

MEMORANDUM

From:	Tina Cuss Ecology Officer		
Service	WBC Ecology	App No:	243230
Address:	6 Augustfield, Charvil Lane, Sonning, Wokingham, RG4 6AF.		
Proposal:	Application for submission of details to comply with the following condition of planning consent 241770 dated 16.10.2024. Condition 6 relates to landscape management plan.		
Type of Development:			
Site Visit Made:	No		

Summary Of Recommendations

- ☐ No comment
- ☐ No objection
- ☒ No objection subject to conditions (and reasons) **stated below**
- ☐ Negotiate the amendments **stated below**
- ☐ Objection due to the reason(s) **stated below**

Comments On Proposal

It the development is in full accordance with 241770 condition 5 and Ecological Enhancements (Derek Finnie Ref DFA19026) and landscaping Proposals (LAS 45 01 Rev B) approved under 190954 I have no objection to approval of the Landscape Management Plan. I note however that the Proposed Landscape Plan 3872 207H P1 doesn't show the species enhancements including the log pile to provide refugia for amphibians and habitat for Stag beetles proposed in Ecological Enhancement Plan.

The site is in the Sonning Conservation and trees and hedges should not be removed without an application to the Council. In addition, in accordance with permission 241770 condition 7 the pond, and all trees, shrubs, hedges or habitat within the site shown retained and implemented as part of in the Ecological Enhancement Plan must not be felled, uprooted wilfully damaged or destroyed, **or cut back in any way** or removed without previous written consent of the local planning authority. Any trees, shrubs or hedges removed without consent or dying or being severely damaged or becoming seriously diseased have to be replaced with trees, shrubs or hedge plants of similar size and species unless the Council give written consent to any variation.

Figure 1 – Proposed Site Enhancement Layout Plot 1



Conditions & Reasons (if required)

Condition: No pond, trees, shrubs, hedges or habitat within the site which are shown as being retained on the approved plans or provided in the Ecological Enhancement Plan in condition 5 shall be felled, uprooted wilfully damaged or destroyed, cut back in any way or removed without previous written consent of the local planning authority. Any trees, shrubs or hedges removed without consent or dying or being severely damaged or becoming seriously diseased within 10 years from the completion of the development hereby permitted shall be replaced with trees, shrubs or hedge plants of similar size and species unless the local planning authority gives written consent to any variation.

Reason: To secure the protection throughout the time that the development is being carried of trees shrubs or hedges growing within or adjacent to the site and ensuring Public: Information that can be seen and used by everyone inside and outside the Council. protected and priority species are not adversely affected by the proposals. Relevant policy: Core Strategy policies CP1 CP3 and CP7 and Managing Development Delivery Local Plan policy TB23.

Date:	13/02/25	Signed:	T Cuss
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