

04th November 2022
Our ref: 19.5134

24 Southwark Bridge Road
London
SE1 9HF

T 0203 268 2018

Eastleigh Borough Council,
Eastleigh House,
Upper Market Street,
Eastleigh,
SO50 9YN

Dear Sir/Madam,

Land at Ageas Bowl, West End, Southampton

We write on behalf of our clients, Land & Development Advisory Services Ltd, to submit a full planning application for:

The erection of 185 new homes, a 71-bedroom care home (Use Class C2), a 142-bedroom hotel (Use Class C1), a well-being centre (Use Class E / F2), a new pavilion building and improvements to existing stadium, new vehicular access, car parking, pedestrian circulation and processional ramp, together with tree planting, landscaping, SuDS and biodiversity enhancements.

An application has been made electronically via the planning portal (ref: **PP-11296171**) and is supported by the following documents:

Report	Consultant
Design and Access Statement and with CGI Visuals	Calder Peel Architects
Transport Assessment and Framework Travel Plan	WSP
Air Quality Assessment	WSP
Ecological Impact Assessment, Habitats and Protected Species Survey Reports, and Biodiversity Net Gain Calculations	MJA
Drainage Strategy and Flood Risk Assessment	Andy Clay Consulting
Arboricultural Impact Assessment and Tree Survey	Alderwood Consulting
Statement of Community Involvement	Boyer
Archaeological Desk Based Assessment	RPS
Sustainability and Energy Statement	Olio Consult
Noise Assessment	WSP
Desk-based Contamination Assessment	WSP
Landscape Visual Assessment	Johns Associates Ltd
Nitrate/ Neutrient Neutrality Assessment	Hilson Moran
Planning Statement	Boyer



Drawing
Site Location Plan and Existing Site Plan (21016-(PL)-001 E)
Proposed Site Plan (21016 (PL) 100 F)
Proposed Site Plan Character Areas 1 and 2 (21016 (PL) 101 B)
Proposed Site Plan Character Area 3 (21016 (PL) 102 A)
Proposed Site Plan Character Area 4 (21016 (PL) 103 B)
Proposed Site Plan Character Area 5 (21016 (PL) 104 A)
Proposed Site Plan Character Area 5 (21016 (PL) 105)
Proposed Site Sections A-B (21016 (PL) 110 A)
Proposed Site Sections C-E (21016 (PL) 111 B)
Ramp Floor Plan (21016 (PL) 200 B)
Ramp Elevations (21016 (PL) 210)
Ramp Section (21016 (PL) 211)
Budget Hotel Proposed Ground Floor Plan (21016 (PL) 220 B)
Budget Hotel Proposed First to Fourth Floor Plans (21016 (PL) 221 B)
Budget Hotel Proposed Fifth Floor Plan (21016 (PL) 222 B)
Budget Hotel Proposed Roof Plan (21016 (PL) 223 B)
Budget Hotel Proposed South East Elevation (21016 (PL) 230 C)
Budget Hotel Proposed North East Elevation (21016 (PL) 231 B)
Budget Hotel Proposed North West Elevations (21016 (PL) 232 B)
Budget Hotel Proposed South West Elevations (21016 (PL) 233)
Pavilion & Maintenance Proposed Lower Ground Floor Plans (21016 (PL) 250)
Pavilion & Maintenance Proposed First & Second Floor Plans (21016 (PL) 251 A)
Pavilion Roof Plan (21016 (PL) 252)
Pavilion Proposed North West and South East Elevations (21016 (PL) 260 A)
Pavilion & Maintenance Proposed Streetscene (21016 (PL) 261)
Pavilion & Maintenance Proposed Section (21016 (PL) 262)
Pavilion & Maintenance Proposed North East and South West Elevations (21016 (PL) 263)
Care Home Proposed Ground & First Floor Plans (21016 (PL) 290 A)
Care Home Proposed Second & Third Floor Plans (21016 (PL) 291)
Care Home Proposed Roof Plan (21016 (PL) 292)
Care Home Proposed Elevations sheet 01 (21016 (PL) 293 A)
Care Home Proposed Elevations sheet 02 (21016 (PL) 294 A)
House Type A (21016 (PL) 300 A)
House Type A (t) (21016 (PL) 301 B)
House Type A (Garage) (21016 (PL) 302 B)
House Type B (21016 (PL) 310 B)
House Type B (t) (21016 (PL) 311 B)
House Type B (Garage) (21016 (PL) 312 B)
House Type C (21016 (PL) 320 A)
House Type D (21016 (PL) 330 A)
House Type E (21016 (PL) 340 B)
House Type E (t) (21016 (PL) 341 A)

House Type E+ (21016 (PL) 342 B)
House Type E+(t) (21016 (PL) 343 B)
House Type E- (21016 (PL) 344 B)
House Type E-(t) (21016 (PL) 345 B)
House Type F (21016 (PL) 350 A)
House Type F+ (21016 (PL) 351 A)
House Type F- (21016 (PL) 352 A)
House Type F- (Garage) (21016 (PL) 353 A)
Apartment Block Type 1 - Lower Ground Floor Plan (21016 (PL) 360)
Apartment Block Type 1 - Upper Ground, First, Second & Third Floor Plans (21016 (PL) 361)
Apartment Block Type 1 – Roof Plan (21016 (PL) 362)
Apartment Block Type 1 -North West Front and North East Side Elevations (21016 (PL) 363 A)
Apartment Block Type 1 -South East Rear & South West Side Elevations (21016 (PL) 364)
Apartment Block Type 2 - Ground Floor Plan (21016 (PL) 370)
Apartment Block Type 2 - First, Second & Third Floor Plans (21016 (PL) 371)
Apartment Block Type 2 – Roof Plan (21016 (PL) 372)
Apartment Block Type 2 -North West Front and North East Side Elevations (21016 (PL) 373)
Apartment Block Type 2 -South East Rear & South West Side Elevations (21016 (PL) 374)
Wellbeing Centre – Lower Ground Floor Plan (21016 (PL) 380)
Wellbeing Centre - Ground Floor Plan (21016 (PL) 381)
Wellbeing Centre – First Floor Plan (21016 (PL) 382)
Wellbeing Centre North & East Facing Elevations (21016_383_A)
Wellbeing Centre West & South Facing Elevations (21016_384)
Landscape Plan Character Area 1 West 08 (J00828-MP-001)
Landscape Plan Character Area 1 East 08 (J00828-MP-002)
Landscape Plan Character Area 3 04 (J00828-MP-003)
Landscape Plan Character Area 4 06 (J00828-MP-004)
Landscape Plan Character Area 5 West 06 (J00828-MP-005)
Landscape Plan Character Area 5 East 06 (J00828-MP-006)
Landscape Masterplan Character Areas 1-5 06 (J00828-MP-007)
Landscape Masterplan Planting Strategy 04 (J00828-MP-008)
Landscape Plan Footpath Link to Telegraph Road 03 (J00828-MP-009)

A Statement of Community Involvement is also provided within the Design and Access Statement.

A payment of £ £89,910.20 has been made to the Planning Portal online. In respect to the planning application, I would be grateful if you could acknowledge receipt but in the meantime,

Boyer

please do not hesitate to contact me should you require any additional information or wish to further discuss the submission.

Yours sincerely

Christopher Roberts
Associate Director

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