

Spelthorne Local List of Information Requirements

Information Item	Policy driver	Types of application that require this information	Geographic locations where this information is required	What information is required	Where to look for further assistance
Item 1: Existing and proposed elevations	Policy EN1 SCS&P DPD	All applications where building work is proposed unless no change to external appearance.	All	<p>At a scale of 1:50 or 1:100 or other scales by prior agreement, plans should clearly show the proposed works in relation to what is already there.</p> <p>All sides of the proposal must be shown and these should indicate the proposed building materials and finish. Blank elevations must be included (to show that this is the case).</p> <p>Where a proposed elevation adjoins another building or is in close proximity, the drawings should clearly show the relationship between the buildings.</p>	
Item 2: Plans showing the position, and window details of adjoining properties	Policy EN1 SCS&P DPD	All applications for built development adjoining neighbouring residential properties.	All	Where a proposed elevation is adjacent to another building to the side or rear, the drawings should show the relationship between the two buildings, detail the positions and heights of the openings on the elevations of the adjoining property facing the proposed development. This is to enable the proposal to be assessed against the relevant policies in the Council's Design of Residential Extensions and New Residential Development DPD.	See diagrams 2, 3, 4, and 5 of the Council's Design of Residential Extensions and New Residential Development DPD

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Item 3: Existing and proposed floor plans	Policy EN1 SCS&P DPD	All applications where building work or a change of use is proposed.	All	At a scale of 1:50 or 1:100 or other scales by prior agreement, plans should clearly show the proposed works in relation to what is already there.	
Item 4: Plans with Dimensions annotated	Policy EN15 SCS&P DPD	All applications for built development.	All	Plans should be annotated with the overall dimensions and height of each element of the proposed development and the distance to the adjoining boundaries of the site from each elevation.	
Item 5: Roof plans	Policy EN1 SCS&P DPD	All new buildings and extensions where a complex arrangement of roof slopes is proposed.	All	At a scale of 1:50 or 1:100, or other scales by prior agreement.	
Item 6: Plans showing the levels on a site /cross section through proposed development	Policy EN1 SCS&P DPD	All applications on sites where the ground level slopes or is not uniform across the site or is different to adjoining sites.	All	Existing and proposed site sections and site levels to a scale of 1:50 or 1:100, or other scales by prior agreement.	
Item 7: Manufactures plans showing detail of particular features in Listed Buildings	Policy EN5 SCS&P DPD	Applications for Listed Building Consent which propose replacement/repair of historic features.	All	Detailed plans at an appropriate scale (1:20).	
Item 8: Affordable Housing statement	Policy HO3 SCS&P DPD	Applications for 15 or more dwellings or where site area is 0.5 hectares or larger irrespective of the number of units proposed.	All	See note 1 below.	

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Item 9: Air Quality Assessment	Policy EN3 SCS&P DPD	Applications for 10 or more dwellings, or non-residential uses of 1000sq m, or those which generate significant levels of pollution, increase traffic volumes or congestion or involve development sensitive to poor air quality.	All	See Note 2 below.	PPS 23 Council's Pollution Team. Environmental Health Dept. Defra. Environmental protection UK.
Item 10: Biodiversity Survey and report	Policy EN8 SCS&P DPD	<p>Where a proposal may have possible impacts on wildlife and biodiversity, and if "yes" has been answered on 1 App form (Question 13) then a report and survey are required with the submission of the application to include Initial and Emergence Survey for bats where required.</p> <p>Certain proposals which include work such as the demolition of older buildings or roof spaces, removal of trees, scrub, hedgerows or alterations to water courses may affect protected species and will need to provide information on them, any potential impacts for them and any mitigation proposals for such impacts. This can include household development if the demolition of a roofspace near woodland or water is proposed.</p> <p>All applications for built development and/or change of use.</p>	<p>All</p> <p>All</p> <p>Sites designated as SSSI or SSCI</p>	<p>Information should be provided on existing biodiversity interests and possible impacts on them to allow full consideration of those impacts.</p> <p>Where proposals are made for mitigation measures and/or compensation measures information to support those proposals will be needed. This information might form part of an Environmental statement, where one is required.</p>	<p>Natural England's Standing Advice Link in note 3</p> <p>PPS9</p> <p>ODPM Circular 6/05</p> <p>Council's biodiversity officer.</p>

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Item 11: Contaminated Land survey and report	Policy EN15 SCS&P DPD	Applications which propose development on or adjacent to previous industrial or commercial uses, former land fill sites, or other land known to be affected by contamination by the Council. All applications proposing 10 or more dwellings.	All	See Note 7 below.	PPS 23 Council's Pollution Team. Environmental Health Dept.
Item 12: Flood risk assessment	Policy LO1 SCS&P DPD	Residential development created by new build or conversion. All other new built development. Residential extensions. Development on sites above 0.5 ha, or proposing 10 or more dwellings or more than 1000 sq m commercial floorspace.	Flood Zones 2 and 3 as defined by the Environment Agency. Flood zone 3b. All	See Note 4 below.	PPS 25
Item 13: Foul sewage and Utilities Assessment		For Major applications i.e. 10 dwellings or more, or where the floorspace is 1000 sq metres or more, or the site is 1ha or more.	All	The applicant should demonstrate: (a) that, following consultation with the service provider, the availability of utility services has been examined and that the utility provider agrees proposals would not result in undue stress on the delivery of those services to the wider community; (b) that proposals incorporate any utility company requirements for substations, or similar structures.	

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Item 14: Heritage Statement	Policy EN6 SCS&P DPD	Applications for Listed Building or Conservation Area Consent. For all other applications either related to, or impacting on, the setting of heritage assets (including extensions to properties in a Conservation Area).	Listed Buildings, Conservation areas, Sites of High Archaeological Potential.	Identify Heritage asset(s). Identify the significance of the historic, archaeological and/or artistic interest of the heritage asset. Assess the impact of the proposals on the significance of the heritage asset.	PPS 15 See note 6 below.
Item 15: Lighting Assessment	Policy EN13 SCS&P DPD	Application for floodlighting.	All	See Note 8 below.	
Item 16: Noise Assessment	Policy EN15 SCS&P DPD	Applications for developments that raise issues of disturbance by noise to the occupants of nearby existing buildings, and which are close to existing sources of noise.	All		PPG 25
Item 17: Planning Obligations - Draft Heads of Terms	Section 106 of the Town and Country Planning Act as amended.	All new Housing and Commercial development.	All	Where Development Plan Documents contain policies that give details of likely planning obligations requirements, or where these have been discussed in pre-application discussions, the Council will require a statement of the proposed heads of terms or a draft legal agreement to be submitted with the application.	Circular 05/2005

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Item 18: Details of refuse facilities to be provided	Policy SCS&P DPD	All application for new dwellings and commercial development.	All	Applications for outline permission should show the location of facilities for refuse/recycling. In addition applications for full permission should show the screening/ means of enclosure of these areas.	Councils leaflet "Guidance on the storage and collection of Household Waste" http://www.spelthorne.gov.uk/refuse_leaflet_2010.pdf
Item 19: Renewable energy statement/details	Policy CC1 SCS&P DPD	Applications for new dwellings and other development involving new building or extensions exceeding 100sq m.	All	Applications should describe how the 10% renewable energy requirement will be met. For major applications a report should be submitted specifying the proposed plant and demonstrating that the 10% requirement is achieved. For full applications any external renewable energy equipment should be shown on the submitted plans (this requirement also relates to all full applications in Conservation Areas).	
Item 20: Structural Survey	Policy EN5 SCS&P DPD	Listed Building and Conservation Area Consent applications which propose the demolition of buildings	All		
Item 21: Transport assessment		Application for development which is likely to have significant transport implications and for major development	All	See note 19 below.	
Item 22: Travel plan		Application for development which is likely to have significant transport implications and for major development	All	Surrey County Council Travel Plan Guidance Note.	

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Item 23: Tree survey/ Arboriculture implications.	Policy EN7 SCS&P DPD	Where there are trees within the application site or on land adjacent to it that could influence or be affected by the development (including street trees).	All	<p>A survey all trees on the site indicating their species and quality.</p> <p>Details of those trees proposed to be felled and retained.</p> <p>Details of protective fencing to be erected during the course of construction</p> <p>Details of the route of proposed service trench to be dug close to the canopy spread of trees to be retained.</p>	BS 5837 Trees
Item 24: Ventilation /extraction statement		Application for Class A3, A4 and A5 Uses or other proposals where substantial ventilation or extraction equipment is proposed.	All	<p>Details should be submitted with the application to demonstrate any proposed external equipment can be provided without having an unacceptable impact on neighbouring residential properties or the appearance of the building.</p> <p>The submitted details should also demonstrate there is sufficient room internally to provide the equipment.</p>	See note 22 below.

Explanatory Notes

1) Affordable housing statement

In residential schemes of 15 or more dwellings, or on sites of 0.5 ha and above, the Council's policy requires at least 50% of the provision to be affordable. At least 65% of the affordable element should be for rent with the remainder being for shared ownership. Information should be submitted with the application detailing the number of affordable housing and any market housing, the mix of units with numbers of habitable rooms, bedrooms, and the floor space of habitable areas of residential units, plans showing the location of units and their number of habitable rooms and/or bedrooms, and/or the floor space of the units. If different levels or types of affordability or tenure are proposed for different units this should be clearly and fully justified. The affordable housing statement should also include details of any Registered Social Landlords acting as partners in the development. Where it is not proposed to provide affordable housing in accordance with the Council's policy financial information should be submitted which demonstrates why it is not viable to do so on the particular site.

Applications for these proposals should be accompanied by a report setting out the purchase price of the land, anticipated build cost and anticipated purchase price of each unit.

2) Air quality assessment

The whole of the area of Spelthorne Borough Council has been declared as a Local Air Quality Management Area under the Environment Act 1995 because of high levels of the air pollutant nitrogen dioxide. This mainly arises from petrol and diesel vehicle engine emissions, significant heating plant (other than electric) or industrial type combustion processes. However, prevailing nitrogen dioxide concentrations vary considerably from location to location within the borough. This means that air quality can be a significant material consideration for a planning application but is site and use specific. The Council has been running an air quality monitoring programme at several sites across the borough for many years providing historical and current information on local air quality.

Therefore any application for a development with potential to cause a significant increase in nitrogen dioxide emissions on or off site may need an air quality assessment.

Also any development which will introduce new sensitive receptors (housing, schools, care homes etc) may need an air quality assessment to consider the impact of prevailing and future poor air quality on future occupiers. This will depend on the exact location within the Borough, such as near busy roads or industrial uses.

An air quality assessment may also be needed whenever there is potential for problems from emissions of other gaseous pollutants, fumes, smoke, odour or dust, on a permanent or temporary basis.

Therefore an air quality assessment may be required for uses which include:

- Significant increase in traffic volumes and/or congestion on the road network.
- Significant traffic volumes on-site (including mobile plant and machinery).
- Boilers or furnaces (larger than typical domestic plant) burning oil or any type of solid fuel.
- Commercial and industrial type processes with any potential for emissions to air
- Catering processes with mechanical ventilation systems
- Waste disposal, storage or treatment
- Dry cleaners with on-site dry cleaning machines
- Paint spraying
- Demolition and construction.
- Quarrying, sand and gravel extraction, significant landscaping activities
- Introduction of sensitive receptors into an area of existing poor air quality.

The type of air quality assessment will depend on the nature and scale of emissions, what sort of receptors are likely to be affected and to what degree. Therefore it will be necessary before submitting a planning application to consult the Pollution Team, Environmental Health Department, Spelthorne Borough Council to obtain confirmation from them as to what type of assessment is

required. The type of assessment can vary from a simple qualitative assessment to one requiring complex dispersion modelling and prediction of future air quality, and calculations required by formal guidance.

Contacts:

Pollution Team, Environmental Health Department, Spelthorne Borough Council, Knowle Green, Staines TW18 1XB.

Tel: 01784 446251

email: pollution.control@spelthorne.gov.uk

Other Information:

Also see information on their section of the Council's website:

http://www.spelthorne.gov.uk/business_and_advice/environmental_health/pollution.htm

Department for Environment, Food and Rural Affairs (Defra) website:

<http://www.defra.gov.uk/environment/>

Environmental Protection UK website: <http://www.environmental-protection.org.uk/>

Environmental Protection UK guidance "*Development Control: Planning for Air Quality (2010 Update)*"

located at: [http://www.environmental-protection.org.uk/assets/library/documents/Air_Quality_Guidance_2010_\(final2\).pdf](http://www.environmental-protection.org.uk/assets/library/documents/Air_Quality_Guidance_2010_(final2).pdf)

3) Biodiversity survey and report

Where a proposed development may have possible impacts on wildlife and biodiversity, information should be provided on existing biodiversity interests and possible impacts on them to allow full consideration of those impacts. Where proposals are being made for mitigation and/or compensation measures information to support those proposals will be needed. Where appropriate, accompanying plans should indicate any significant wildlife habitats or features and the location of habitats of any species protected under the Wildlife and Countryside Act 1981, the Conservation (Natural Habitats etc) Regulations 1994 or the Protection of Badgers Act 1992. Applications for development in the countryside that will affect areas designated for their biodiversity interests are likely to need to include assessments of impacts and proposals for long term maintenance and management. This information might form part of an Environmental Statement, where one is necessary. Government planning policies for biodiversity are set out in Planning Policy Statement 9: Biodiversity and Geological Conservation (PPS9) (August 2005). PPS9 is accompanied by a Government Circular: Biodiversity and Geological Conservation – Statutory obligations and their impact within the planning system (ODPM Circular 06/2005, Defra Circular 01/2005 and Planning for Biodiversity and Geological Conservation: A Guide to Good Practice.

Natural England's protected species standing advice is accessible via the following link:

<http://www.naturalengland.org.uk/ourwork/planningtransportlocalgov/spatialplanning/standingadvice/default.aspx>

4) Flood risk assessment

A Flood Risk Assessment (FRA) will be required for development proposals on sites above 0.5 ha ,or 10 dwellings or more or over 1000sq m of non residential development outside the 1;1000 flood risk area in Zone 1 because surface water into the flood plain from outside can contribute to risk. A FRA will also be required for all proposals for new development located in Flood Zones 2 and 3 and for residential extensions in Flood Zone 3b as designated by the Environment Agency.

The FRA should identify and assess the risks of all forms of flooding to and from the development and demonstrate how these flood risks will be managed, taking climate change into account. The FRA should identify opportunities to reduce the probability and consequences of flooding. The FRA should include the design of surface water management systems including Sustainable Drainage Systems (SUDs) and address the requirement for safe access to and from the development in areas at risk of flooding.

The FRA should be prepared by an applicant in consultation with the local planning authority with reference to their published local development documents and any Strategic Flood Risk Assessment. The FRA should form part of an Environmental Statement when one is required by the Town and Country Planning (Environmental Impact Assessment) (England and Wales) Regulations 1999 as amended. Planning Policy Statement 25: Development and Flood Risk (December 2006) and its associated Practice Guide provide comprehensive guidance for both local planning authorities and applicants in relation to the undertaking of FRAs and the responsibilities for controlling development where it may be directly affected by flooding or affect flooding elsewhere.

Plans should show ground levels above AOD and the extent to which buildings are raised up above flood level, and any flood apertures in external walls below the floor.

5) Foul sewage and utilities assessment

A foul sewage and utilities assessment will be required for all “Major” developments.

All new buildings need separate connections to foul and storm water sewers. If an application proposes to connect a development to the existing drainage system then details of the existing system should be shown on the application drawing(s). It should be noted that in most circumstances surface water is not permitted to be connected to the public foul sewers.

Where the development involves the disposal of trade waste or the disposal of foul sewage effluent other than to the public sewer, then a fuller foul drainage assessment will be required including details of the method of storage, treatment and disposal. A foul drainage assessment should include a full assessment of the site, its location and suitability for storing, transporting and treating sewage. Where connection to the mains sewer is not practical, then the foul/non-mains drainage assessment will be required to demonstrate why the development cannot connect to the public mains sewer system and show that the alternative means of disposal are satisfactory.

Guidance on what should be included in a non-mains drainage assessment is given in DETR Circular 03/99 and Building Regulations Approved Document Part H and in BS6297.

If the proposed development results in any changes/replacement to the existing system or the creation of a new system, scale plans of the new foul drainage arrangements will also need to be provided. This will include a location plan, cross sections/elevations and specification. Drainage details that will achieve Building Regulations Approval will be required. If connection to any of the above requires crossing land that is not in the applicant’s ownership, other than on a public highway, then notice may need to be served on the owners of that land.

An application should indicate how the development connects to existing utility infrastructure systems. Most new development requires connection to existing utility services, including electricity and gas supplies, telecommunications and water supply, and also needs connection to foul and surface water drainage and disposal. Two planning issues arise; firstly, whether the existing services and infrastructure have sufficient capacity to accommodate the supply/service demands which would arise from the completed development, and secondly, whether the provision of services on site would give rise to any environmental impacts, for example, excavations in the vicinity of trees or archaeological remains.

6) Heritage Asset Statement

Those parts of the historic environment that have significance because of their historic archaeological, architectural or artistic interest are called heritage assets. Some heritage assets possess a level of interest that justifies designation. Some are not designated but are of heritage interest and are thus a material planning consideration. All applications which have the possibility to affect a heritage asset should be accompanied by a statement describing the significance of the heritage asset affected and the contribution of their setting to that significance. The level of detail should be proportionate to the importance of the heritage asset and should be sufficient to understand the potential impact of the proposal on the significance of the heritage asset. As a minimum the relevant historic environment record should have been consulted and the heritage asset themselves should have been assessed using appropriate expertise where necessary given the applications impact. Where an application includes, or is considered to have the potential to include, heritage assets with archaeological interest

applicants should submit an appropriate desk-based assessment and, where desk-based research is insufficient to properly assess the interest, a field evaluation

Further guidance can be found in PPS5 - Planning for the Historic Environment.

7) Land Contamination assessment

Applications for residential development of 10 or more units will need to be accompanied by a land contamination assessment which should include an extended assessment of contamination in line with Planning Policy Statement 23: Planning and Pollution Control (November 2004). Sufficient information should be required to determine the existence or otherwise of contamination, its nature and the risks it may pose and whether these can be satisfactorily reduced to an acceptable level. Where contamination is known or suspected or the proposed use would be particularly vulnerable, the applicant should provide such information with the application as is necessary to determine whether the proposed development can proceed. Other applications may also need to be accompanied by such an assessment according to the likelihood of the site being contaminated. You are advised to discuss the need for this with the Council's Pollution team:

Contacts:

Pollution Team, Environmental Health Department, Spelthorne Borough Council, Knowle Green, Staines TW18 1XB.

Tel: 01784 446251

email: pollution.control@spelthorne.gov.uk

Other Information:

Also see information on their section of the Council's website:

http://www.spelthorne.gov.uk/business_and_advice/environmental_health/pollution.htm

8) Lighting assessment

Proposals involving the provision of publicly accessible developments, in the vicinity of residential property, a listed building or a conservation area, or open countryside, where external lighting would be provided or made necessary by the development, should be required to be accompanied by details of external lighting and the proposed hours when the lighting would be switched on. These details shall include a layout plan with beam orientation and a schedule of the equipment in the design. Lighting in the countryside: Towards good practice (1997) is a valuable guide for local planning authorities, planners, highway engineers and members of the public. It demonstrates what can be done to lessen the effects of external lighting, including street lighting and security lighting. The advice is applicable in towns as well as the countryside.

9) Noise assessment

Applications for developments that raise issues of disturbance by noise to the occupants of nearby existing buildings, and for developments that are considered to be noise sensitive and which are close to existing sources of noise should be supported by a noise assessment prepared by a suitably qualified acoustician. Further guidance is provided in Planning Policy Guidance 24: Planning and Noise (September 1994).

10) Open Space assessment

For development within existing open spaces, application proposals should be accompanied by plans showing the areas of existing and any proposed additional open space within or adjoining the application site. Planning consent is not normally given for development of existing open spaces which local communities need. Any proposal should have regard to the Council's development plan policies. However, in the absence of a robust and up-to-date assessment by a local authority, an applicant for planning permission may seek to demonstrate through an independent assessment that the land or buildings are surplus to local requirements. Any such evidence should accompany the planning application. National planning policy is set out in Planning Policy Guidance note 17: Planning for Open Space, Sport and Recreation (July 2002).

11) Photographs and Photomontages

These provide useful background information and can help to show how large developments can be satisfactorily integrated within the street scene. Photographs should be provided if the proposal involves the demolition of an existing building or development affecting a conservation area or a listed building.

12) Planning obligations – Draft Head(s) of Terms

Planning obligations (or “Section 106 agreements”) are private agreements negotiated between local planning authorities and persons with an interest in a piece of land (or “developers”), and are intended to make acceptable development which would otherwise be unacceptable in planning terms. For proposals which include the provision of affordable housing, applicants are encouraged to submit a draft Section 106 agreement with the application based on the council’s template, a copy of which is available on our website.

For other proposals where a Section 106 agreement is known to be required applicants are encouraged to submit draft heads of terms for the agreement.

Further advice on planning obligations is available in Circular 05/2005, Planning Obligations and a model Section 106 agreement is available on the Communities and Local Government website.

13) Refuse Details

Proposed new development should be supported by details of refuse and waste disposal. Details for refuse facilities (for both rubbish and recycling) should be shown on the plans for all residential development other than for individual houses where provision is made within each curtilage

14) Renewable Energy and Sustainable Construction

It is the Council’s policy to require residential development of one or more dwellings and other development involving new building or extensions exceeding 100sq m to include measures to provide at least 10% of the developments energy demand from on site renewable energy sources.

A report should be submitted with all “Major” applications specifying the plant to be provided, and other measures to be incorporated within the scheme, to demonstrate that the target in the Policy will be met. The plans submitted should show the location and visual appearance of such facilities.

For all “Minor” applications to which the policy applies a statement should be submitted setting out how it is intended to comply with the policy.

15) Site Waste Management Plan

Proposed new development should be supported by site waste management plans of the type encouraged by the code of practice published in 2004 by the Department of Trade and Industry - now the Department for Business Enterprise and Regulatory Reform Site Waste Management Plans: Guidance for Construction Contractors and Clients. These do not require formal approval by planning authorities, but are intended to encourage the identification of the volume and type of material to be demolished and/or excavated, opportunities for the reuse and recovery of materials and to demonstrate how off-site disposal of waste will be minimised and managed.

16) Statement of Pre –Application public consultation

The Council encourages all applicants to undertake appropriate pre-application consultation. Applications should then be supported by a statement setting out how the applicant has undertaken this.

17) Structural Survey

A structural survey may be required in support of an application if the proposal involves substantial demolition, for example, barn conversion applications.

18) Telecommunications Development – supplementary information

Planning applications for mast and antenna development by mobile phone network operators in England should be accompanied by a range of supplementary information including the area of search, details of any consultation undertaken, details of the proposed structure, and technical justification and information about the proposed development.

Planning applications should also be accompanied by a signed declaration that the equipment and installation has been designed to be in full compliance with the requirements of the radio frequency (RF) public exposure guidelines of the International Commission on Non-Ionizing Radiation Protection (ICNIRP).

Further guidance on the information that may be required is set out in the Code of Practice on Mobile Network Development (2002).

19) Transport assessment

Planning Policy Guidance 13 Transport (March 2001) advises that a Transport Assessment (TA) should be submitted as part of any planning application where the proposed development has significant transport implications. The coverage and detail of the TA should reflect the scale of the development and the extent of the transport implications of the proposal. For smaller schemes the TA should simply outline the transport aspects of the application, while for major proposals, the TA should illustrate accessibility to the site by all modes of transport, and the likely modal split of journeys to and from the site. It should also give details of proposed measures to improve access by public transport, walking and cycling, to reduce the need for parking associated with the proposal, and to mitigate transport impacts. Further guidance will be found in Guidance on Transport Assessment, (March 2007) published by the Department for Transport.

20) Travel Plan

A travel plan should be submitted alongside planning applications which are likely to have significant transport implications, as advised by Planning Policy Guidance Note 13: Transport (DETR, 2001), paragraphs 87-91.

Further guidance will be found in Guidance on Transport Assessment, (March 2007) published by the Department for Transport.

Further advice is available in Surrey County Council's "Development Travel Plans Good Practice Guide".

21) Tree survey/Arboriculture implications

Where there are trees within the application site, or on land adjacent to it that could influence or be affected by the development (including street trees), information will be required on which trees are to be retained and on the means of protecting these trees during construction works. This information should be prepared by a qualified arboriculturist.

Full guidance on the survey information, protection plan and method statement that should be provided with an application is set out in the current BS5837 'Trees in relation to construction – Recommendations'. Using the methodology set out in the BS should help to ensure that development is suitably integrated with trees and that potential conflicts are avoided.

22) Ventilation/Extraction statement

Details of the position and general design of ventilation and extraction equipment, will be required to accompany all applications for the use of premises for purposes within Use Classes A3 (i.e. restaurants and cafes – use for the sale of food and drink for consumption on the premises), A4 (i.e. drinking establishments – use as a public house, wine-bar or other drinking establishment), A5 (i.e. hot food takeaways – use for the sale of hot food for consumption off the premises), B1 (general business) and B2 (general industrial). This information will also be required for significant retail, business, industrial or leisure or other similar developments where substantial ventilation or extraction equipment is proposed to be installed.

Contacts:

Pollution Team, Environmental Health Department, Spelthorne Borough Council, Knowle Green, Staines TW18 1XB.

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