

Rachel Tibbetts

From: James Kirkham
Sent: 14 October 2019 16:57
To: DC Support
Subject: FW: 19/00616/OUT - Cala Homes, Fritwell

For DEF

From: Charlotte Watkins <Charlotte.Watkins@Cherwell-DC.gov.uk>
Sent: 14 October 2019 10:39
To: James Kirkham <James.Kirkham@Cherwell-DC.gov.uk>
Subject: RE: 19/00616/OUT - Cala Homes, Fritwell

Hello James

I find the summary calculations to be confusing (but this is a function of the TVERC metric) adding up the scores however it seems there is an existing 2.657 biodiversity units and they are proposing 3.39 biodiversity units which would lead to a reasonable level of net gain.

It is not clear from the amended illustrative layout however where the proposed features of open water and marginal vegetation (which the gain relies on) could go bearing in mind the need for LAPs etc.. Do they have some idea of this? Whilst I understand that the layout is illustrative at this stage we need to be sure it can be 'fitted in'. It also now shows some of the land now put to a paddock – is that to be managed by the development? grazed? I assume this forms the proposed semi-improved grassland as part of their proposed habitat enhancement.

In addition I note that close boarded fencing is proposed for many of the gardens and the applicants should be aware that these and any boundary walls must include gaps at the base for mammals to go through (i.e. 'hedgehog highways') to ensure hedgehogs in particular can still move through the site. As a Section 41 species we must have regard to their conservation and such provisions are important to maintain foraging ability.

At least the equivalent of one bat/bird provision (box, brick) should be provided on site in line with CDC recommendations.

The rest of my comments from June still stand.

Please get back to me if there are any queries on the above regarding conditions.

Kind regards

Charlotte

Dr Charlotte Watkins

Ecology Officer

Tel: 01295 227912

Email: Charlotte.Watkins@Cherwell-DC.gov.uk

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Office hours: Monday and Wednesday mornings

From: James Kirkham <James.Kirkham@Cherwell-DC.gov.uk>
Sent: Thursday, October 10, 2019 10:24 AM
To: Charlotte Watkins <Charlotte.Watkins@Cherwell-DC.gov.uk>
Subject: FW: 19/00616/OUT - Cala Homes, Fritwell

Hi Charlotte

Please find attached a biodiversity calculation on this. It is on DEF also and I sent through an amended consultation a couple of days ago. I would appreciate your comments bearing in mind this is an outline application?

Kind regards

James Kirkham BA (Hons) MSc MRTPI
Principal Planning Officer – General Developments Planning Team
Development Management
Place and Growth Directorate
Cherwell District Council
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From: James Yeoman <JYeoman@savills.com>
Sent: 07 October 2019 10:17
To: James Kirkham <James.Kirkham@Cherwell-DC.gov.uk>
Cc: Rob Linnell <RLinnell@savills.com>
Subject: RE: 19/00616/OUT - Cala Homes, Fritwell

James

Thanks for your response.

Inadvertently, the attached 2 files were not in the file transfer. These provide the biodiversity calculator and covering note - please could these be added to the formal submission.

The extension to the close of November is agreed.

Look forward to discussing further in due course.

Many thanks
James

From: James Kirkham [<mailto:James.Kirkham@Cherwell-DC.gov.uk>]
Sent: 07 October 2019 09:33
To: James Yeoman <JYeoman@savills.com>
Cc: Rob Linnell <RLinnell@savills.com>
Subject: RE: 19/00616/OUT - Cala Homes, Fritwell

Hi James

Thank you for the amended plans. I will arrange for re-consultation to take place with consultees and the public.

Could you please agree an extension of time to determine the application until the end of November as the earliest committee I could report the application to would be the 14th November?

Kind regards

James Kirkham BA (Hons) MSc MRTPI
Principal Planning Officer – General Developments Planning Team
Development Management
Place and Growth Directorate

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From: James Yeoman <JYeoman@savills.com>
Sent: 04 October 2019 17:53
To: James Kirkham <James.Kirkham@Cherwell-DC.gov.uk>
Cc: Rob Linnell <RLinnell@savills.com>
Subject: 19/00616/OUT - Cala Homes, Fritwell

Dear James

Further to recent dialogue, please find below a link to provide updated technical documents in respect of the above application.

A cover letter summarises the formal submission and alterations proposed to the application.

<https://savillsglobal.box.com/s/ts2xcv8aqkd4ul7xpemifle2colkv50h>

I would be grateful if you can confirm receipt and we look forward to discussing proposals with you in due course, allowing for necessary consultation.

Kind regards
James

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