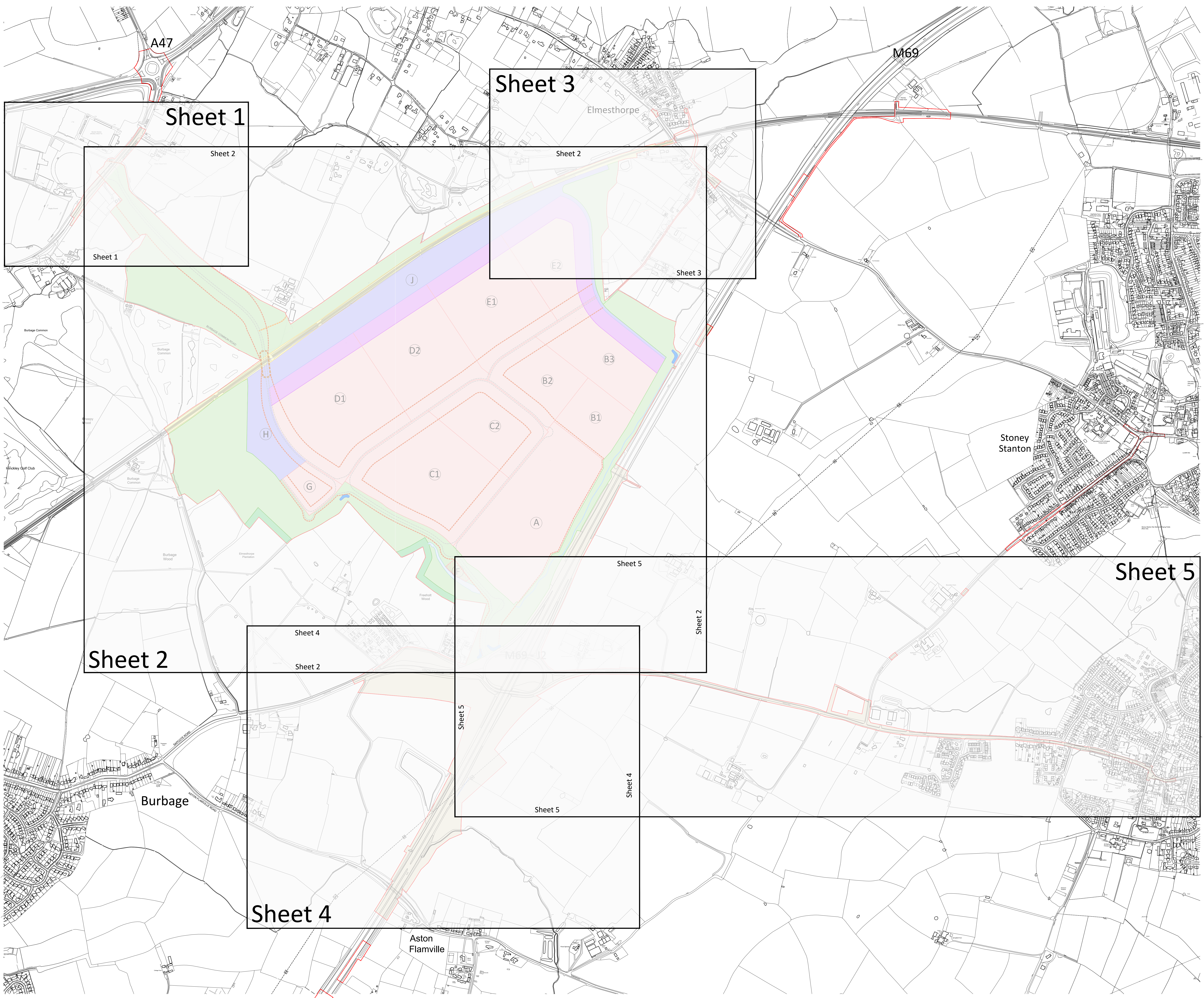
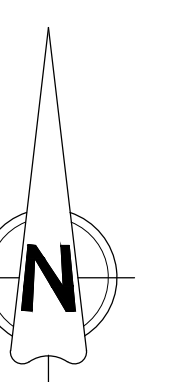


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A	12.12.23	Max. height parameter in zone H reduced	mjl

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HINKLEY NATIONAL RAIL FREIGHT INTERCHANGE

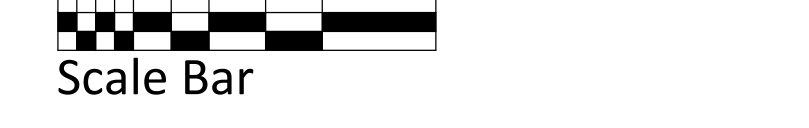
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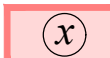
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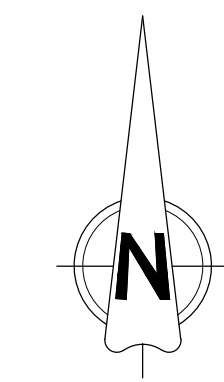
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Regulation no.5(2)(o)

Plan No: 2.12 Rev A
 Status - Final



- Key**
-  Order Limits
 -  Open land / landscaping, including bunding, attenuation ponds, public footpaths and bridleways, estate road infrastructure, A47 Link Road and any land to be restored to agricultural use.
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 -  Deviation Potential of A47 Link road and estate roads. The boundaries of zones through which a limit of deviation runs will change depending on the final alignment of the infrastructure within the limit of deviation
 -  Development Signage Locations
 -  Rerouting of existing linkage from Bridge Farm to new highway infrastructure
 -  Development Zones



no.	date	revision	by



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 client



project

**HINCKLEY NATIONAL
 RAIL FREIGHT INTERCHANGE**

drawing

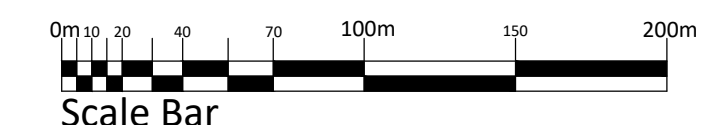
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 Sheet 1

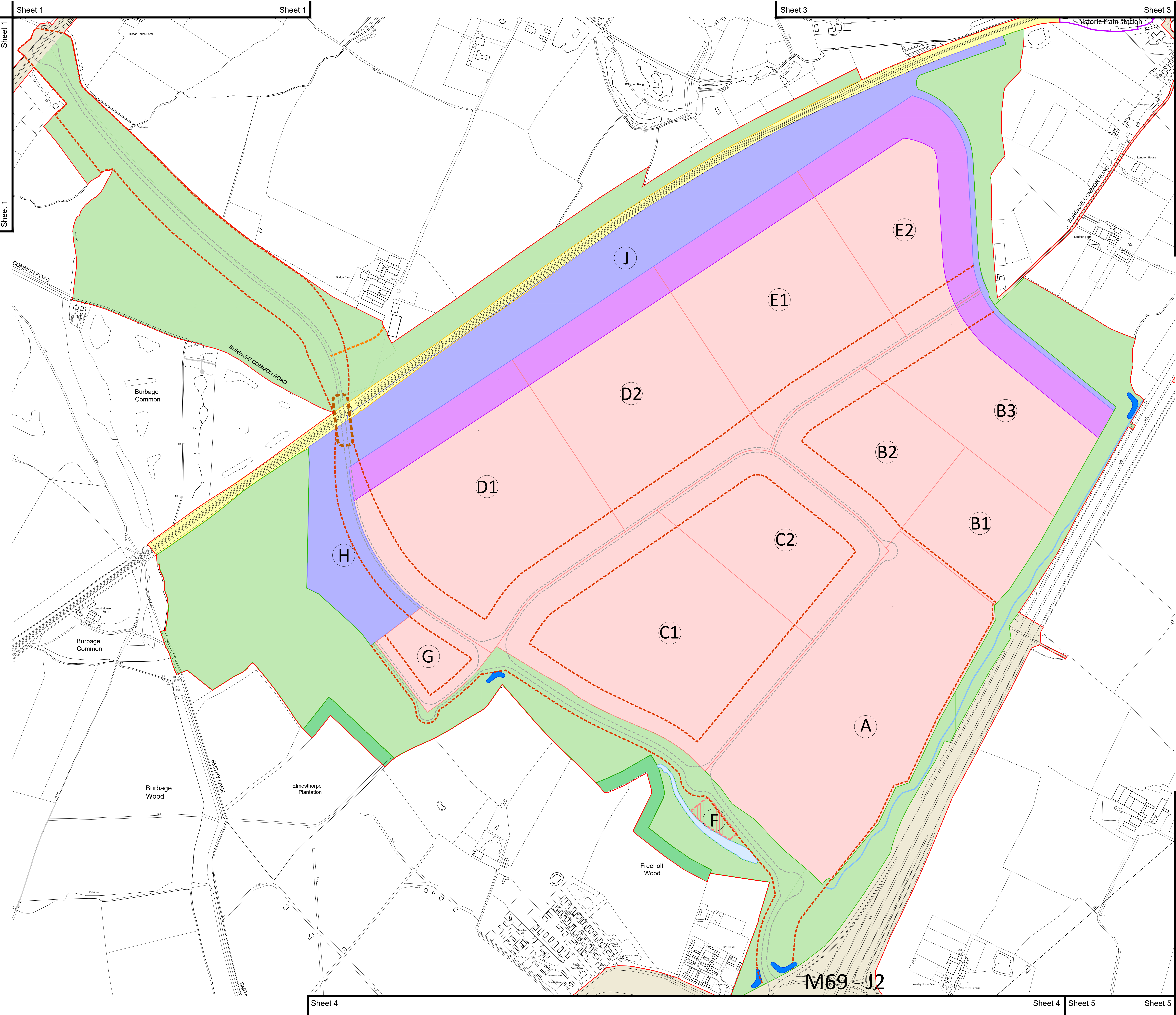
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Regulation no.5(2)(o)

Plan No. 2.12 A
 Status - Final





Sheet 1
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Sheet 3
Sheet 3
Sheet 3
Sheet 3

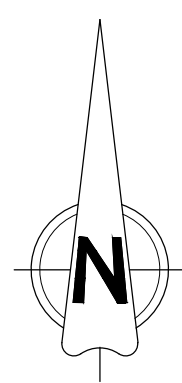
Key

- Order Limits
- Open land / landscaping, including bunding, attenuation ponds, public footpaths and bridleways, estate road infrastructure, A47 Link Road and any land to be restored to agricultural use.
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NOTE 1: Development Zones include the existing buildings to be demolished, the A47 Link Road, estate road infrastructure, rail freight interchange link to estate road and elements pertaining to individual development plots including buildings, hardstandings, parking, energy services, landscaping, bunding and storm water attenuation.
 NOTE 2: Noise attenuation measures, ranging from 1.8m to 6m in height are to be provided within the landscaped areas, railport and development zones and are illustratively shown on ESR Figure reference no. 10.10

Zone	Number of Warehousing Units / Buildings *1	Maximum development floor space per Zone (m ²)	Other Defined Element Within Zone	Maximum building / element height measured to roof ridge / highest point in metres above Ordnance Datum	Equivalent building height relative to FFL
A	1 to 6 warehousing units	105,000 sq.m.		119.15m	Up to 22m
B	1 to 5 warehousing units	115,000 sq.m.	B1	115.65m	Up to 22m
			B2	121.65m	Up to 28m
			B3	115.65m	Up to 22m
C	1 to 6 warehousing units	140,000 sq.m.		119.15m	Up to 22m
D	1 to 4 warehousing units	184,000 sq.m.	C2	122.15m	Up to 25m
			D1	119.15m	Up to 22m
E	1 to 3 warehousing units	137,000 sq.m.	D2	125.15m	Up to 28m
			E1	118.65m	Up to 25m
F	1 to 2 buildings	500 sq.m.	E2	115.65m	Up to 22m
				111.50m	Up to 10m
G	1 to 2 buildings	500 sq.m.		107.15m	Up to 10m
				112.15m	
H	1 to 2 buildings	750 sq.m.	Energy Services	112.15m	
				107.15m	Up to 10m
			Yard (including container stacks)	112.95m	Up to 14.5m
J	1 to 2 buildings	500 sq.m.		106.50m	Up to 10m
			Yard (including container stacks)	112.50m	Up to 14.5m
			Gantry Cranes	123.50m	
Total maximum floor space across the development*1		650,000 sq.m.			

*1 These are the potential number of main use buildings in each zone and excludes any ancillary buildings or structures.
 *2 This total floor space is the maximum floor space (excluding mezzanine space) that will be developed across the site notwithstanding that the maximum floor space stated for each zone combined would exceed this figure i.e. it is the overall floor space cap for each zone excluding mezzanine floor space.



no. date revision by

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HINCKLEY NATIONAL RAIL FREIGHT INTERCHANGE

drawing

Parameters Plan - Sheet 2

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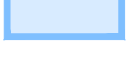










Regulation no.5(2)(o)

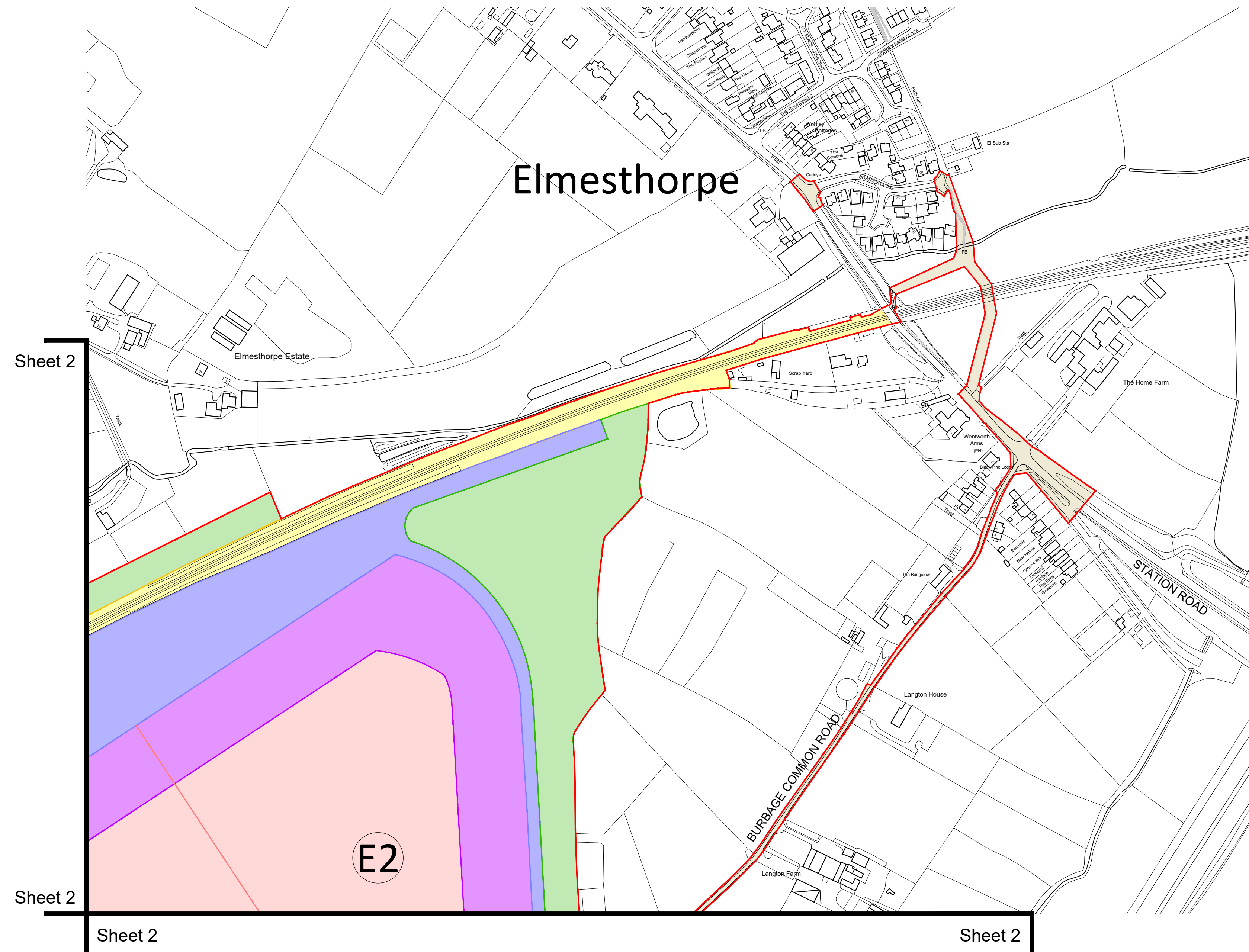
Plan No: 2.12 B
Status - Final

0m 10m 20m 30m
Scale Bar

Sheet 4 Sheet 4 Sheet 5 Sheet 5

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 -  Development Zones

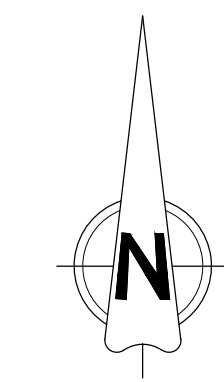


Sheet 2

Sheet 2

Sheet 2

Sheet 2



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HINCKLEY NATIONAL RAIL FREIGHT INTERCHANGE

drawing

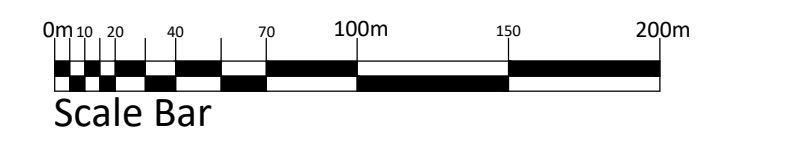
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checked mjl date November 2022

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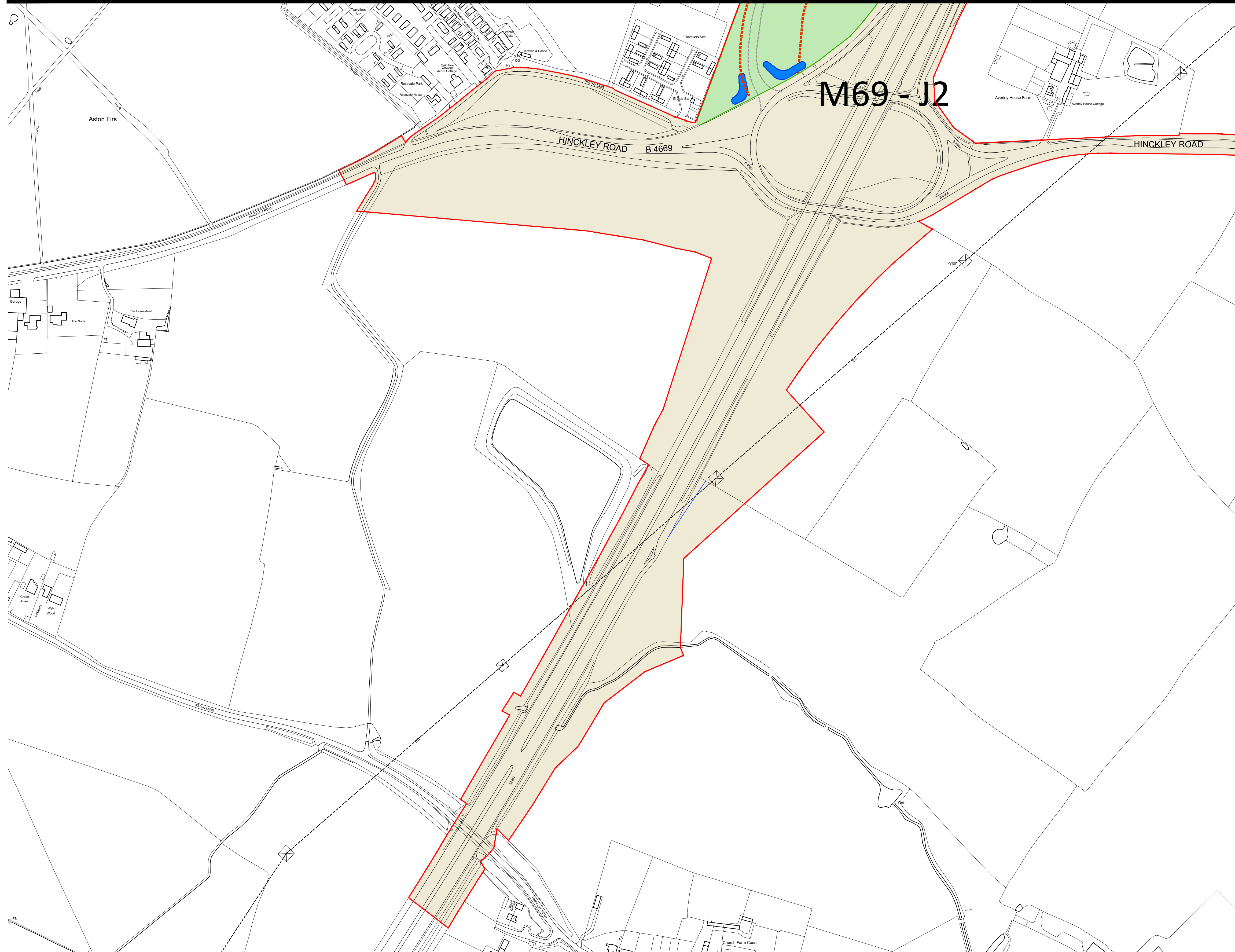
Plan No. 2.12 C
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Sheet 2

Sheet 2



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Sheet 5

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HINCKLEY NATIONAL RAIL FREIGHT INTERCHANGE

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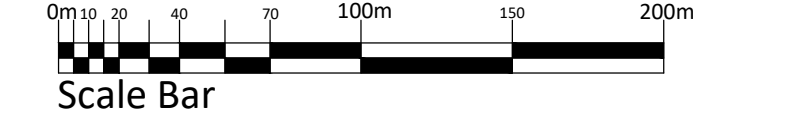
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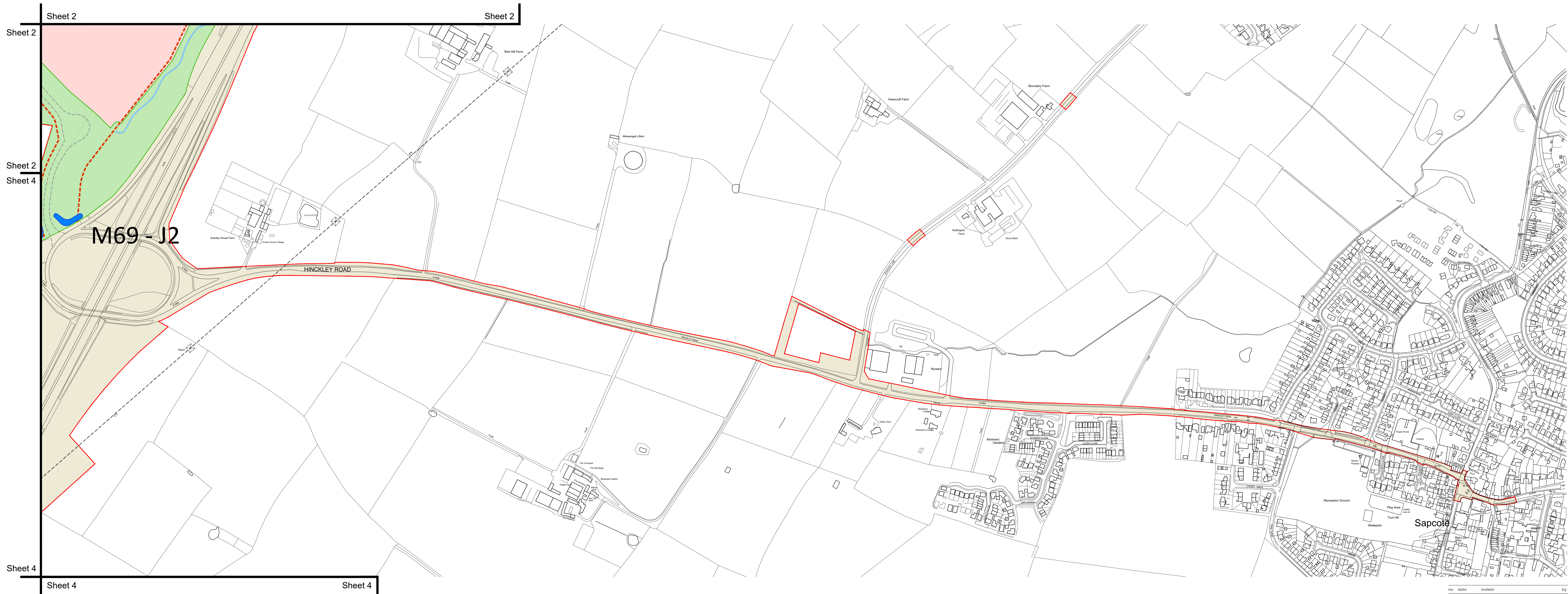
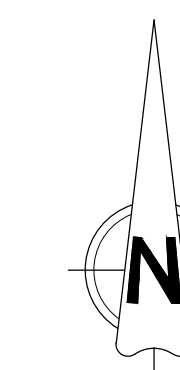
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 Status - Final





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 Scale Bar