

Consultee Comment for planning application 22/03452/F

Application Number	<input type="text" value="22/03452/F"/>
Location	<input type="text" value="OS Parcel 6920 East Of Oxford Road And Adjoining And South Of Canal Lane Bodicote"/>
Proposal	<input type="text" value="Erection of new 128-bed residential care home (Use Class C2) together with associated access, parking and landscaping"/>
Case Officer	<input type="text" value="Andy Bateson"/>
Organisation	<input type="text" value="Ecology (CDC)"/>
Name	<input type="text" value="Charlotte Watkins (Ecology Officer)"/>
Address	<input type="text" value="Ecology Cherwell District Council Bodicote House White Post Road Bodicote Banbury OX15 4AA"/>
Type of Comment	<input type="text" value="Comment"/>
Type	<input type="text"/>
Comments	<p>The submitted ecological appraisal is satisfactory for the site and there are no protected species issues which cannot be dealt with via a CEMP and mitigation on site. They have submitted a biodiversity net gain plan which shows that a biodiversity net gain of greater than 10% is possible and this looks to be achievable within the layout plan.</p> <p>An Ecological Mitigation and Enhancement Strategy for the site should be conditioned pre-commencement. In addition to detailing how the net gain proposed will be achieved and monitored for a minimum of 30 years, this should also include details of other biodiversity enhancements on site including integrated swift bricks within the building fabric (10-12 would be appropriate here), bat boxes, log piles/hotels for invertebrates and hedgehog highways where relevant.</p> <p>A CEMP for biodiversity should be conditioned to outline all measures to be taken to protect biodiversity during construction.</p> <p>A lighting strategy should be submitted which is sensitive to nocturnal wildlife.</p> <p>I have no other ecological issues with the proposals.</p> <p>Kind regards Charlotte</p>
Received Date	<input type="text" value="21/02/2023 11:18:41"/>
Attachments	