

**REFERENCE:** 25/0890

**PROPOSAL:** CHANGE OF USE TO RESIDENTIAL, ERECTION OF FENCING AND OTHER ASSOCIATED WORKS (RETROSPECTIVE & PROPOSED) (RESUBMISSION OF 25/0450)

**SITE:** 10 Japonica Close, Newport, NP20 6JQ

**APPLICATION TYPE:** Full

**CASE OFFICER:** Ben Webster

**RECOMMENDATION:** NO OBJECTION SUBJECT TO CONDITIONS

Comments:

No objections in principle however, we would have some suggestions as to the type of planting proposed. Laurel hedge is an affective screen but is, not native, vigorous in growth and can reach a substantial size, becoming over-dominant so its regular maintenance will be key. Hawthorn is acceptable however we would recommend that a mixed native hedgerow is proposed instead to maximise benefits for biodiversity, alongside and in between the fence and new stream (SuDS) feature. The submitted information (existing or proposed insufficiently indicates the planting location or specification of existing and proposed plants, nor demonstrates an acceptable scheme. Additionally, an increased variety of native marginal plants and perennials should be proposed alongside the water feature(s) as opposed to a token gesture of Lavendar (non-native) and Bugloss.

To satisfy the above comments the following information should be submitted for approval:

- An appropriate landscape/planting plan with details to include:
  - Species
  - Specification
  - Size
  - Spacing
  - Position

No details on any alterations to the existing or proposed driveway have been submitted.

To satisfy the above comments the following information should be submitted for approval:

- A hard landscape/materials plan with details to include:
  - Surfacing
  - Edging

Countryside and Conservation

## **Landscape Comments**

- Boundary treatment
- Construction detail

Sustainable/permeable materials and construction techniques would be encouraged. It is recommended that a suitably qualified landscape professional is commissioned to undertake the above requirements.

I would also refer this application to our ecology officer if it has not already been done so.