

Asher, Marie

From: Polly Harris-Gorf
Sent: 26 September 2022 15:34
To: _planningadvice
Subject: AMENDMENT 3 - H17-0811-22 Land Off Sunnydale Close
Attachments: We sent you safe versions of your files; 118-BDP-01 Rev A Biodiversity Plan.pdf; H17-0811-22 Amendment Form 220926.pdf

Please see attached amendment.

Yours sincerely

Mrs Polly Harris Gorf | Principal Planning Officer | South Holland District Council
DDI: 01775 764504
www.sholland.gov.uk



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From: Adam Jagger <adam.jagger@ashwoodhomes.co>
Sent: 26 September 2022 15:32
To: Polly Harris-Gorf <pharris-gorf@sholland.gov.uk>
Cc: Gavin Baxter <gavin.baxter@ashwoodhomes.co>
Subject: RE: H17-0811-22 Land Off Sunnydale Close

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Hi Polly,

Thanks for your email below.

We have reviewed the committee report and feel that we have previously addressed the comments in the report and provided the information stipulated by the condition as follows:

1. We have issued an updated ecology report, as required.
2. We have issued landscaping plans and schedule for identification of plant species used and locations proposed.
3. We have issued a BNG calculation as required (within the ecology report).
4. We have issued a management and maintenance plan as required.

5. Habitat links have been provided as required, with areas of POS and surrounding countryside linked where possible. Hedgehog homes have been provided and Swift boxes as required. The location of these are shown on the submitted biodiversity plan.

In order to further satisfy the provisions in relation to hedgehogs, we have amended the biodiversity plan to provide modified garden gravel boards and thus provide routes through gardens. We have attached this drawing with an amendment form for your further consideration.

Regards
Adam

Adam Jagger BSc(Hons) MCIOB
Technical Director

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From: Polly Harris-Gorf <pharris-gorf@sholland.gov.uk>
Sent: 21 September 2022 15:13
To: Adam Jagger <adam.jagger@ashwoodhomes.co>
Cc: Gavin Baxter <gavin.baxter@ashwoodhomes.co>
Subject: RE: H17-0811-22 Land Off Sunnydale Close

Hi Adam

Can you have a look at the committee report for H17-1187-21, which sets out the concerns and the reason for the condition that was imposed.

Yours sincerely

Mrs Polly Harris Gorf | Principal Planning Officer | South Holland District Council
DDI: 01775 764504
www.sholland.gov.uk



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From: Adam Jagger <adam.jagger@ashwoodhomes.co>
Sent: 21 September 2022 15:00
To: Polly Harris-Gorf <pharris-gorf@sholland.gov.uk>
Cc: Gavin Baxter <gavin.baxter@ashwoodhomes.co>
Subject: RE: H17-0811-22 Land Off Sunnydale Close

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Hi Polly,

Just to add my two pennies to the email trail below.

With reference to the wording you have highlighted in red text below, we have submitted the required documents with our application.

I have attached these again for info and assume that this condition can be discharged.

Regards
Adam

Adam Jagger BSc(Hons) MCIOB
Technical Director

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From: Polly Harris-Gorf <pharris-gorf@sholland.gov.uk>
Sent: 21 September 2022 14:38
To: Gavin Baxter <gavin.baxter@ashwoodhomes.co>
Cc: Adam Jagger <adam.jagger@ashwoodhomes.co>
Subject: RE: H17-0811-22 Land Off Sunnydale Close

Hi Gavin

Just looking at the wording of the condition, with my emphasis in red,

Notwithstanding the plans and details submitted to support this application, including the Protected Species Report referenced Extended Phase 1 Survey- February 2020, an up to date Protected Species Report for the site and a management plan for the areas of publicly accessible open space and any outdoor play areas, including management responsibilities and maintenance schedules, shall be submitted to and approved in writing by the Local Planning Authority prior to the commencement of the development hereby permitted beyond oversite. The management of these areas shall be carried out in accordance with the details so approved.

This condition expects the submission to include the above.

I am not concerned by the wording of the Lincolnshire Wildlife Trust response mentioning reserved matters, as the consultation sent to them clearly relates to the condition above.

Yours sincerely

Mrs Polly Harris Gorf | Principal Planning Officer | South Holland District Council
DDI: 01775 764504
www.sholland.gov.uk



Please note that any informal officer opinion expressed by this email is without prejudice and is not binding on the Council during the consideration of any formal application.

From: Gavin Baxter <gavin.baxter@ashwoodhomes.co>
Sent: 21 September 2022 14:33
To: Polly Harris-Gorf <pharris-gorf@sholland.gov.uk>
Cc: Adam Jagger <adam.jagger@ashwoodhomes.co>
Subject: RE: H17-0811-22 Land Off Sunnydale Close

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Polly

Just a quick one as only scan red the document quickly. The latter section in this response states “**Lincolnshire Wildlife Trust expect to see this before reserved matters are approved.**” The comments do not reflect a discharge of conditions response and seem more akin to a formal planning response.

I believe the response should be specific to condition 9 of the planning approval for Sunnydale, text below

Notwithstanding the plans and details submitted to support this application, including the Protected Species Report referenced Extended Phase 1 Survey- February 2020, an up to date Protected Species Report for the site and a management plan for the areas of publicly accessible open space and any outdoor play areas, including management responsibilities and maintenance schedules, shall be submitted to and approved in writing by the Local Planning Authority prior to the commencement of the development hereby permitted beyond oversite. The management of these areas shall be carried out in accordance with the details so approved.

As such, and please correct me if I am wrong, but to request further ecological surveys and reports is outside of the discharge of conditions.

Can you please review and let me know before I send onto our ecologist as we have done what has been requested of us to discharge the condition required.

Gavin Baxter BSc(Hons)
Development Engineer

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From: Polly Harris-Gorf <pharris-gorf@sholland.gov.uk>
Sent: 21 September 2022 14:25
To: Gavin Baxter <gavin.baxter@ashwoodhomes.co>
Cc: Adam Jagger <adam.jagger@ashwoodhomes.co>
Subject: RE: H17-0811-22 Land Off Sunnydale Close

Afternoon Gavin

Apologies for drip feeding on this case, but can I have your response to the Lincolnshire Wildlife Trust response of 5 September.

Please send your resultant revisions to me in due course.

Yours sincerely

Mrs Polly Harris Gorf | Principal Planning Officer | South Holland District Council



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