

Ecology response 18 3 24 for DC/23/95704 Hill Haven, Winchester Road, Fair Oak, Eastleigh, SO50 7HB

Discharge of conditions. Condition 3-CEMP. Condition 5- Noise. Condition 6- Drainage. F/21/91726 for erection of 2no. detached dwellings (1 x 4-bedroom and 1 x 3-bedroom) with associated access and parking (Alternative Scheme to planning permission F/15/76485) (amended description)

Rebecca Altman

18/3/24

I have reviewed the updated surface water drainage information. The two properties have separate surface water discharges and permeable paving will be installed on the parking areas and drives. I am satisfied that Condition 6 SuDS can now be discharged.

Lisa Malter

Ecologist

29/2/24

Condition 3 CEMP

I have reviewed the updated CEMP (submitted 20/2/24, but date not updated on the document). The requested information has been added. Condition 3 can now be discharged.

Condition 6 SuDS

The Services Plan by Solent Design (October 2021) shows that the surface water drainage for plot 1 and plot 2 would join and discharge into Winchester Road. The surface water drainage is located very close to the house for both properties. Each site should have its own surface water drainage discharge, as they can be sold as separate properties. There is still no explanation (as requested in my earlier response) of any method of filtration of pollutants as required in DM6 such as permeable paving under the parking areas, slowing rates of discharge, or saving rainwater for use in the gardens. The condition discharge letter explains only that surface water will be discharged to the Southern Water surface water sewer, (which is not shown on this plan).

Lisa Malter

Ecologist

4/9/23

Condition 3

I have reviewed the CEMP (April 2023 updated Sept 23?), no author). The site was evidently cleared before submission of the planning application F/21/91726, but there is no current information about how it has been managed since that time. There may now be some suitable habitat which has developed and must be checked before being cleared.

Section 4.10 Ecology states that no vegetation will be cleared during bird nesting season and that Ecosupport are retained for consultation should anything unexpected appear on site. It also states that once the site is cleared it will remain cleared until the completion of works. Magic doesn't show any protected species on or near the site however our GIS HBIC records do show that this site is within a Red Great Crested Newt Impact Risk Zone and adjacent to a woodland which contains a pond at the western end. There are records of hedgehogs in the immediate area. A precautionary working method for amphibians, hedgehogs and other small mammals must be included in the CEMP so that no animals are harmed during site clearance and construction. *This will include **no fires on site** and **all excavations and pipes being covered at night and/or having small animal escape ramps**.*

The site induction must also contain information for site personnel on procedures to follow if they find wildlife on site.

Condition 6 SuDS

The document submitted for condition 6 is labelled service plan by Solent Design (rev A, October 2021). It shows an orange line for surface water drainage but there is no explanation of any method of filtration of pollutants as required in DM6 such as permeable paving under the parking areas, slowing rates of discharge, or saving rainwater for use in the gardens. The condition discharge letter explains only that surface water will be discharged to the Southern Water surface water sewer.

Lisa Malter

Ecologist