

## **For Plans Committee – 24<sup>th</sup> March 2022**

### **Additional items received since the report was drafted.**

**Pages** 9-33

**Site Address:** Land to the West of Flanders Close,  
Quorn

**Item No.** 1

**P.A. No.** P/20/1437/2

#### Issue 1

The proposed pre-commencement conditions set out in the Committee Report have been agreed by the Applicant. The agent would like to draw Members attention to the fact that the applicant has already established the need for a licence with Natural England and furthermore has discussed and agreed the relevant procedures to Natural England's satisfaction through the discretionary advice service in conjunction with the Council's ecologist.

#### Issue 2

The Quorn Neighbourhood Plan is over 2 years old and therefore all the requirements of paragraph 14(a-d) of the NPPF are not met. The development is considered to accord with the relevant policies of the Quorn Neighbourhood Plan.

### **Officer Response:**

#### Issue 1

Pre-commencement conditions are agreed. Proposed condition 10 requires a Mitigation Strategy for badgers, to include details of the Licence.

#### Issue 2

No response required.

### **Recommendation:**

No change to the recommendation for approval as set out in the agenda report.