

MEMORANDUM

From:	Duncan Fisher Ecology Officer		
Service	WBC Ecology	App No:	252333
Address:	Oak Dale, Lower Wokingham Road, Crowthorne, Wokingham, RG45 6BX.		
Proposal:	Submission of details to comply with the following condition of planning consent 223256. Condition 6 refers to the provision of ecological permeability and species enhancements on the site.		
Type of Development:			
Site Visit Made:	Yes/ No		

Summary Of Recommendations

- ☐ No comment
- ☐ No objection
- ☐ No objection subject to conditions (and reasons) **stated below**
- ☒ **Request further information before determination as stated below**
- ☐ Objection due to the reason(s) **stated below**

Comments On Proposal

Condition 6 – Ecological Permeability and Species Enhancements

I do not recommend discharge of this condition at this stage.

The submitted Biodiversity Permeability and Enhancement Plan (SLR Consulting, ref: 404.064687.00001 revision 01, September 2025) includes appropriate measures for species enhancements. However, it remains mute on the measures to be implemented to provide ecological permeability.

I note that condition 14 covers the boundary treatment and this is yet to be discharged. I recommend that the local planning authority seek further detail within a revised Biodiversity Permeability and Enhancement Plan to identify measures that are relevant to introduce to boundary fencing/walls – thereby informing detail that needs to be provided in plans for condition 14. In particular, this should show how the site remains accessible to the species of principal importance, Hedgehog, as the current enhancement proposals include provision of next boxes for this species.

If ecological permeability measures can be provided and agreed, I would be able to recommend discharge of condition 6.

Conditions & Reasons (if required)

n/a			
Date:	26 November 2025	Signed:	D. Fisher