

CONSULTATION TEMPLATE RESPONSE FROM LEICESTERSHIRE COUNTY COUNCIL:

ECOLOGY AND BIODIVERSITY PLANNING ADVICE

COUNTY, DISTRICT OR BOROUGH	Hinckley and Bosworth Borough Council
APPLICATION NUMBER	26/00367/DISCON & 26/00370/BNG
ADDRESS	Land Opposite Spring Acre Lychgate Lane Burbage Leicestershire
DESCRIPTION OF DEVELOPMENT	Application to discharge C9 (Surface Water Management during Construction) C10 (SuDS Management Plan) C14 (Existing Ground Levels and Proposed Finished Floor Levels) C23 (BNG and HMMP) of planning permission 22/00192/OUT (appeal Decision APP/K2420/W/23/3321670)
PLANNING CASE OFFICER	Lesley Keal
DEPARTMENT	Ecology
PLANNING ECOLOGY OFFICER	
DATE OF COMMENTS	15 May 2026
ECOLOGICAL DOCUMENTS REVIEWED:	
• C23, Habitat Management and Monitoring Plan V2 (FPCR, Mar 2026) • BNG Plan (FPCR, Aug 2024) • Offsite units quote (Environment Bank, Feb 2026)	
SUMMARY RECOMMENDATION:	
No comment	
No objection (for recommended conditions or informatives- see below)	
Recommend Refusal	
Holding Objection - Further information required	✓
REASON FOR RECOMMENDATION:	
• We have reviewed the above documents and combined the response for application 26/00367/DISCON & 26/00370/BNG as they are both directly related. • In HMMP, please can a detailed timetable (including months) on implementation of habitat creation and enhancement be provided as per part g) of condition 23. • Please can the complete BNG metric be included to confirm the minimum 1% net gain. As per condition 23: <i>"The Plan shall be supported by up to-date Biodiversity Net Gain metric calculations for both the application site and the site for off-setting using the latest DEFRA version of the metric"</i>.	

• While an off-site units quote has been included, please can the further information from slide 4 be provided: - An updated biodiversity metric that includes the off-site Biodiversity Units - Details required to complete section 7 of the biodiversity gain plan - An allocation of the Biodiversity Units from the Natural England's biodiversity gain sites register to the development/planning permission - A certificate of purchase • This should also include the biodiversity gain sites register number. • We also require description of existing off-site habitats in line with part b) of condition 23. • The gain plan will need updated to show the overall 1% net gain was achieved. • We have no comment regarding the discharge of conditions C9 (Surface Water Management during Construction), C10 (SuDS Management Plan) & C14 (Existing Ground Levels and Proposed Finished Floor Levels), as these are not directly related to ecology.
IN THE CASE OF DISCHARGE OF CONDITIONS ONLY: (Please confirm which condition(s) is/are being discharged)
• Further information before discharge of Condition 23 (BNG & HMMP) • No comment on discharge of conditions C9 (Surface Water Management during Construction), C10 (SuDS Management Plan) & C14 (Existing Ground Levels and Proposed Finished Floor Levels).

Note for applicants: Please be aware that this advice is provided to the Local Planning Authority through a Service Level Agreement between the Local Planning Authority and Leicestershire County Council Ecology Team. Its purpose is to discharge the legal duties of the determining authority under The Local Authorities (Functions and Responsibilities) Regulations (2000), Regulations 4.

If you have any queries about the content, please correspond directly with the Planning Officer assigned to the planning application or discharge of condition application. We are unable to respond directly to applicant enquiries regarding the advice that we have provided to the determining authority.

The following legislation is used to assist in the assessment of planning applications:

Legislation source	Reference
National Planning Policy Framework	Paragraphs relevant to biodiversity, biodiversity net gain, ecological connectivity and protected species
Environment Act 2021	Mandatory Net Gain Biodiversity Duty Local Nature Recovery Strategy
District or Borough Local Plan and supporting SPD's	Local Plan policy

ODPM circular 06/2005: Biodiversity and Geological Conservation	Requirement for species survey work and mitigation recommendations to be carried out prior to the determination of a planning application. Paras. 98 and 99
NERC Act 2006	Biodiversity Duty (see also Environment Act 2021) Section 41, habitats and species of Principal Importance (previously BAP)
Various International, European and National laws in relation to the protection of species and habitats	International and national site protection: Ramsar sites (from Ramsar Convention), Habitat and Birds Directives (Natura 2000 sites include SAC's and SPA's), SSSI's, National Nature Reserves, Local Wildlife Sites, Local Nature Reserves. Habitats and Species protection: Habitat and Species Regulations (protected sites and species). Wildlife and Countryside Act 1981 (as amended including special Schedule 1), Natural England Standing Advice. Badger Act.

