

Emy Circuit

From: Matthew Harris <m.harris@nexusplanning.co.uk>
Sent: 05 March 2025 09:17
To: Emy Circuit; Gordon Adam
Cc: Stockford, Robert; Rob Westwood; Aidan Robson; Kennett, Darren; Daryl Roberts; Nick Young; Stefania Petrosino; Daniel Sharp; Duncan Fisher
Subject: Applications 250261 and 250281 - Condition 36 - CEMP
Attachments: A389-094 P2 Kier Section 184.pdf; A389-093 P3 Miller Section 184.pdf; MILL24614-03 Temporary Construction Access A.pdf

WARNING!

For the attention of
WBC, Optalis, WHL, BCSolutions and
Councillors

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Hi Emy and Gordon

Further to previous correspondence regarding the temporary construction accesses to Parcels R10 and R11 submitted pursuant to Condition 36, please find the attached revised plans.

250281 - The R10 access plans have been updated following the Highways Officer's request to amend the crossover/carriageway construction and to include formal hardstanding between the carriageway and temporary access. This is also updated within the Tree Protection Plan.

250261 - The Tree Protection Plan is updated to show the hedgerows within the visibility splays for the R11 access would be reduced to 0.6m for the duration of the construction. In regard to the management of the hedgerow, Georgina Timmis (ECOSA) has provided the following:

To create a suitable visibility splay, the hedgerow will be managed to a height of 0.6 metres for the duration of the use of the temporary access. The regular management of the hedgerow will be undertaken following a nesting bird check to ensure there is no harm to active nests, as this will need to be undertaken during the active nesting season. Once the temporary access is no longer required, the hedgerow will be allowed to develop a more bushy structure, being managed to a height of no less than 1.5 metres. As the duration of the use of the temporary access road is less than 2 years, and it is anticipated that the hedgerow will be returned to its original condition after the visibility splay is no longer required, this is considered a 'temporary impact' in relation to Biodiversity Net Gain and therefore does not need to be included in any relevant metric calculations.

Please do let us know if you need anything further.

Kind regards
Matt

Advanced Notice: I will be taking time away from work between 4th April and 7th May 2025.

Matthew Harris
Associate

M [REDACTED]
E [REDACTED]



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