



19th July 2024

Tim Cakebread
Uttlesford District Council
London Road
Saffron Walden
CB11 4ER

By email only

Thank you for requesting advice on this reserved matters application from Place Services' ecological advice service. This service provides advice to planning officers to inform Uttlesford 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.

Uttlesford Application Ref: UTT/24/1618/PINS
PINS Application Ref: S62A/2024/0049
Location: Land South Of Bedwell Road Ugley
Proposal: Consultation on S62A/2024/0049 - Approval of reserved matters following outline approval UTT/20/2908/OP for Up to 50 market and affordable dwellings, public open space and associated highways and drainage infrastructure -

Dear Tim,

Thank you for consulting Place Services on the above reserved matters application.

No ecological objection	X
Recommend approval subject to attached conditions	
Further information required/Temporary holding objection	
Recommend Refusal	

Summary

We have reviewed the Landscape Masterplan, drawing no. 01 (Matt Lee, June 2024) and Planning Layout, drawing no. BEE-PL-001 (RUA, June 2024).

We are satisfied that there is sufficient ecological information available for determination of this application.

It is noted that conditions relating to ecology were secured as part of the outline consent for the site (UTT/20/2908/OP) including a Construction Environmental Management Plan for Biodiversity (CEMP: Biodiversity), Reptile Mitigation Strategy, Biodiversity Net Gain Design Stage Report, Biodiversity



Enhancement Strategy, Landscape and Ecological Management Plan (LEMP), a wildlife-sensitive lighting scheme and that all ecological mitigation and enhancement measures and/or works to be carried out in accordance with the details contained in the Final Mitigation and Enhancement Strategy (based on Geosphere, September 2021). We look forward to reviewing the details of the biodiversity mitigation and enhancement measures.

Please contact us with any queries.

Yours sincerely,

Ella Gibbs ACIEEM BSc (Hons)

Senior Ecological Consultant

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Place Services provide ecological advice on behalf of Uttlesford 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.