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Date 11th August 2021

Ref: Discharge of Conditions for Approved Application PF/20/0730

Application: Approval of details reserved by a condition ref PP-10124924

Case Officer: Colin Reuben

Dear Sir/Madam,

With reference to the approval of details reserved by a condition ref PP-10124924, I offer the following further information to be read in conjunction with the uploaded files:

Condition 4:

- A copy of the final Construction Environmental Management Plan document '*CONDITION 4 - Trunch - CEMP - R1 Final 16.07.21*' is included with the application.
- Six oak Kent bat boxes will be installed on trees to the south of the site in accordance with section 5.11 in locations as Appendix 8.
- 2No. bat boxes will be externally mounted on the new dwelling walls in accordance with section 5.11 in locations as Appendix 8.
- In addition, and in accordance with the above report recommendations, a Class License has been submitted to Natural England (submitted 12th August by Hiscock's Ecology Ltd) in respect of the Badger Setts. All works in accordance with the license will be carried out by a registered ecologist. These works include an anticipated site set up w/c 23rd August to install exclusion fencing and gates, a 21-day period of monitoring towards a potential removal of fencing and setts w/c 13th September. The following further documents are submitted as part of this application:
 - '*Badger Sett Exclusion Equipment Required 0 Gate Installation August 2021*'
 - '*Trunch Badger Walkover Notes for License Application 08.08.21*'

Condition 5:

In full accordance with the approved Arboricultural Impact Assessment prepared by AT Coombes Associates Ltd dated 23 April 2020, we confirm that we will carry out all recommended tree protection works items 1 – 11 inclusive, in accordance with the Timetable in Appendix 1, as follows:

1. Prior to commencement we will carry out a pre-commencement site meeting with a suitable Arboriculturist to discuss any tree protection matters arising and carry out the Toolbox talk.
2. Prior to commencement we will carry out the tree work as detailed in Appendix 1, and any tree felling as set out in the AIA, under instruction from a suitable Arboriculturist.





3. Prior to commencement we will erect temporary protective fencing (thick green line) on edge of the CEZ as specified in the AMS and TPP. Fencing will be in accordance with the report Section 3 'Tree Protection Barriers' 3.1 – 3.5 inclusive.
4. Prior to commencement, if required, we will put temporary ground protection in place along the site entrance prior to the No-Dig surface being constructed.
5. Prior to commencement we will erect warning signs on fencing around each CEZ stating "Construction Exclusion Zone - Keep Out".
6. During the Construction works we will maintain Protective fences and signs in good condition.
7. The 'No Dig' surfacing at the main entrance to the site will be carried out in Accordance with Section 5 of the above report. In addition, our drawing 'CONDITION 5 - 19.041 CG01D NO DIG DRIVE' is submitted detailing the specification of the no dig surfacing construction for approval. The requirement for the secondary no dig surfacing alongside the group of trees G1 will be avoided by diverting the driveway route approximately 2.5m north as indicated on the submitted revised site plan 'CONDITION 5 - 19.041 SP01 Rev A PROPOSED SITE PLAN'.
8. We will instruct a suitable Arboriculturist to carry out Arboricultural supervision and advice including site visits during the course of the works to check the CEZ and liaison with the Local Authority.
9. On completion of the works we will remove the protective fencing.
10. On completion we will instruct a suitable Arboriculturist to carry out an Arboricultural assessment of the protected trees to confirm if remedial works are necessary.
11. On completion, subject to the above, we will plant any required replacement trees.

Condition 10:

Structural Load Calculations have been prepared by Civils Design and Construct and their report is submitted with this application (in four parts due to file size). This report and the proposed 'No Dig' new access drive surfacing is approved by Ashley Pickering of Cadent Gas in his email of 8th February, copy submitted with this application. Reference is also made to the drawing 'CONDITION 5 - 19.041 CG01D NO DIG DRIVE'.

- *CONDITION 10 - CADENT GAS APPROVAL OF CALCULATIONS*
- *CONDITION 10 - CDC-038-SL-001 - White House Farm-24in HP Main-Surcharge load assessment - Issue 01 PART 1*
- *CONDITION 10 - CDC-038-SL-001 - White House Farm-24in HP Main-Surcharge load assessment - Issue 01 PART 2*
- *CONDITION 10 - CDC-038-SL-001 - White House Farm-24in HP Main-Surcharge load assessment - Issue 01 PART 3*
- *CONDITION 10 - CDC-038-SL-001 - White House Farm-24in HP Main-Surcharge load assessment - Issue 01 PART 4*
- *'CONDITION 10 - 19.041 CG01D NO DIG DRIVE'.*

Yours sincerely

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