Place Services
Essex County Council
County Hall, Chelmsford
Essex, CM1 1QH
T: 0333 013 6840
www.placeservices.co.uk

Date: 7 May 2025 Our ref: 03588

Shazia Penne
Horsham District Council
Parkside
Horsham
West Sussex
RH12 1RL

By email only: Planning Department, planning@horsham.gov.uk

Thank you for requesting advice on this discharge of condition from Place Services' ecological advice service. This service provides advice to planning officers to inform Horsham District Council *planning decisions with regard to potential ecological impacts from development. Any additional information, queries or comments on this advice that the applicant or other interested parties may have, must be directed to the Planning Officer who will seek further advice from us where appropriate and necessary.*

Application: DISC/24/0208
Location: Forest: 1 Amiesmill Cottages Kerves Lane Horsham West Sussex RH13 6RL
Proposal: Approval of details reserved by condition 3 to approved application DC/23/1368

Thank you for re-consulting Place Services on the above discharge of condition application.

Conditions
Condition 3: **Recommend discharge**

"A Biodiversity Enhancement Layout, providing the finalised details and locations of the enhancement measures contained within the Preliminary Ecological Appraisal (Greenspace Ecological Solutions, December 2022) and the Bat Survey and Assessment (Babec Ltd., July 2023) shall be submitted to and approved in writing by the local planning authority. The enhancement measures shall be implemented in accordance with the approved details prior to occupation and all features shall be retained in that manner thereafter."

Reason: To enhance protected and Priority species & habitats and allow the LPA to discharge its duties under the NPPF 2021 and s40 of the NERC Act 2006 (Priority Habitats & Species).

Comments

We have now reviewed the Updated Biodiversity Enhancement Strategy (September 2024) which has been submitted in order to discharge Condition 3.

We are now satisfied that the submitted information includes the detail required by this condition. The Updated Biodiversity Enhancement Strategy (September 2024) has now addressed our previous concerns.

Recommendation

Subject to implementation in full of the submitted details, we recommend discharge of Condition 3.

Please do not hesitate to contact us if you have any queries in relation to this advice.

Hayley Dean MCIEEM MSc BSc (Hons)
Ecological Consultant
Place Services at Essex County Council
Email: PlaceServicesEcology@essex.gov.uk

Place Services provide ecological advice on behalf of Horsham District Council.

Please note: This letter is advisory and should only be considered as the opinion formed by specialist staff in relation to this particular matter.