

From: [Kate Dewey](#)
To: [Ben Hurst](#); [Planning Comments \(SMDC\)](#)
Cc: [Steve Massey](#)
Subject: SMD/2021/0782 Clay Lake Farm
Date: 23 March 2022 11:55:12

SMD/2021/0782

Clay Lake Farm, Breach Road, Brown Edge, Staffordshire, ST6 8TR
Proposed Storage Building for the Housing of Farm Implements

Staffordshire Wildlife Trust has a service level agreement with Staffordshire Moorlands District Council to provide ecology advice regarding planning and development management functions. We have identified this application as having potential ecological impacts.

Due to the loss of grassland and proximity to hedgerows and a pond to the west, there may be protected species issues, as well as a net loss of biodiversity. Some habitat enhancement through grassland wildflower seeding and tree planting would be recommended.

Policy NE1 in the Staffordshire Moorlands Local Plan Adopted September 2020, expects that 'all development where possible seeks to deliver a net gain in biodiversity proportionate to the size and scale of the development. In circumstances where adverse impacts are demonstrated to be unavoidable, developers will be required to ensure that impacts are appropriately mitigated, with suitable compensation measures towards loss of habitat used only as a last resort where there is no alternative'

SUMMARY – Holding objection -further information/ amendments required

Required prior to determination:

1. Preliminary Ecological Appraisal to include check for protected species and grassland survey
2. Outline landscaping scheme identifying area of grassland to enhance as compensation- at least the same size as that lost to hardstanding and building.

Secure via condition should approval be granted:

3. Landscaping scheme to include grassland enhancement, hedgerow enhancement with additional trees, bird and bat boxes.

Regards,

Kate Dewey BSc (Hons) MCIEEM

Senior Planning Officer

Planning consultations- please send to planning@staffs-wildlife.org.uk

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2 Attachments