

Mr Kevin Mosley
Setsquare Solutions Limited
57 Droxford Crescent
Tadley
RG26 3BA
Hampshire

Our Ref: 22/00417/CONDN

10 March 2022

Dear Mr Mosley,

**Location: Pamber Heath Memorial Hall Pamber Heath Road Pamber Heath
Hampshire RG26 3TQ**
Proposal: Discharge of conditions 4,5,6,10 and 11 of 19/00342/FUL

I refer to the above mentioned application and the details submitted pursuant to condition/s:

- 4) No hard landscaping works shall commence on site until details of the materials to be used for hard and paved surfacing have been submitted to and approved in writing by the Local Planning Authority. The approved surfacing shall be completed before the adjoining buildings are first occupied and thereafter maintained.
REASON: Details are required in the absence of accompanying the application and in the interests of visual amenity and in accordance with Policy EM10 of the Basingstoke and Deane Local Plan 2011-2029.
- 5) Prior to installation a plan indicating the positions, design, materials and type of screen walls/fences/hedges to be erected, shall be submitted to and approved in writing by the Local Planning Authority. The approved screen walls/fences/hedges shall be erected/planted before the extensions hereby approved are first occupied and shall subsequently be maintained as approved. Any trees or plants which, within a period of 5 years from the date of planting, die, are removed or become seriously damaged or diseased shall be replaced in the next planting season with others of similar size and species.
REASON: Details are required in the interests of the amenities of the area and in accordance with Policy EM10 of the Basingstoke and Deane Local Plan 2011-2029.
- 6) The development hereby approved shall not be occupied until there has been submitted to and approved in writing by the Local Planning Authority a scheme of landscaping which shall specify species, planting sizes, spacing and numbers of trees/shrubs to be planted (including replacement trees where appropriate). The works approved shall be carried out in the first planting and seeding seasons following the first occupation of the extended building(s) or when the use hereby permitted is commenced. In addition, a maintenance programme detailing all operations to be carried out in order to allow successful establishment of planting, shall be submitted to and approved in writing by the Local Planning Authority before development commences. Any trees or plants which, within a period of 5 years from the date of planting, die, are removed or become seriously damaged or diseased shall be replaced in the next planting season with others of similar size and species.

REASON: Details are required in the absence of accompanying the application in order to improve the appearance of the site in the interests of visual amenity in accordance with Policy EM10 of the Basingstoke and Deane Local Plan 2011-2029.

- 10) No development including site clearance, demolition, ground preparation, temporary access construction/widening, material storage or construction works shall commence until a detailed Arboricultural Method Statement, prepared in accordance with BS5837:2102 Trees in Relation to Design, Demolition and Construction, has been submitted to and approved in writing by the Local Planning Authority. The statement shall outline how trees will be protected during the development and shall include a tree protection plan. No development or other operations shall take place other than in complete accordance with the approved method statement.

REASON: Details are required prior to commencement of the development to ensure that reasonable measures are taken to safeguard trees in the interests of local amenity and the enhancement of the development itself, in accordance with the National Planning Policy Framework (February 2019), Policy EM1 of the Basingstoke and Deane Local Plan 2011-2029 and the Landscape, Biodiversity and Trees Supplementary Planning Document (2018).

- 11) Prior to occupation of the extensions hereby approved, a minimum of one Schwegler 1FF bat box shall be mounted under the eaves of the enlarged building and a minimum of one Schwegler 1B bird nest box shall be mounted to an existing tree(s) within the curtilage of the Memorial Hall.

REASON: In order to achieve net gains for biodiversity in line with guidance contained within the paragraph 170d of the National Planning Policy Framework (February 2019) and Policy EM4 of the Basingstoke and Deane Local Plan 2011-2029.

I can confirm that the details submitted are acceptable and development should proceed in accordance with these approved details.

For clarification the agreed details are:

Condition 4,5,6 and 11

Plan: Proposed extension, alteration & refurb – Proposed Landscape Plan

Plan No: 000799/09

Date Received: 10 February 2022

Condition 10

Plan: Tree Protection Plan – Rev A

Date Received: 10 February 2022

Document: Arboricultural Method Statement

Document No: GHA/MS/145860:22

Date Received: 10 February 2022

If you have any queries or require further information, please do not hesitate to contact Agnes Rumble on 01256 845444 or email agnes.rumble@basingstoke.gov.uk

Yours sincerely

A handwritten signature in black ink, appearing to read 'M. Stannard', written in a cursive style.

Planning and Development Manager