

From: [William Lloyd](#)
To: [A428 Black Cat](#)
Cc: [Louise Newcombe](#); [Bedford Filing](#)
Subject: BE5045/10 - Gleneden Plant Sales Limited - A428 – Black Cat to Caxton Gibbet Improvements (Unique Reference: BCCG-AFP059)
Date: 09 August 2022 14:52:59
Attachments: [image001.jpg](#)
[image002.png](#)
[image003.jpg](#)
[image004.png](#)
[08.08.22 Consultation Letter BE5045.10 with Appended Letter.pdf](#)

Dear Sir/Madam,

Please see attached letter drafted on behalf of Gleneden Plant Sales Limited in response to the consultation set out in the letter dated the 28th July 2022 from the Department for Transport in regard to an application by National Highways for an Order granting development consent for the A428 Black Cat to Caxton Gibbet Road Improvement scheme.

Please let me know if you have any queries or require any additional information.

Kind regards,

Billy

William Lloyd BSc (Hons) MSc MRTPI

Senior Planner

DLP Planning Limited

4 Abbey Court
Fraser Road
Priory Business Park
Bedford
MK44 3WH



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A428 Black Cat to Caxton Gibbet Case Team
National Infrastructure Planning
The Planning Inspectorate
Temple Quay House
Temple Quay
Bristol
BS1 6PN

Sent by email to - a428.blackcat@planninginspectorate.gov.uk

Dear Sir/Madam,

Re: Gleneden Plant Sales Limited - A428 – Black Cat to Caxton Gibbet Improvements
Unique Reference: BCCG-AFP059

We write on behalf of our client Gleneden Plant Sales Limited in relation to the current consultation based upon the letter issued by the Transport Infrastructure Planning Unit on the 28th July.

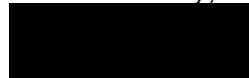
In regard to Point 1 of the consultation we have no further comments, other than to re-highlight our letter of the 20th July 2022, which noted discrepancies in the applicant's documentation of our client's land interests and the absence of my client being engaged with over the compulsory purchase of their land. I have appended the previous letter to this letter for ease, but we have been informed as of the 8th August that the letter has been forwarded to the Secretary of State for Transport.

Having reviewed Points 2 and 3, whilst our client does not own either 1/32b or 1/32c, our clients land is immediately adjacent to plot 1/32c which sits to the south-west of 1/33a and 1/33b which are within the client's ownership. For completeness my client does benefit from access rights over 1/32a, but this falls outside of the scope of the consultation. However, as noted above my client is still awaiting formal contact over the compulsory purchase of their land.

On Point 4, we have no comment.

We trust that the above is satisfactory, but if you require any further clarification or additional information, please do not hesitate in contacting me.

Yours sincerely,



William Lloyd BSc(Hons) MSc MRTPI
Senior Planner

Encl: Letter to National Highways (Dated 20th July 2022)

Ms Laura Crumpton
Land & Property
National Highways
Woodlands
Manton Lane
Bedford
MK41 7LW

Ref: WL/LN – BE5045/10
Date: 20th July 2022

Sent by email to: Laura Crumpton - [REDACTED]
A428.BlackCat@planninginspectorate.gov.uk

Dear Ms Crumpton

Re: Gleneden Plant Sales Limited - A428 – Black Cat to Caxton Gibbet Improvements

We write in our capacity as agent for our client's (Gleneden Plant Sales Limited) site in relation to the ongoing Examination of proposals for the A428 Black Cat to Caxton Gibbet Road improvement scheme.

Unfortunately, following on from our telephone conversation in May, and subsequent email, our client appears not to have received the compensation correspondence from the District Valuer which we understand to have been issued to other parties in the vicinity.

We would also raise the consultation letter we received from Planning Inspectorate on the 22nd June 2022, this stating that the 'interested party' received a letter on the 14th April with meetings held on the 11th and 14th May. Neither ourselves or Gleneden Plant Sales Limited have had any such discussions nor have we seen, as outlined, any correspondence relating to this. Please could you clarify the details of these and also the intentions moving forward this.

Our client, separate to this, has sought valuation advice, and we await the correspondence from the District Valuer in order to progress the matter.

Finally, moving forward, can you please ensure that DLP Planning Limited are noted as the acting agent for Gleneden Plant Sales Limited.

We look forward to hearing from you shortly, but please do not hesitate to contact us if you have any queries.

Yours sincerely,

[REDACTED]

William Lloyd BSc(Hons) MSc MRTPI
Senior Planner