
From: Nikki Morton <nmorton@morph-ecological.co.uk>
Sent: 09 June 2023 22:01
To: Planning Folder
Cc: Sarah Postlethwaite; Jennifer Lucas
Subject: 23/00445/OUT - Matt Jedruch - Ecology Comments

Good evening,

23/00445/OUT | Outline Application for proposed erection of 4 dwellinghouses with associated garages (All matters reserved except for access) | Lyndale Lindridge Lane Desford Leicester Leicestershire LE9 9GN

The plans do not seem to differ from the previous application for the site 22/00569/OUT therefore my comments remain the same:

I have now reviewed the BNG Small Sites Metric produced by Pioneer Environment. The current proposals do not achieve the 10% net gain but are fairly close (especially when combining hedgerow and area habitats). Whilst in the future it will become mandatory to achieve a 10% net gain, I feel that in this circumstance given the small scale of the development (and the relatively low value habitats present), suitable attempts have been made to achieve net gain and I will not enforce a 10% net gain. Enhancements for protected and priority species should be incorporated within the development in addition to the habitat enhancements to maximise biodiversity.

I therefore propose that as a condition, a mitigation and enhancement strategy is submitted. I would expect to see details of reasonable avoidance measures for protected and priority species. I will also expect to see details of onsite planting and enhancement measures (including species, timings and management). Finally I would expect to see details of the proposed locations for integrated bird and bat features (which should be present on relevant building elevation drawings) and details of the proposed habitat piles / hibernacula (such as locations, size, materials etc).

I therefore recommend that the following Condition is attached to any outline planning permission:

- No development (including vegetation clearance) shall take place until an ecological mitigation, compensation and enhancement strategy has been submitted to and approved in writing by the LPA. Any mitigation, compensation or enhancement measures need to be clearly shown on all relevant submitted plans/elevations. All works are to proceed strictly in accordance with the approved scheme.*

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

- Nesting birds are protected from disturbance under the Wildlife & Countryside Act 1981 (as amended); therefore all vegetation removal should take place outside the breeding season (March - August inclusive) unless carefully checked beforehand by a suitably qualified person.*

Kind regards,

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Director
Morph Ecological Consultants

On behalf of Leicestershire County Council (Ecology Team)

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