

**Case Officer:** Imogen Hopkin

**Recommendation:** Approve

**Applicant:** CALA Chiltern

**Proposal:** Discharge of Condition 18 (Ecological Management Plan) of  
19/00616/OUT

**Expiry Date:** 24 March 2023

**Extension of Time:** 24 March 2023

## **1. APPLICATION SITE AND DESCRIPTION OF APPROVED DEVELOPMENT**

- 1.1. The application site refers to a small grouping of fields forming part of the open countryside on the eastern edge of Fritwell, south of Fewcott Road. The site is relatively flat with the boundaries delineated by varying densities of trees and hedgerows. The site contains some informally arranged outbuildings in its north-east corner. A public footpath runs immediately to the south of the site which is separated from the site by a hedgerow and links through to Southfield Lane and on to East Street.
- 1.2. The site benefits from approved outline and reserved matters applications, 19/00616/OUT and 21/02180/REM respectively, which granted approval for the construction of 28 dwellings, access from Fewcott Road. The development comprises 26 two storey dwellings and 2 bungalows.
- 1.3. There are several applications seeking to discharge the conditions related to the above applications, as there are intentions to commence work soon.

## **2. CONDITIONS PROPOSED TO BE DISCHARGED**

- 2.1. The application seeks to discharge condition 18 (Ecological Management Plan) of 19/00616/OUT.

## **3. RELEVANT PLANNING HISTORY**

- 3.1. The following planning history is considered relevant to the current proposal:

<b>Application: 19/00616/OUT</b>	Permitted	18 June 2021
The erection of up to 28 dwellings and associated site access onto Fewcott Road. Outline application. All matters reserved except for means of access.		
<b>Application: 21/02180/REM</b>	Permitted	31 August 2022
Reserved matters application for 19/00616/OUT - seeks approval of all reserved matters (excluding access as determined at the outline stage), namely, the layout, appearance, landscaping and scale for the development.		

- 3.2. There are other discharge of condition applications that are not listed within the history. Some conditions have been approved and some are still in progress.

#### **4. RESPONSE TO PUBLICITY**

4.1 No publicity occurred.

#### **5. RESPONSE TO CONSULTATION**

5.1. CDC Ecology Officer: Happy for condition 18 to be discharged on the basis of the amended document "Ecological Management Plan" November 2022.

#### **6. APPRAISAL**

6.1. The applicant submitted an updated Ecological Management Plan dated November 2022 in relation to this site. The Council's Ecology Officer has advised the report is acceptable, and advises condition 18 can be discharged. Officers therefore consider this application can be approved.

#### **7. RECOMMENDATION**

That planning condition 18 of 19/00616/OUT be discharged based upon the following:

Condition 18

Ecological Management Plan prepared by Ethos Environmental Planning, dated November 2022

Case Officer: Imogen Hopkin

DATE: 21<sup>st</sup> March 2023

Checked By: Nathanael Stock

DATE: 21.03.2023

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