Wiltshire Council Planning Consultation Response

ECOLOGY

Officer name: Jenna Buss
Date: **04/09/2023**
Application No: PL/2023/05808
Proposal: Discharge of Condition 8 & 10 on PL/2022/06406 (Demolition of an existing modern agricultural barn, the conversion of two redundant traditional agricultural barns into two dwellings with associated residential curtilages, a new access and associated hard and soft landscaping.
Site Address: Chicksgrove Manor, Chicksgrove Road, Tisbury, Salisbury, SP3 6NA
Case Officer: Lynda King

Condition No.	Further information required by condition	**Satisfactorily addressed (Document & Date)**
08	No development or removal of trees or shrubs shall take place until full details of a Wildlife Protection and Enhancement Scheme have been submitted to and approved in writing by the local planning authority. These details shall include: (i) Details of proposed measures that will be taken to avoid harm to wildlife, including timing of works to avoid nesting birds, and pre-commencement checks for protected species including reptiles. (iii) Quantification of biodiversity net gain provision including a plan showing the location(s) and type(s) of feature(s) to enhance the site for bats, nesting birds (including swallows), invertebrates and hedgehog. REASON: To avoid adverse impacts on biodiversity.	**Partially** **05/09/23** **REF: Ecological Impact Assessment dated 18/7/22 by Lowans Ecology and Associates** **A schedule of works has not been provided to ensure protection of nesting birds.**
10	The residential development hereby approved shall be designed to ensure it does not exceed 110 litres per person per day water consumption levels (which includes external water usage) and a water efficiency assessment should be submitted. Before the development is brought into use, a water efficiency report certifying that this standard has been achieved shall be submitted to the local planning authority for its written approval. REASON: To ensure	**Yes** **05/09/23** **Ref: Water Efficiency Calculator submitted**

	compliance with the prevailing mitigation strategy for nutrient neutrality in the water catchment within which this development is located.	

We welcome the Reports submitted in support of the discharge of conditions 8 and 10 to include;

- Ecological Impacts Assessment dated 18/7/22 by Lowans Ecology and Associates and;
- Water Efficiency Calendar

Insufficient information has been submitted in support of condition 8. We advise that additional information is submitted as requested in the table above. We would support the discharge of condition 10 relating to water efficiency.

Final sign off – all matters addressed:

Ecologist	Date
Jenna Buss	**05/09/23**