

**From:** Joy Wilson [REDACTED]

**Sent:** 10 January 2024 17:49

**To:** Section 62A Applications <section62a@planninginspectorate.gov.uk>

**Subject:** Proposed planning for 50 dwellings. Consultation on S62A/2023/0028

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My husband and I (Mr and Mrs John Wilson) of [REDACTED], would like to make representation regarding the application for planning permission for 'Land off Chelmsford Rd, Hartford End, Chelmsford, Essex' Ref:S62A/2023/0028.

We feel the outline planning for up to 50 dwellings is quite unsuitable for this rural area of Hartford End. Below we have outlined our reasons.

1. Hartford End is a small rural hamlet situated in a rural green belt farm land in the Chelmer Valley, between Chelmsford and Felsted. There are three listed properties in this hamlet. The previous development of 30 dwellings at Ridley Green more than doubled the Hartford End community and we were categorically told by Mr [REDACTED] of Stockplace Investments Ltd that there would be no more development in that area.

2. A serious concern is of highway and pedestrian safety. It is a country road - B1417 which has a 40 mph speed limit which is not often adhered to especially on the morning and evening commuter and school runs. This development will add to more traffic at busy times and will be difficult for drivers or pedestrians to safely get out of the new proposed road. The road junction is already not very visible to motorists as it is at the bottom of a hill. Some years ago there was a serious accident when a telegraph pole was broken in half outside our house due to speeding.

We do not have any footpaths so walkers, dog walkers etc find this perilous with traffic having to walk on the side of the road.

3. We do not have public amenities, schools, doctors etc. nearby, the nearest being Felsted or a little further, Great Waltham. So these amenities need to be reached by car or public transport (only four buses run past here a day). So a car would be essential for school runs etc.

4. Due to global warming there has been frequent flooding of the River Chelmer which has flooded the fields, burst its banks next to the Ridley Green development and on several occasions has flooded the road. We are anxious that more housing will cause problems to sewage pumps and cause more localised flooding.

Therefore with the points we raised feel there is a strong need for a hearing to be held in relation to this application.

Mr and Mrs John Wilson [REDACTED]