

**From:** Behnke, Piotr

**Sent:** 01 March 2022 09:41

**To:** Planning

**Cc:** Caroline Ford

**Subject:** Natural England Response - 372328 - Land On The NE Side of Gavray Drive, Bicester - 250 dwellings, retain wildlife site, flood storage, open space - 21/03558/OUT

FAO: Caroline Ford,

Dear Ms Ford,

Apologies for the delay in responding to this latest consultation for the proposals at Gavray Drive in Bicester.

Having looked at the previous comments we'd made there aren't any major issues we would be commenting on and we can see that the Environment Agency have objected on flood risk grounds so that issue is covered already in terms of ensuring development is carried out in the right areas and flood risk is appropriately mitigated.

We would welcome to idea of creating a community interest company (CIC) to manage the local wildlife sight adjacent the proposed development and the funding for this should be secured through any permission granted for the development and should be in place long enough that the CIC could get up and running and be successfully managing the site and any issues which occur.

One main thing to consider is that the planning of the management of the local wildlife site is carried out with the involvement of BBOWT who will have the best idea of what work should be done to improve the area and better maintain the habitats present.

Beyond this there needs to be a set of robust walking and cycling links with the surrounding area and the open space to be included needs to be complementary to the habitats present locally and in particular the local wildlife site adjacent.

Again it would be best to liaise closely with BBOWT regarding the sites management and how best to secure this as public open space into the future and appropriately manage the additional footfall likely to occur from the new development.

We would remind the council that the development will be needing to ensure it is considering Biodiversity Net Gain through its proposals and this needs to be secured as well – perhaps through management via the CIC being proposed.

I trust that this satisfies your requirements however do get in touch if not.

Regards,

Piotr Behnke  
Lead Adviser  
Planning and UAS  
Thames Solent Team