

We are writing to inform you of Stonebond's forthcoming detailed planning application for the residential development of the land off Alexander Lane, Shenfield.

In March 2022 Brentwood Borough Council adopted their Local Plan for 2016 - 2033. As part of the new local plan, the land north of Shenfield, known as Officer's Meadow and surrounding land was allocated for residential-led mixed use development. The allocation was around 825 new homes.

A consortium of developers will be bringing the site forward which include Croudace, Countryside, Redrow, and Stonebond who are working collaboratively with the Council to ensure the scheme is delivered. The parcel breakdown can be seen in the image below.

Since the adoption of the Local Plan in March, the consortium of developers have been working closely with Brentwood Borough Council to agree an overarching masterplan for the allocation. The Masterplan was approved in August 2023.

Following the approval of the masterplan, Stonebond has finalised the detailed design of this parcel of land to deliver 45 dwellings, 35% of which will be affordable homes.



KEY FEATURES

- 45 new homes for the area
- Providing 35% affordable homes
- Contributions towards local improvements
- A range of homes, including apartments and houses to cater for first time buyer, families and downsizes
- Electrical Vehicle Charging Points to all homes
- Landscape Led sustainable drainage features
- Existing trees maintained and incorporated into the development
- Public Open Space, associated landscaping and ecological enhancements
- Delivery of gas-free energy efficient new homes
- New and improved walking and cycling links through the wider community



9 No.	x 1 Bedroom Apartments
17 No.	x 1 Bedroom Apartments
4 No.	x 2 Bedroom Houses
8 No.	x 3 Bedroom Homes
7 No.	x 4 bedroom Homes

**TOTAL OF
45 NEW HOMES**

WE WOULD LOVE TO HEAR FROM YOU

Stonebond have created a website for their proposals for the forthcoming application. We would like for you to take part in our online consultation process via this website, which can be accessed using the web address below:

<https://www.stonebondproperties.com/alexander-lane>

There will be the opportunity for you to leave comments and ask questions about the proposed application. The consultation will run from 13th November to 27th November 2023.

Alternatively, you can email us at **chelmsford@stonebondltd.com**