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**Sent:** 26 February 2021 14:51

**To:** Ben Rowe <[Ben.Rowe@north-norfolk.gov.uk](mailto:Ben.Rowe@north-norfolk.gov.uk)>

**Subject:** PF/21/0070 - Wayside Farm, Cromer Road - Felbrigg - Additional information.

Good afternoon Ben,

Thank you for the email regarding another project, I'll get the SV Questionnaire over to you shortly.

However, this one is for PF/21/0070 - Wayside Farm, Cromer Road, Felbrigg.

I have now been able to address all of the points raised in the letter previously sent out , and as we have previously discussed, and can submit the information in additional documents as follows. (Relevant additional documents are attached to this email)

I can cover, and confirm, the details as follows:

- 1.) Flood Risk Assessment – This is attached as a small section towards the end of the expanded D&A, Planning Statement etc, and highlighted within the document appropriately. The site is not within Flood zones 2 or 3 and has less than a 0.1% AEP from surface water. I have covered this in the statement.
- 2.) Foul Drainage Assessment – I have indicated current Foul drainage provision/routes on amended plan PL-A1-01 Rev. A, and also covered it within the expanded D&A Statement, as above. Should additional information be required on this, the applicant is currently looking to engage a specialist to advise on the intended package treatment plan for the detached holiday let unit.
- 3.) Refuse and Waste Strategy – This is covered under separated heading in the expanded D&A Statement
- 4.) Protected Species Report – We have had an update to the previous report undertaken, and expanded upon, by Glaven Ecology. A copy of this new report is as attached.
- 5.) Planning Statement. As above, this is simply covered in the expanded D&A Statement.
- 6.) Tree Survey and AIA – As discussed with you, the intended location for the detached holiday unit is on existing made-up/concrete surfacing, and is located sufficient distance away from the woodland adjacent rh site belonging to Felbrigg Hall. There is no impact upon any root protection areas, or canopy spread, from the surrounding woodland and therefore it is believed that no tree survey or AIA would be required. The existing concrete surfacing and made-up ground will provide the base for the detached timber frame holiday unit, and the second unit proposed is a conversion of existing building present, again with no impact upon surrounding landscaping on adjacent site.
- 7.) Site Plan – indicating proposed parking. This has been added to the attached plan, PL-A1-01 Rev. A

I trust this information will help to move it forward. If you do require anything else, please do feel free to give me a call if easier than an email.

Thank you for your help Ben, always appreciated.

Kind regards

Simon