

Swalcliffe Park Equestrian Ltd
Swalcliffe Park Equestrian
Park Lane
Swalcliffe
OX15 5EU

19/02261/DISC

Case Officer: Matthew Chadwick

Recommendation: Approval

Applicant: Mr Richard Taylor

Proposal: Discharge of condition 3 (construction traffic management plan), 4 (landscaping scheme) and 6 (biodiversity method statement) of 19/00171/F

Report type: Delegated

1. Appraisal

Condition 3 requires a construction traffic management plan (CTMP) to be submitted to and approved in writing by the local planning authority. A CTMP has been submitted as part of the application. The Highways Authority initially objected as the CTMP did not include construction routes or delivery times. This information was subsequently provided and the Highways Officer removed the objection. The CTMP is therefore considered to be acceptable.

Condition 4 requires a landscaping scheme to be submitted and approved in writing by the local planning authority. The Landscape Officer requested a landscaping scheme to be submitted as no planting was proposed on the north and west boundaries of the site and an existing hedgerow was being removed.

A Landscaping and Ecological Enhancement Scheme prepared by Wharton Consultants has been supplied as part of the application and within this document is a Landscape Strategy (drawing number 001 Rev A). The Landscape Officer has not commented on this discharge of condition. However, the landscaping scheme within this document provides tree, hedgerow and wildflower mix planting. This would include a mixed species hedgerow along the northern and western boundaries of the site. The submitted scheme is considered to be acceptable.

Condition 6 requires a biodiversity method statement to be submitted to and approved in writing by the local planning authority. A Landscaping and Ecological Enhancement Scheme prepared by Wharton Consultants has been supplied as part of the application. The Ecology Officer initially raised concerns with the information in the document but this was amended and these concerns were removed. It is therefore considered that the amended details are acceptable in this regard.

2. Conclusion

The Local Planning Authority considers that the details latterly submitted pursuant to Conditions 3, 4 and 6 of planning permission 19/00171/F are acceptable, and as such it is recommended that these Conditions are discharged.

Case Officer: Matthew Chadwick
DM Team Leader: Nathanael Stock

DATED: 5 December 2019
DATED: 06.12.2019