
From: Nikki Morton <nmorton@morph-ecological.co.uk>
Sent: 26 May 2024 20:20
To: Planning Folder New
Cc: Sarah Postlethwaite; Jennifer Lucas
Subject: RE: 23/00978/OUT - Alex Jelley - Ecology Comments

Good evening,

23/00978/OUT | Outline planning permission for the construction of up to 18 dwellings with associated infrastructure (some matters reserved except for access and layout) | Land Off Barton Lane Congerstone Leicestershire

The biodiversity net gain calculations have now been updated which has demonstrated that measurable net gain can be achieved with the layout. I still have some concerns over the proposed habitat outcomes for the public open space to the north west labelled as 'casual/informal play space' as this will be an area of mostly scrub habitat, but this can be addressed at the Reserved Matters Stage where the landscaping plans are finalised.

I recommend the following conditions are attached to any planning permission:

- No development shall take place (including ground works or vegetation clearance) until a Landscape and Ecological Management Plan (LEMP) has been submitted to and approved in writing by the LPA. The LEMP shall include the following details:
 - A. description and evaluation of the features to be created/managed
 - B. aims and objectives of management
 - C. appropriate management options for achieving aims and objectives
 - D. prescriptions for management actions
 - E. work schedule
 - F. species/seed mixes to be planted/sown
 - G. ongoing monitoring and remedial measures

The approved plan will be implemented in accordance with the approved details.

- No development shall take place (including ground works or vegetation clearance) until a Construction Environment Management Plan for biodiversity (CEMP: Biodiversity) has been submitted to and approved in writing by the LPA. The CEMP shall include the following details:
 - A. Identification of potentially damaging construction activities
 - B. identification of biodiversity protection zones
 - C. practical measures and sensitive working practices to avoid or reduce impacts during construction
 - D. timing of works to avoid harm to nesting birds
 - E. responsible persons for overseeing sensitive works
 - F. use of protective fencing where required

The approved CEMP shall be adhered to and implemented throughout the construction period strictly in accordance with the approved details, unless otherwise agreed in writing by the LPA.

- No development shall take place until details of the bird box and bat box to be integrated within the new building has been submitted to and approved in writing by the LPA. Details should include type of boxes and box positioning. Any boxes need to be shown on all relevant submitted plans/elevations. All works are to proceed strictly in accordance with the approved scheme. Photographs of the integrated bird and bat boxes within the new dwellings should be provided in order to discharge this condition.

I recommend the following informative is attached to any planning permission:

- Nesting birds are protected under the Wildlife & Countryside Act 1981 (as amended); therefore all removal of trees/shrubs/hedges should take place outside the breeding season (March to August inclusive) unless carefully checked beforehand by a suitably qualified person.

Kind regards,

Nikki Morton MSci MCIEEM
Director
Morph Ecological Consultants

On behalf of Leicestershire County Council (Ecology Team)

Email: nmorton@morph-ecological.co.uk

*Morph Ecological Consultants Limited. Registered in England and Wales, no 12595396.
Registered offices: 380 Nottingham Road, Newthorpe, Nottinghamshire, NG16 2ED.*

From: Nikki Morton
Sent: Thursday, April 4, 2024 10:19 AM
To: 'planning@hinckley-bosworth.gov.uk' <planning@hinckley-bosworth.gov.uk>
Cc: 'Sarah Postlethwaite' <Sarah.Postlethwaite@leics.gov.uk>; 'Jennifer Lucas' <Jennifer.Lucas@leics.gov.uk>
Subject: RE: 23/00978/OUT - Alex Jelley - Ecology Comments

Good morning,

23/00978/OUT | Outline planning permission for the construction of up to 18 dwellings with associated infrastructure (some matters reserved except for access and layout) | Land Off Barton Lane Congerstone Leicestershire

I have been updated on the application but still have not received updated BNG calculations to match the most up to date layout.

I also note that the area to the northwest is allocated as POS which now may not be suitable with the current proposed habitat plan of mixed scrub, therefore this should be looked into to ensure it is suitable as both POS and biodiversity.

Kind regards,

Nikki Morton MSci MCIEEM
Director
Morph Ecological Consultants

On behalf of Leicestershire County Council (Ecology Team)

Email: nmorton@morph-ecological.co.uk

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From: Nikki Morton
Sent: Wednesday, March 6, 2024 3:15 PM
To: planning@hinckley-bosworth.gov.uk
Cc: Sarah Postlethwaite <Sarah.Postlethwaite@leics.gov.uk>; Jennifer Lucas <Jennifer.Lucas@leics.gov.uk>
Subject: RE: 23/00978/OUT - Alex Jelley - Ecology Comments

Good afternoon,

23/00978/OUT | Outline planning permission for the construction of up to 18 dwellings with associated infrastructure (some matters reserved except for access and layout) | Land Off Barton Lane Congerstone Leicestershire

I have been updated on the application but still have not received updated BNG calculations to match the most up to date layout.

Kind regards,

Nikki Morton MSci MCIEEM
Director
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On behalf of Leicestershire County Council (Ecology Team)

Email: nmorton@morph-ecological.co.uk

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From: Nikki Morton
Sent: Sunday, February 11, 2024 4:30 PM
To: planning@hinckley-bosworth.gov.uk
Cc: Sarah Postlethwaite <Sarah.Postlethwaite@leics.gov.uk>; Jennifer Lucas <Jennifer.Lucas@leics.gov.uk>
Subject: RE: 23/00978/OUT - Alex Jelley - Ecology Comments

Good afternoon,

23/00978/OUT | Outline planning permission for the construction of up to 20 dwellings with associated infrastructure (some matters reserved except for access and layout) | Land Off Barton Road Congerstone Leicestershire

I have now received biodiversity net gain calculations, which are acceptable. However, I can also see new site plans. The BNG calculations do not match with the new site plans, therefore please can the BNG calculations be updated to match the most up to date plans.

Kind regards,

Nikki Morton MSci MCIEEM
Director
Morph Ecological Consultants

On behalf of Leicestershire County Council (Ecology Team)

Email: nmorton@morph-ecological.co.uk

*Morph Ecological Consultants Limited. Registered in England and Wales, no 12595396.
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From: Nikki Morton
Sent: Friday, November 3, 2023 9:50 PM
To: planning@hinckley-bosworth.gov.uk
Cc: Sarah Postlethwaite <Sarah.Postlethwaite@leics.gov.uk>; Jennifer Lucas <Jennifer.Lucas@leics.gov.uk>
Subject: 23/00978/OUT - Alex Jelley - Ecology Comments

Good evening,

23/00978/OUT | Outline planning permission for the construction of up to 20 dwellings with associated infrastructure (some matters reserved except for access and layout) | Land Off Barton Road Congerstone Leicestershire

No biodiversity net gain calculations have been submitted with the Ecological Appraisal, which are required prior to determination.

Measurable biodiversity net gain will need to be demonstrated, using the DEFRA 4.0 (or later) Metric. The NPPF (section 180. d) states that 'opportunities to improve biodiversity in and around developments should be integrated as part of their design, especially where this can secure measurable net gains for biodiversity or enhance public access to nature where this is appropriate'. DEFRA have released biodiversity net gain calculations (Metric 4.0), further details can be found here <http://publications.naturalengland.org.uk/publication/6049804846366720> which can be used to confirm whether the requirements of the NPPF have been met. Metrics should be submitted (in Excel format) with an accompanying biodiversity enhancement report/plan.

Kind regards,

Nikki Morton MSci ACIEEM
Director
Morph Ecological Consultants

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