



Sustainable Planning Design Studio Ltd.
Unit 1 Tollgate Business Park
Colchester, Essex
CO3 8AB
E: planning@spd-studio.co.uk

6th of November 2023
REF: SPD306

Dear Planning Inspectorate,

RE: SPD306 Hartford End, Chelmsford Road, Felsted

SPD Studio have been instructed on behalf of our client, Stockplace Investments Ltd, to submit an Outline Planning Permission Application to the Secretary of State under Section 62A of the Town and Country Planning Act 1990 for the up to 50 dwellings at Land at Chelmsford Road, Hartford End, Chelmsford, Essex, CM3 1JZ (Easting 568698, Northing 217595). The description of the proposed development is as follows:

'Construction of up to 50 dwellings (Use Class C3) and associated access and bus stops, with all matters reserved apart from access. '

Please find enclosed herewith the following documentation which, in addition to this letter, comprises the Outline Planning Permission Application:

- Application Form - prepared by SPD
- Biodiversity Checklist - prepared by SPD
- Essex SUDS Proforma - prepared by SPD
- Planning Statement Dated- prepared by SPD
- Design and Access Statement - prepared by SPD
- Architectural Drawings - prepared by SPD
- Flood Risk Assessment and Drainage Strategy - prepared by SPD
- Site Access Drawings - prepared by SPD
- Uttlesford 5YHLS Review - prepared by Lichfields
- Arboricultural Impact Assessment, Tree Survey and Related Drawings - prepared by J. L. Denney Tree Consultant
- Preliminary Ecological Appraisal and Biodiversity Net Gain Metric and Summary - Prepared by Plumb Associates
- Landscape Strategy - Prepared by Plumb Associates
- Landscape and Visual Appraisal - Prepared by Plumb Associates
- Heritage Impact Assessment - Prepared by HCUK
- Phase 1 Geoenvironmental Assessment - Prepared by GemCo
- Transport Statement, Stage 1 Safety Audit and Designers Response to Audit - prepared by Intermodal Transportation Ltd.

The application has been submitted via the email, as per the published guidance for Section 62a applications, with the anticipated fee of £11,550.00 required.

We trust that you find the enclosed Outline Planning Application in order and look forward to hearing confirmation of the application's validation. Should you have any queries or require any further information please do not hesitate to contact me.



Kind regards,



Senior Town Planner

SPD Studio

planning@spd-studio.co.uk