



TERENCE
O'ROURKE

Planning and Building Control
Wealden District Council
Council Offices
Hailsham
BN27 2AX

07 December 2022

Our Reference: 231703C

Dear Sir/Madam

Outline planning application for up to 124 dwellings and associated infrastructure, including structural landscaping, biodiversity enhancements and a new vehicular access from the A271 Horsebridge Road (development principle and details of access for approval, with all other matters reserved for future consideration)

On behalf of the applicant Hertfordshire Holdings Ltd, we hereby submit for your consideration an outline planning application seeking permission for the development of up to 124 residential dwellings and associated infrastructure (including access) on land to the south of the A371 and east of the A22, Lower Horsebridge.

This application has been submitted via the Planning Portal (reference PP-11658884).

The formal planning application documents comprise of:

- Planning application form
- Site location plan (red and blue lines)
- Planning application drawings, comprising
 - Highway access drawing
 - Parameter plan – indicating the development zone, maximum building height and access location

Supporting information comprises

- Illustrative masterplan
- Illustrative landscape strategy
- Planning, design and access statement
- Topographic survey plans
- Flood risk assessment and drainage strategy (including findings of flood modelling)
- Landscape and visual appraisal
- Ground conditions assessment (Phase 1)
- Heritage desk-based assessment

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- Ecological appraisal, including phase 2 surveys and wintering birds survey
- Biodiversity net gain report and associated calculation spreadsheet
- Transport assessment and travel plan
- Tree survey, arboricultural implications
- Noise impact assessment
- Air quality assessment
- Utilities appraisal report

We confirm that the requisite notice has been served on all parties with an interest in the land (as listed on the application form and within the enclosed notice).

The total fee of £[REDACTED] will be paid via the planning portal.

We look forward to receiving confirmation of the validation of this application in due course. Please contact me or Andrew Elliott should you have any queries.

Yours faithfully,



Jo Baker
Associate Director

cc



Hertfordshire Holdings Ltd