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Ms Joanna Carter
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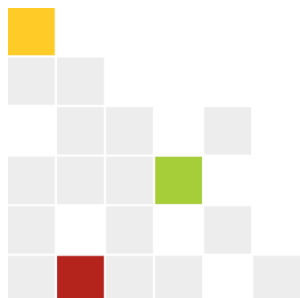
Dear Joanna

On behalf of our client, Cala Homes (Thames) Ltd., we are pleased to submit a formal planning application to discharge conditions pursuant to the Reserved Matters application in relation to Parcels 4 and 5 of the Hogwood Farm site.

The information submitted in conjunction with this application complements the Reserved Matters planning application for Parcels 4 and 5 (Ref: 241524) which is currently pending determination.

The conditions which the application seeks to discharge are:

- Condition 17 – Arboricultural Impact Assessment
- Condition 19 – Protection of Existing Trees and Vegetation
- Condition 20 – Levels
- Condition 21 – Landscape and Ecological Management Plan
- Condition 22 – Woodland
- Condition 23 – Hedgerows
- Condition 24 – Bats
- Condition 26 – Reptiles
- Condition 28 – Ecological Permeability
- Condition 29 – Badgers
- Condition 30 – Non-native Invasive Species
- Condition 35 – Car Parking
- Condition 36 – Bicycle Parking
- Condition 39 – Walking, Cycling and Equine Strategy
- Condition 49 – Low and Zero Carbon Technologies
- Condition 50 – Lifetime Homes
- Condition 51 – Other Sustainability Matters
- Condition 52 – Water Consumption
- Condition 53 – Refuse and Recycling Storage
- Condition 65 – Access to the SANG



Application Documents and Application Fee

The following application documents and drawings have been submitted in support of this application:

Document Title	Responsible Consultant
Application Form	Boyer
Cover Letter	Boyer
Planning Conditions Summary Statement	Boyer
Tree Survey and Arboricultural Impact Assessment – Parcel 4 and 5 Ref. JSL2891_790 Rev. C	RPS
SANG Route Plan – Ref. 1707 Rev. A	Omega
Levels Strategy Sheet 1 of 2 – Ref. C86651-JNP-XX-XX-SK-C-7110 Rev P02	JNP
Levels Strategy Sheet 2 of 2 – Ref. C86651-JNP-XX-XX-SK-C-7111 Rev P02	JNP
Transport Statement - Ref. C86651-JNP-66-XX-RP-T-1001-P02	JNP
Parking Plan – Ref. 3243 A 1700 PL Rev B	Omega
Refuse Plan – Ref. 3243 A 1701 PL Rev B	Omega
Parcels 4 & 5 Design and Access Statement	Omega
Housetype Drawings – Affordable and Private	Omega
Energy Strategy Statement – Parcels 4 & 5 – June 2024	Briary Energy
Landscape and Ecological Management Plan – Parcels 4 & 5	HDA
Ancient Woodland Technical Note – Parcels 4 & 5	HDA
Hedgerow Mitigation and Compensation Strategy – Parcels 4 & 5	HDA
Detailed Bat Mitigation Strategy – Parcels 4 & 5	HDA
Detailed Reptile Mitigation Strategy – Parcels 4 & 5	HDA
Detailed Ecological Permeability Scheme – Parcels 4 & 5	HDA
Non-Native Invasive Species Management Plan – Parcels 4 & 5	HDA

The application fee of £145 has been paid on the Planning Portal.

We look forward to receiving your formal acknowledgement of this application and trust you have sufficient information to favourably consider this application to discharge these conditions for the Hogwood Farm development. Should you require any further information or wish to discuss the proposals further, please do not hesitate to contact me.

Yours sincerely

Michelle Quan

Michelle Quan
Director

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Boyer