

CONSULTATION TEMPLATE RESPONSE FROM LEICESTERSHIRE COUNTY COUNCIL:

ECOLOGY AND BIODIVERSITY PLANNING ADVICE

COUNTY, DISTRICT OR BOROUGH	Hinckley and Bosworth Borough Council	
APPLICATION NUMBER	25/00527/HOU	
ADDRESS	64 Priesthills Road Hinckley Leicestershire LE10 1AL	
DESCRIPTION OF DEVELOPMENT	Two storey front and side with single storey rear and side extensions with internal alterations and raised ridge loft conversion	
PLANNING CASE OFFICER	Sophie Iliffe	
DEPARTMENT	Ecology	
PLANNING ECOLOGY OFFICER	Jemma Bett	
DATE OF COMMENTS	23 September 2025	
ECOLOGICAL DOCUMENTS REVIEWED:		
<ul style="list-style-type: none"> • Bat Emergence Survey Report - Eco 360 (Aug 2025) 		
SUMMARY RECOMMENDATION:		
No comment		
No objection (for recommended conditions or informatives- see below)		✓
Recommend Refusal		
Holding Objection - Further information required		
REASON FOR RECOMMENDATION:		
<ul style="list-style-type: none"> • The Bat Emergence Survey Report (Eco 360, August 2025) has been viewed and noted the occasional commuting bat. However, no bats were identified to be emerging from the dwelling and therefore no further ecological surveying is required. • The recommendations stated within Section 0.5 of the report are acceptable and must be adhered to. In line with these recommendations and considering the commuting activity recorded, no development shall take place until a biodiversity enhancement scheme has been submitted. Please see the below recommended condition. 		
ANY RECOMMENDED CONDITIONS TO BE APPLIED:		
<ul style="list-style-type: none"> • No development shall take place until a biodiversity enhancement scheme has been submitted to and approved in writing by the LPA. Enhancements shall include (but is not limited to) at least one woodcrete/integrated bat box and woodcrete/integrated bird box. Any enhancement measures need to be shown on all relevant submitted plans, including the make/model and their locations. All works are to proceed strictly in accordance with the approved scheme 		
ANY RECOMMENDED INFORMATIVES TO BE APPLIED:		

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IN THE CASE OF DISCHARGE OF CONDITIONS ONLY: (Please confirm which condition(s) is/are being discharged)
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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.

