

J HADFIELD ENGINEERING SURVEYING

**Proposed Holiday Cottage at
Stables Adj to Black Hall Farm.
Chipping
Lancashire.**



**Supporting Statement for the
Conditions 3,6,8,11, – App 03/2017/0756**

On Behalf Of

Mr & Mrs S. Wright.

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This supporting statement is prepared on behalf of client's Mr & Mrs S. Wright of Blackhole Cottage in relation to the Approval (03/2017/0756) for Demolition of existing timber-clad stable building and replacement with one new holiday cottage.

The application is to meet the conditions 3,6,8, & 11.

Conditions 3:-

"Precise specifications or samples of all external surfaces of the development hereby permitted shall have been submitted to and approved by the Local Planning Authority before their use in the proposed development."

The samples of natural stone & blue slate are attached.

Conditions 6:-

"The development hereby permitted shall not be commenced until details of the landscaping of the site, including wherever possible the retention of existing trees, have been submitted to, and approved in writing by, the Local Planning Authority. The scheme shall indicate, as appropriate, the types and numbers of trees and shrubs, their distribution on site, those areas to be seeded, turfed, paved or hard landscaped, including details of any changes of level or landform and the types and details of all fencing and screening."

Also att. Is a drawing of the proposed site plan (390/204) showing hard & soft landscaping.

Conditions 8:-

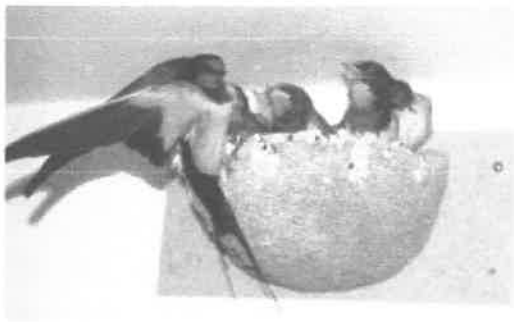
"No development shall take place until details of the provisions to be made for nesting birds have been submitted, and approved by the local planning authority. The details shall identify the actual wall and roof elevations into which the above provisions shall be incorporated. These shall be incorporated into the building during the actual construction and before the development is first brought into use, unless otherwise agreed in writing by the local planning authority and shall be permanently maintained and retained at all times thereafter."

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Barn swallow populations have declined significantly in some parts of the UK in recent years. Local and perhaps national declines have taken place in other European countries also. The loss of habitat and nest sites have been implicated in these trends. Swallows are 'site-faithful' and return to their natal sites to breed.

The location of the property is likely to attract roosting / nesting swallows each summer; therefore provision of artificial nest platforms is required to offset the loss of nesting sites within the existing building.

SCHWEGLER No 10 Swallow Nest (for locating on new buildings to encourage nesting barn swallows).



Height 11cm x length 25cm x depth 14cm.

Choosing the location

Things to consider when choosing where to position your nest box include:

- Boxes for tits, sparrows or starlings should be fixed two to four metres up a tree or a wall.
- Unless there are trees or buildings which shade the box during the day, face the box between north and east, thus avoiding strong sunlight and the wettest winds.
- Make sure that the birds have a clear flight path to the nest without any clutter directly in front of the entrance. Tilt the box forward slightly so that any driving rain will hit the roof and bounce clear.
- House sparrows and starlings will readily use nestboxes placed high up under the eaves. Since these birds nest in loose colonies, two or three can be sited spaced out on the same side of the house. Keep these away from areas where house martins normally nest.
- Two boxes close together may be occupied by the same species if they are at the edge of adjoining territories and there is plenty of natural food. While this readily happens in the countryside, it is rare in gardens, where you normally can only expect one nesting pair of any one species. The exceptions to this are house and tree sparrows and house martins, which are colonial nesters. By putting up different boxes, several species can be attracted.

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Conditions 11:-

“No development approved by this permission shall be commenced until a scheme for the disposal of foul waters has been approved by the Local Planning Authority. Such a scheme shall be constructed and completed in accordance with the approved plans.”

Attached are details of the sewage treatment plant, a Conder AP 06, with a capacity for up to 6 persons along with a site plan indicating the position of it and the discharge to a water course for which a Licence to discharge will be applied for.