

REDINGTON FROGNAL
NEIGHBOURHOOD FORUM

11 December 2023

Dear Sam,

2023/4302/P, 29A Frognal - comment

The planning statement states in para. 5.5 that the property is in flood zone 1. However, it is in an area with much underground water and many springs, as shown in the Redington Frognal Neighbourhood Plan:

<https://www.redfrogforum.org/wp-content/uploads/2019/11/89-Environment-Agency-RedFrog-surface-water-flood-risk.pdf>

and

<https://www.redfrogforum.org/wp-content/uploads/2020/05/Figure-7-Results-Map-latest-version.pdf>

The planning documents do not consider the Redington Frognal Plan, whose policies SD 5 iii and vii and BGI 1 and BGI 2 are applicable.

To mitigate the increase in hard surface, a significant enhancement of the garden's ecological value would be welcomed, e.g. through an area of planting with a high value to insects and pollinators and / or boundary hedging. A landscape plan with planting details would be helpful to understand how compliance with the policies is to be achieved.

Yours sincerely,

Nancy Mayo

Secretary

Redington Frognal Neighbourhood Forum
<https://www.redfrogforum.org/>