

Our Ref: 01C400705
Your Ref: PP-14182393 (SMD/2022/0244)

16th July 2025

Planning Department,
Staffordshire Moorlands District Council,
Moorlands House,
Stockwell Street,
Leek,
Staffordshire,
ST13 6HQ.

Dear Sir/Madam,

Aldi Stores Ltd: Brookhouse Way, Cheadle.

Discharge of Planning Condition 27 attached to planning permission SMD/2022/0244.

Avison Young is instructed by Aldi Stores Ltd ('Aldi') to submit an approval of details application to discharge Condition 27 attached to planning permission SMD/2022/0244 which relates to the site of 'Industrial Agricultural Engineering', Brookhouse Way, Cheadle, Staffordshire, ST10 1SR.

Permission was granted on the 29th August 2024 for development described as:

"Demolition of existing buildings on site. Redevelopment to provide a foodstore (Class E) and associated access, car parking and landscaping works."

The Condition 27 requires information to be submitted to the LPA for the approval of a Validation Report. It specifically seeks that this validation report achieves the following:

- i) Demonstrates the completion of the approved remediation strategy.
- ii) Demonstrates the effectiveness of the remediation.
- iii) Includes the result of sampling and monitoring in accordance with the approved validation plan.
- iv) Includes a Long-term monitoring and maintenance plan for; pollutant linkages, maintenance and arrangements for contingency action.

Details relating to the above-mentioned remediation strategy and validation plan, are contained within application DOC/2024/0074 which was submitted on 11th September 2024 remains under consideration with the LPA.

To discharge condition, we wish to submit the following documents:

- Gas Protection Verification Declaration
- Verification Certificate
- GeoShield Verification Report 1
- GeoShield Verification Report 2
- GeoShield Verification Plan



Details relating to imported material / soil will follow at a later date.

The application has been made via the Planning Portal under the reference PP-14182393 and is accompanied by the application fee of £298.00, plus a service charge fee, paid via Planning Portal using BACS.

We trust that the above is sufficient to enable the full discharge of the above condition. However, should you have any queries, please do not hesitate to contact me via the details below.

Yours sincerely,

Harry Berks
Senior Planner

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For and on behalf of Avison Young (UK) Limited