

<b>Ecology Team Consultation Response</b>	
<b>Date:</b>	30.05.2024
<b>Planning Ref:</b>	4/24/2184/DOC
<b>Description:</b>	<p>1. PHASED ALTERATIONS TO EXISTING 18 HOLE GOLF COURSE OVER A PERIOD OF 15 YEARS, INCLUDING ALTERATIONS TO GROUND LEVELS THROUGH IMPORTATION OF INERT MATERIAL AND SOILS, THE CREATION OF ADDITIONAL PLANTING AREAS, THE REPLACEMENT OF EXISTING PLANTING AREAS AND ALTERATIONS TO DRAINAGE; AND,</p> <p>2. THE ALTERATION OF THE EXISTING SITE ACCESS AND ADJACENT LAYBY.</p>

## **DISCHARGE OF CONDITIONS 5, 6, AND 7 OF PLANNING APPLICATION 4/22/2051/0F1**

### **Condition 5 – Arboriculture**

Please seek separate arboriculture consultation.

### **Condition 6 – Biodiversity Net Gain**

To provide a Biodiversity Net Gain (BNG) Strategy and a Project Implementation Plan prior to the commencement of each phase, or for the whole site.

The Metric submitted for the whole site was used in the version published at that time. The plans meet the trading rules of the metric for the whole sites with good habitat creation and enhancements proposed. The BNG report submitted gives management of habitats to establishment and monitoring through to 30 years.

The planting plan submitted is the Project Implementation Plan. This shows detailed plans for post-development habitats for the whole site.

The county ecologist confirms that Condition 6 may be discharged.

### **Condition 7 – Construction Environment Management Plan**

**The CEMP Plan submitted depicts elements of the CEMP however there is no document attached which states procedures as requested in the wording of Condition 7:**

“The CEMP shall include:

- details of the means of access and parking for construction traffic and vehicles
- procedures for the loading and unloading of plant and materials
- details of the areas to be used in the storage of plant and materials used in the development

- details of measures to control dust, emissions, sediments and pollutants arising from the development, specifically including measures to prevent the discharge of such materials to existing watercourses
- details of measures to control noise and vibration impacts
- a scheme for recycling/disposing of waste resulting from construction works.”

Therefore, it is the opinion of the county ecologist that Condition 7 cannot be discharged until a document has been submitted containing the above information.