

Site Name	Land At Cliffe Lane Markfield Leicestershire	Advice Request	Ecology
Planning Ref	23/01090/OUT	Response Deadline	21st June 2024
Planning Officer	Matt Jedruch	Completed By	Kirsten Hunter ACIEEM
Date of Request	10th June 2024	Date of Issue	20th June 2023

Stance: Object.

Dear Matt,

I am writing in response to the latest consultation in respect of ecological matters for the above application advice request regarding the proposed outline planning application for the construction of employment units (Use Classes E(g)(i), E(g)(ii), B2 and B8) (some matter reserved except for access).

I have reviewed the following documents on the Hinkley & Bosworth Borough Council's online planning portal.

- **BNG report (labelled as Bat Assessment 119 Vicarage Lane Blackpool Lancashire), produced by Fauna Forest Ecology in May 2024.**

The previous Ecology Response by Red Kite issued on 12th Dec 2023 raised the lack of an ecological appraisal and Biodiversity Net Gain (BNG) assessment and highlighted the presence of badger records and designated sites within close proximity of the Site.

A BNG feasibility report has now been provided, however the BNG metric does not accompany the report so it is not possible to adequately review this document.

Secondly, the BNG report states it was informed by a Preliminary Ecological Appraisal (PEA) which was undertaken in Jan 2021 by Griffin Ecology Ltd. This report is not available for review and is over 3 years old. As per CIEEM's 2019 Advice Note: On the Lifespan of Ecological Reports & Surveys, reports more than 3 years old are unlikely to still be valid and most, if not all, of the surveys are likely to need to be updated, subject to an assessment by a professional ecologist. While the Site was revisited in Jan-Feb 2024 for the BNG condition assessment, this was a suboptimal time of year for grassland surveys. As such, the recorded species lists in the report are very limited, with the notable absence of *Lolium perenne* indicating this grassland is likely more species-rich than the 'modified grassland' criteria allocated.

Therefore, I would advise that this application is delayed until the following information has been submitted:

- An update Preliminary Ecological Appraisal (PEA) undertaken at an appropriate time of year (May to Sept) with an update UKHabs survey, protected species survey, as well as an update assessment of impacts and proposed mitigation and enhancement measures;
- An update BNG feasibility assessment based on a Site visit in optimal season (May-Sept) to ensure the grasslands present are being accurately assessed; and
- An update BNG Metric

Yours sincerely,



Dr Kirsten Hunter BSc, ACIEEM

Senior Ecologist

On behalf of Leicestershire County Council (Ecology Team)