

TN/3543

28th August 2020

Planning Department
St. Albans City & District Council
Civic Centre
St. Peter's Street
St. Albans
AL1 3JE

RE: PLANNING APPLICATION AT LAND OFF OF BULLENS GREEN LANE (REF: PP-09025111 and PP-08996384)

Dear Sir / Madam,

On behalf of our client and the applicant, Canon Ltd, we have submitted a planning application to Welwyn Hatfield Borough Council for the erection of up to 100 dwellings, including 45% affordable and 10% self-build, together with all ancillary works (All matters reserved except access) at Land off Bullens Green Lane, Colney Heath.

The above site falls within the jurisdiction of *both* Welwyn Hatfield Borough Council (WHBC) and St. Albans City & District Council (SADC), however, and a second, identical, application is also submitted to this Council. This is as per guidance provided by SADC's technical support officers, which specifically requested a subsequent identical application be produced through the planning portal. The reference of the planning portal submission to WHBC is **PP-08996384**. The reference for SADC is **PP-09025111**.

The site is divided such that the majority of it falls within the boundary of WHBC, and consequently the associated planning application fee has been paid to WHBC under **PP-08996384** as per the Planning Portal procedures. This fee includes 100% of the application cost that goes to WHBC, as well as the *additional* 50% that goes toward SADC (as is to be calculated for cross-boundary applications as per the appropriate Regulations). Therefore, please contact WHBC in the first instance for all matters relating to the planning application fee.

Should you require any clarification on the above, please do not hesitate to contact me.

Yours Sincerely,
For & on Behalf of Woods Hardwick Planning Ltd.



TALYS NIKAN
GRADUATE PLANNER