

Osian John

From: lewis gould <lewis83@hotmail.com>
Sent: 07 July 2022 17:01
To: Osian John
Subject: Fwd: 19/1590/OUT - ecology response

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From: lewis gould <Lewis83@hotmail.com>
Sent: Thursday, July 7, 2022 4:07:05 PM
To: lewis gould <lewis83@hotmail.com>
Subject: Re: 19/1590/OUT - ecology response

On 13 Mar 2020, at 16:33, Andrew Bevan <andrew@abplanning.co.uk> wrote:

Good afternoon both,

Please see the request from the Powys ecology team below and the exchange since.

The scheme has now been reduced to simply the visitor and facilities building with the 'managers house' removed from the scheme.

Please can you provide a fee proposal for responding to the request from the LPA in order we can progress to an approval of the amended scheme ?

I have CC'd Lewis Gould (client) in order he can consider your fee proposal and respond to you directly to save time.

Please give me a call if that would assist (01873 812230/07855 820891) and please feel free to clarify directly with the Powys Ecologist if that assists.

Regards
Andrew

From: Catherine James <catherine.james1@powys.gov.uk>
Sent: 24 December 2019 09:59
To: andrew@abplanning.co.uk
Subject: RE: 19/1590/OUT - ecology response

Good morning Andrew,

The Ecologist will not have visited the site and will have carried out a desk top study.

You will be aware that the Council has a duty to protect biodiversity which is why we consult Ecology on planning applications and we normally act on their advice. Nevertheless, in this instance I advise you don't proceed with carrying out additional surveys at this time as we still consider that a dwelling cannot yet be justified on this site.

I will await your further comments in January.

Kind regards,
Catherine

From: Andrew Bevan <andrew@abplanning.co.uk>
Sent: 20 December 2019 11:20
To: Catherine James <catherine.james1@powys.gov.uk>
Cc: 'Jess Jones' <admin@abplanning.co.uk>
Subject: RE: 19/1590/OUT - ecology response

Good morning Catherine,

Please allow the application to remain extant at his time.

Given the content of the email please clarify by return if the Powys ecologist has attended site before commenting?

As you have visited the site and you will have noted the current 'developed' and 'Managed' state of the land that will accommodate the proposal what is your view of the comments made by the ecologist – especially if the ecologist has not had the benefit of observing the actual on site condition?

I look forward to hearing from you.

Regards
Andrew

From: Catherine James <catherine.james1@powys.gov.uk>
Sent: 20 December 2019 09:20
To: andrew@abplanning.co.uk
Subject: FW: 19/1590/OUT - ecology response
Importance: High

Good morning Andrew,

I am forwarding this email below from Ecology to you for your information and action and you will note further information is required before the application can be determined. You will note the time scale for carrying out surveys (I assume March-June 2019 is an error and should read 2020) and may wish to consider whether the application should be withdrawn at this stage to allow time for the surveys to be done and re-submitted at a later date. This application was validated on 24.10.19. Whilst we have an extension of time agreed at the moment to address other issues that clearly is not going to address the ecology requirements. I will be grateful if you will let me know what your intentions are with regard to this application but please call me if you wish as clearly our other concerns remain and it may be inappropriate at this stage to undertake studies that will incur additional expense.

Kind regards,
Catherine