

From: Paul Smith <paulsmithplanning@outlook.com>
Sent: 25 February 2021 15:38
To: Morgan, Elsie <Elsie.Morgan@herefordshire.gov.uk>
Subject: RE: Planning Application 204469/F - Land at Coughton Lawn, Coughton HR9 5RY

Dear Ms. Morgan,

My client agrees to an extension of time to 5th March.
Can I ask that once the local member agrees with your recommendation (if that is what they do) can you send me a pithy message to that effect so that my client can undertake urgent work on site as soon as possible?

Many thanks,

Paul Smith MRTPI

From: Morgan, Elsie <Elsie.Morgan@herefordshire.gov.uk>
Sent: 25 February 2021 14:45
To: Paul Smith <paulsmithplanning@outlook.com>
Cc: Ian Crispe [REDACTED]
Subject: RE: Planning Application 204469/F - Land at Coughton Lawn, Coughton HR9 5RY

Dear Mr Smith

I apologise for these delays, I have been waiting for Ecology comments and look to proceed without given the previous application on the site. I have contacted the Local Member to confirm delegated authority, recommending approval, and I wonder if you are agreeable to an extension of time until 5th March to allow sufficient time for Councillor's response and the issuing of decision?

Many thanks for your patience and understanding.

Kind regards

Elsie

Herefordshire.gov.uk

Elsie Morgan
Economy and Place Directorate
Planning Officer
01432 260760

Plough Lane
Hereford
HR4 0LE

Please note I do not work Fridays.

elsie.morgan@herefordshire.gov.uk

General Planning Enquiries : planningenquiries@herefordshire.gov.uk



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From: Paul Smith <paulsmithplanning@outlook.com>

Sent: 24 February 2021 13:27

To: Morgan, Elsie <Elsie.Morgan@herefordshire.gov.uk>

Cc: Ian Crispe [REDACTED]

Subject: FW: Planning Application 204469/F - Land at Coughton Lawn, Coughton HR9 5RY

I am very sorry to press again but this proposal is very time-sensitive.
Are you able to indicate the stage we have reached on the application, please?

Do you intend to recommend the conditional approval of this scheme to the local councillor and when do you think a delegated decision might be made?

My client appreciates that the delay in determining his application arose from issues beyond your control.

Yours sincerely,

Paul Smith MRTPI

From: Paul Smith

Sent: 19 February 2021 10:41

To: Morgan, Elsie <Elsie.Morgan@herefordshire.gov.uk>

Cc: Ian Crispe [REDACTED]

Subject: RE: Planning Application 204469/F - Land at Coughton Lawn, Coughton HR9 5RY

Dear Ms. Morgan,

On this application, I note that the Tree Officer raises no objection and I can advise you that the Parish Council raised no objection at its recent meeting.

A Mrs. Edwards – a prospective purchaser of Coughton Lawn – has raised an issue about the proposed northern visibility splay from the access point.

To explain, the land over which the northern splay will pass will remain under the ownership of the owner of Coughton Lawn and it does not form part of the applicant's new housing plot. However, I can

confirm that a condition of my client's purchase of this plot is that the northern splay required by the highway officer ensures the creation and retention of this splay in perpetuity. Therefore, your Council can impose the same splay condition as was imposed on the previous application .

Lastly, given the above and the consultation period has now ended, when do you anticipate a decision can be made, please? I am sorry to push but my client will commence works on the trees next Tuesday before the nesting season and he hopes to fell at the same time one of the TPO trees to which the Tree Officer raises no objection as per their response.

Yours sincerely,

Paul Smith MRTPI

From: Morgan, Elsie <Elsie.Morgan@herefordshire.gov.uk>

Sent: 10 February 2021 10:37

To: Paul Smith <paulsmithplanning@outlook.com>

Cc: Ian Crispe [REDACTED]

Subject: RE: Planning Application 204469/F - Land at Coughton Lawn, Coughton HR9 5RY

Dear Mr Smith

I relay my previous comment that Highways comments are the only consultation received and I have no concerns at present. I will contact you further if I have any queries or additional information required.

Kind regards

Elsie

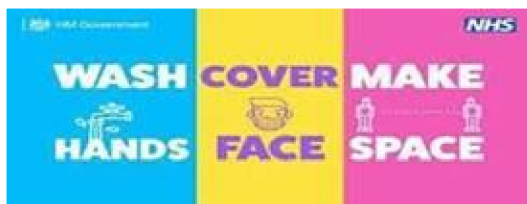
Herefordshire.gov.uk

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From: Paul Smith <paulsmithplanning@outlook.com>
Sent: 10 February 2021 10:24
To: Morgan, Elsie <Elsie.Morgan@herefordshire.gov.uk>
Cc: Ian Crispe [REDACTED]
Subject: FW: Planning Application 204469/F - Land at Coughton Lawn, Coughton HR9 5RY
Importance: High

Following my last message (see below) are you able to indicate your initial thoughts about this proposal so that I might relay them to my client?

Yours sincerely,

Paul Smith MRTPI

From: Paul Smith
Sent: 28 January 2021 14:43
To: Elsie.Morgan@herefordshire.gov.uk
Cc: Ian Crispe [REDACTED]
Subject: Planning Application 204469/F - Land at Coughton Lawn, Coughton HR9 5RY
Importance: High

Dear Ms. Morgan,

I refer to the above application.

It is very disappointing that it took so long for the consultations to be initiated in the application process which has delayed work commencing on site.

According to the application file, the consultation period commenced on 18 January (one month after the application was validated) and will end on 17 February - about a week after the 'eight-week' period.

Can you confirm that the comments of the highway officer are the only ones received on this application to date. Can you also advise me whether you have had the opportunity of visiting the site and, if so, can you provide me with your initial thoughts, please? Such information will be very helpful to my client.

Yours sincerely,

Paul Smith MRTPI