

Consultation Response KC Landscape			
Planning Number:	2020/94219		
Proposal:	Discharge of conditions 3, 6-17 and 19 of previous permission 2019/90085 for erection of 8 dwellings		
Location:	Land at, Lancaster Lane, Brockholes, Holmfirth, HD9 7TL		
DEVELOPER/APPLICANT/AGENT:	CADdesign Ltd		
Planning Officer:	John Ritchie		
Date Responded:	18.02.22	Responding Officer:	AR
Site Area (Hectares)	0.4ha	Responding Ref:	JJ127
NOTES/COMMENTS: COND 12 - A landscape and ecological management plan (LEMP) shall be submitted to, and be approved in writing by the Local Planning Authority before works to construct the superstructure of the first dwelling commence. The content of the LEMP shall include the following:- a. Description and evaluation of features to be managed. b. Ecological trends and constraints on site that might influence management. c. Aims and objectives of management. d. Appropriate management options for achieving aims and objectives. e. Prescriptions for management actions. f. Preparation of a work schedule (including an annual work plan capable of being rolled forward over a five-year period). g. Details of the body or organization responsible for implementation of the plan. h. Ongoing monitoring and remedial measures. The LEMP shall also include details of the legal and funding mechanism(s) by which the long-term implementation of the plan will be secured by the developer with the management body(ies) responsible for its delivery. The plan shall also set out (where the results from monitoring show that conservation aims and objectives of the LEMP are not being met) how contingencies and/or remedial action will be identified, agreed and implemented so that the development still delivers the fully functioning biodiversity objectives of the originally approved scheme. The approved plan will be implemented in accordance with the approved details. Reason: To secure compensation for the loss of important ecological features in order to ensure the development does not result in residual significant ecological harm in accordance with Policy LP30 of the Kirklees Local Plan. This is a pre-commencement condition to ensure appropriate compensation measures are capable of being fully integrated into the scheme, including but not limited to incorporation of habitat boxes within the approved dwellings. COND 14 - An invasive non-native species protocol shall be submitted to and approved by the Local Planning Authority before development commences. The protocol shall detail the containment, control and removal of Japanese knotweed and Himalayan balsam on the site. The development shall be carried out strictly in accordance with the measures within the approved protocol.			

Reason: To avoid significant ecological harm by preventing the accidental spread of invasive non-native plant species within and outside the site. This is to accord with Policy LP30 of the Kirklees Local Plan. This is a pre-commencement condition to ensure appropriate working practices are in place prior to potentially damaging operations occurring.

I have reviewed the resubmitted LEMP and whilst I confirm, as previously commented, largely acceptable, I am not able to see the required revision as set out in our response dated 03-Jun-2021:

An Invasive Species Management Protocol letter dated 22/04/2020 (Brindle & Green) has been provided.

The submitted information specifies the location and extent of invasive plant species on the site (Japanese knotweed and Himalayan balsam) and the control/removal methods to be used to eradicate them from the site. The protocol also includes the need for future monitoring to ensure treatment has been successful. Future monitoring of the invasive plant species should form part of the maintenance and monitoring regime included within the Landscape and Ecological Management Plan (LEMP) required under condition 12.

Therefore the submitted LEMP does still appear to require amendment.