

LEOMINSTER CONSTRUCTION

Building it right for you



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24th March 2015

Dear Mrs Smith,

Acolaid Case APP/14/01296

Further to your email to Mr Benfield and copied to myself of 10th March 2015 I supply herewith further details as requested.

3(ii)(K) The security fence. See manufacturers literature attached. I haven't drawn an elevation of it as it is well documented in the literature.

3(ii)(p) External Lighting. Other than maintained emergency lighting above emergency exit doors and along escape routes (in accordance with building and fire regulations) there will not be any external flood lighting. There is no provision for lighting in the car park as it is hoped there will be enough borrowed light from the existing and new street lighting.

There will be lighting under the canopy which will be directed to the ground. These will take the form of energy efficient LED lighting units with sensor switching although the system/units have yet to be finalised. The canopy roof itself will have 10% area of translucent roof sheets so artificial lighting will be kept to a minimum.

3(ii)(q) Tree protection measures – see below under landscaping.

3(ii)(r) The contractors parking, materials storage and welfare facilities are all marked on drawing no. 989.04 which you have. I attach another copy with the areas highlighted yellow.

3(ii)(u) Positions of the CCTV cameras are on drawing no. 989.02 which you have. I attach another copy with the positions highlighted purple. Manufacturer's details are also attached.

3(ii)(v) We have not allowed for any bat access points to the building as this wouldn't be practical and from past experience we are sure the bats would have little interest

in roosting within this type of structure. That is why we have placed bat boxes on the vertical face of the building as shown on drawing no. 989.02. I have highlighted the positions of them bright green on drawing no. 989.02G attached. The bats will of course have access to the underside of the canopy where the downward facing lighting, when switched on, should attract a fair number of moths for them to catch.

Landscaping

The authority may wish to see the retention of all the existing trees but the building position is not compatible with all of them.

The repositioning of the building to accommodate the trees is not an option.

I have taken note of Michelle Good's comments and will point out straight away that the applicant has no intention of employing a Landscape Designer or Architect to deal with this matter.

We have altered the planting scheme to suit the majority of her comments however and now show a mixed native hedge to the full length of Harts Farm Way and Brockhampton Road which can all be seen on drawing no. 989.02G attached. Furthermore we have kept seven trees on Harts Farm Way and one on Brockhampton Road.

Positions of the existing trees are shown on drawing no. 989.04A attached. I have coloured those to be retained, green and those to be removed, red.

We have replaced the narrow grassed areas with bark mulch, have shown new trees on Brockhampton Road and on the central island within the site. The latter area will be grassed for staff to use as an outdoor sitting area during good weather.

The planting and regular maintenance of all trees, hedges, mulched and grass areas will be handled by professionals on contract but no company has been nominated at this stage.

Yours sincerely,



Stephen Potter

For Leominster Construction Ltd