

**From:** [Stephen Fitt](#)  
**To:** [Planning Policy](#)  
**Subject:** Re: Luppitt Neighbourhood Plan Submission Consultation  
**Date:** 03 May 2022 10:41:36

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Thanks Angela

I revisited our response dated 24/05/2021 and whilst I was disappointed that the comments about installing integral bird boxes into new buildings, major extensions and conversion projects wasn't reflected in the above document.

In retrospect I could/should have been more specific, so am recommending that the Luppitt Neighbourhood planning Team should consider incorporating

Policy NE1 of the made version of the Dalwood NP headed:

***Conserving and Enhancing the Natural Beauty of the Parish***

*6. Opportunities to incorporate provision for nesting birds and roosting bats must be considered, and included wherever possible/practical in new developments, to protect and enhance biodiversity. A minimum of one integral bird box designed for swifts shall be incorporated into each new build residential unit, and/or where existing buildings are being altered/extended, an ecologist should be instructed to check for existing nests/ roosts of birds or bats. These should be retained where possible or replaced with an integral box, or if not practical, an external box. Wherever possible and practicable, this minimum requirement should be exceeded through other appropriate measures including, but not limited to, external nest cups for house martins and swallows, and internal oxygen "tubes" for bats, at all times in accordance with current legislation for specially protected species.*

which meets what is currently considered to be best practice as well as complying with the recently published "British Standard no.42021 Integral Nest Boxes Selection and Installation for New Developments"

Kind regards,

Stephen Fitt

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[rspb.org.uk](http://rspb.org.uk)

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**From:** Planning Policy <PlanningPolicy@eastdevon.gov.uk>  
**Sent:** 22 March 2022 14:03  
**To:** Angela King <AKing@eastdevon.gov.uk>  
**Subject:** Luppitt Neighbourhood Plan Submission Consultation

Dear All

I am writing to advise that the Luppitt Neighbourhood Plan has been submitted to East Devon District Council, in accordance with Regulation 16 of the Neighbourhood Planning (General) Regulations 2012. The plan has been assessed as compliant with the Regulations and as such the formal consultation is being launched today, and your comments on the Plan are now invited.

Attached to this email you will find the formal Notice containing the full details of the consultation, and a comments form.

The submitted Neighbourhood Plan and supporting documents are available to view on our website at: [Neighbourhood Plans being produced in East Devon - Luppitt - East Devon](#).

If you would like to make a representation, please send your comments by email (preferably using the comments form) to: [planningpolicy@eastdevon.gov.uk](mailto:planningpolicy@eastdevon.gov.uk).

The consultation is open for just over 6 weeks from today, closing **midnight 6<sup>th</sup> May 2022**. Please note that comments received after this date cannot be accepted.

My contact details are below if you have any queries or need more information.

Thank you in advance for your time.

Angela

**Angela King** MRTPI  
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