

## Rachel Tibbetts

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**From:** Matthew Chadwick  
**Sent:** 06 November 2019 13:32  
**To:** DC.Consults  
**Subject:** FW: 19/02261/DISC

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**From:** Charlotte Watkins <Charlotte.Watkins@Cherwell-DC.gov.uk>  
**Sent:** 06 November 2019 12:54  
**To:** Matthew Chadwick <Matthew.Chadwick@Cherwell-DC.gov.uk>  
**Subject:** 19/02261/DISC

19/02261/DISC  
Swalcliffe Park Equestrian Ltd, Park Lane, Swalcliffe

Discharge of conditions 6 of 19/00171/F

Matthew

With regard to the above discharge of conditions application I have the following comments:  
The landscape statement text seems at odds in places with the final plan in its appendices which shows swift boxes on the Northern elevation of the building – these are not mentioned in the text as far as I could see. Further (and welcome) bird boxes are mentioned on an adjacent tree in the text but I could not find this one on the plan. Can they confirm that the swift boxes are still to be put in and the location of the bird boxes on a tree?

In addition the plans in the appendices show a verge of 'meadowmania' wildflower mix to be planted to the roadside of the building with some basic management information in a text box however the text of the statement only gives generic 'grassed areas' management. This should be amended so there is no confusion over how to manage the wildflower area as its value and establishment greatly depends on management. These are small points but the overall biodiversity net gain on site is likely to be quite marginal here given the small area given over to it and will depend on these details. We need to seek a clear net gain for biodiversity from all developments in line with policy, without suitable management and the additional boxes confirmed I think net gain would not be achieved.

If they can amend the landscape statement in this regard then I will reassess and expect the condition could be discharged.

Kind regards  
Charlotte

**Dr Charlotte Watkins**  
**Ecology Officer**

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