

Subject: 2021/91239 at location 410/412, Birkby Road, Birkby, Huddersfield, HD2 2DN

Hi Neil,

I have reviewed the Bat Survey Report by Morfe Valley Environmental LTD dated 14th August 2021. As the report concludes that both buildings have negligible potential for roosting bats there is limited risk to roosting bats, and therefore the proposals are in accordance with LP30i. I have no further objections.

In order to provide a biodiversity net gain, a condition for integral bat boxes/bricks in the new dwellings should be applied to ensure the development is in accordance with LP30ii. Please see below for an appropriate condition-

1. Two bat roosting features (1FR Schwegler bat tube or similar alternative) shall be installed on the east aspect of each dwelling at a height of at least 4 meters and not directly above any windows. Hereafter the features shall be retained. Prior to the dwellings hereby approved coming into use, photographic evidence showing the correct installation of the bat boxes shall be submitted to the local planning authority for approval.

Reason: to provide ecological enhancement in accordance with the requirements of Local Plan Policy LP30 and Chapter 15 of the National Planning Policy Framework

Thanks,

Amy Reddick BSc (hons) MSc
Biodiversity Officer