drive through coffee shop / restaurant (use class A1 / A3 / A5); retail and service units (use class A1 / A3 / A5); leisure unit (use class D2); employment units (use class B1 / B2 / B8); builders' merchant with outside storage (sui generis); with access, car parking, landscaping and associated works (full)"

The application addresses land adjacent to the Pirelli factory, fronting Derby Road, and represents the latest phase of St Modwen's ongoing "Albion Gateway" scheme in this part of Burton. The material submitted in support of the application is as detailed on the schedule enclosed here, and also provided on the enclosed CD. All of the documents listed on the schedule have been submitted online, save for the Transport Assessment which is solely provided on the CD due to file size restrictions.

I also enclose a cheque in the amount of £23,074 for the planning application fee, based on total proposed floorspace of 6,334 sq m GEA.

I look forward to your confirmation that the application has been registered, and the early opportunity to discuss its determination with you.

Yours faithfully

**Robert Barnes - MRTPI, Director  
For and on behalf of Planning Prospects Ltd**