From: Preece, Mark
Sent: 18 April 2018 12:08
To: Stannard, James
Cc: Planning Comments (SMDC)
Subject: SMD/2018/0231 Land Adjacent To Prospect House Farm, Sutherland Road,

Categories: Blue Category

James,

Please find below comments in relation to

SMD/2018/0231 Land Adjacent To Prospect House Farm, Sutherland Road, Longsdon, STAFFORDSHIRE, ST9 9QD Outline permission for erection of a single dwelling and garage including access and layout, with all other matters reserved

A preliminary ecological appraisal by Eyebright Ecology dated April 2018 concluded that the site was composed of horse grazed species-poor semi-improved grassland. Measures to reduce impacts on protected species during constrcution were suggested. Ponds are located 330m away so any construction method statements should include methods to avoid impacts on great crested newts. Suggested biodiversity enhancements included 32m of species rich hedge.

Suggested conditions

Prior to the commencement of development including a Ecological Construction Management plan (ECMP) shall be submitted to and approved in writing by the
Local Planning Authority. The ECMP shall include the following detail:-
a) Removal of walls by hand and careful removal of vegetation to avoid potential impacts on great crested newts. If great crested newts are located work should stop and Natural England must be contacted for advice. A license may be required form Natural England to enable work to continue.
b) To avoid impacts on badgers trenches or other excavations left open for more than 12 hours should be provided with an escape ramp (simply a plank of wood with no step at the base, reaching up to ground level or slightly above) for any wildlife to be able to escape.
c) Works shall be timed outside the bird nesting season between 1st March and 31st August inclusive. If this is not possible before works are undertaken a check for breeding birds shall be carried out by a suitably qualified ecological consultant. If nesting birds are located work shall cease until nesting is completed and fledged young have departed the site.
d) All vegetation removal and landscaping shall form part of a detailed landscaping plan at the reserved matters/ full application stage. Landscaping shall advocate the use of native species that will have positive biodiversity benefits.
e) 32m of native hedge planting along the eastern boundary of the development. Hedge plants should be 40-60cm transplants of locally common native species and of British provenance (preferably local) and should comply to British Standard 3936. Hedgerows should be planted with 6 plants per metre in two staggered rows, about 25cm apart with plants at approximately 45cm in each row. Hedgerow plants should be protected with a hedge guard and secured by a cane or stake. Full details including methods of, establishment, remedial replacements, weed control, plus long-term aftercare should be provided.
f) Provision of new bat roosting provision of bat roosting opportunities in the new buildings. Full details and the proposed locations shall be provided.
g) The biodiversity value of the development shall be enhanced by the provision of features for use by nesting house sparrows (Red listed RSPB species of conservation concern).
h) The design and location of lighting shall not impact on foraging or commuting bats and minimise disturbance to other wildlife.
The development shall be completed in accordance with the approved ECMP
Reason:- In the interests of protected species and biodiversity enhancement

Regards

Mark

Mark Preece
Client Officer (Country Parks/ Ecology Advice)
Operational Services

Staffordshire Moorlands District Council, Stockwell Street,
Leek.
Staffordshire. ST137HU.

High Peak Borough Council, Market Place, Town Hall, Buxton.
Derbyshire. SK176EL.

Telephone: 0345 605 3010 ext
4512 Mobile:
Email:
Web sites: www.staffsmoorlands.gov.uk www.highpeak.gov.uk

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