

From: Simon Davis
Sent: 01 August 2019 12:57
To: Matthew Utting [REDACTED]
Subject: Y/4/19/RES

Dear Matthew,

As previously indicated, I am working on the recommendation/report this week. In doing so, I have come across a few matters which I require your further assistance with. Please note the following points, which require further action from yourselves:

- (1) I realised that I did not have comments from our Landscape Officer so I chased her yesterday. She has replied and has raised objection (please see attached). Can you respond with the additional detail on the non-tree planting and also reconsider the use of gravel to pathways. Also, can you provide a new drawing which shows the POS calculation for each of the POS areas.
- (2) I am also currently awaiting further Drainage comments (should have these by the end of the week).
- (3) There are no plans to show the design of bin stores, cycle stores or sheds. You could provide a drawing or I will need to condition this. Please advise preference.
- (4) We also need a drawing showing elevations of each type of fencing, otherwise I will need to impose a further condition. Please advise preference.
- (5) Can you provide a schedule to enable me to assess internal space standards. Ideally this should have plot number, no of storeys, no of beds/person (e.g. 2b4p) and General Internal Area in m2.
- (6) I need to impose a pre-commencement condition for tree protection. You will receive an email from our system separate to this. I also attach draft conditions - these have not been agreed by my Team Leader but you may wish to comment.

Please also note that when we notified the Parish Council on the last set of plans, we had to give them 21 days to respond and this date expires on the 6th August meaning no permission can be issued until after the 6th unless they respond beforehand. However, I doubt that the above matters can all be resolved by the 6th so although we are clearly getting there, the decision is still a short way off.

Kind Regards

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