
From: Nikki Morton <nmorton@morph-ecological.co.uk>
Sent: 30 June 2024 19:20
To: Planning Folder New
Cc: Sarah Postlethwaite; Jennifer Lucas
Subject: 24/00516/FUL - Sullivan Archer - Ecology Comments

Categories: Tidd

Good evening,

24/00516/FUL | Two-storey detached dwelling | 12 Park Road Ratby Leicester Leicestershire LE6 0JJ

The application form with regards to biodiversity net gain has been filled out incorrectly. If greater than 25m² of vegetated habitat or 5m of hedgerow, biodiversity net gain will apply for the site. From aerial imagery it appears that it will fall under mandatory biodiversity net gain requirements.

As such as a minimum, the following information should be produced by a competent individual and submitted prior to determination:

- confirmation that the applicant believes that planning permission, if granted, the development would be subject to the biodiversity gain condition;
- the pre-development biodiversity value(s), either on the date of application or earlier proposed date (as appropriate);
where the applicant proposes to use an earlier date, this proposed earlier date and the reasons for proposing that date;
the completed metric calculation tool showing the calculations of the pre-development biodiversity value of the onsite habitat on the date of application (or proposed earlier date) including the publication date of the biodiversity metric used to calculate that value;
- a statement whether activities have been carried out prior to the date of application (or earlier proposed date), that result in loss of onsite biodiversity value ('degradation'), and where they have:
 - a statement to the effect that these activities have been carried out;
 - the date immediately before these activities were carried out;
 - the pre-development biodiversity value of the onsite habitat on this date;
 - the completed metric calculation tool showing the calculations, and
 - any available supporting evidence of this;
- a description of any irreplaceable habitat (as set out in column 1 of the Schedule to the Biodiversity Gain Requirements (Irreplaceable Habitat) Regulations 2024) on the land to which the application relates, that exists on the date of application, (or an earlier date); and
- plan(s), drawn to an identified scale and showing the direction of North, showing onsite habitat existing on the date of application (or earlier proposed date), including any irreplaceable habitat (if applicable).

Confidence will need to be provided that biodiversity net gain can be achieved and therefore the applicant should provide a strategy as to how this will be achieved.

Alternatively the plans should be changed to avoid impacting less than 25m² of habitat and less than 5m of hedgerow.

Kind regards,

Nikki Morton MSci MCIEEM
Director
Morph Ecological Consultants

On behalf of Leicestershire County Council (Ecology Team)

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