

LOCATION: 136, LAUND ROAD, SALENDINE NOOK, HUDDERSFIELD, HD3 3TY

APPLICATION REFERENCE: 2021/60/93779/W

DESCRIPTION: OUTLINE APPLICATION FOR ERECTION OF RESIDENTIAL DEVELOPMENT WITH PARKING AND PRIVATE LANDSCAPED GARDENS

CONDITION 08

“The details submitted in respect of landscaping pursuant to Conditions 1 and 2 shall be accompanied by a scheme of details for the provision of ecological enhancement measures at the site outlined in red on the submitted drawing 003. The details shall be provided before the dwelling is first occupied and retained thereafter.”

applications defined as minor development will not normally be required to demonstrate a biodiversity net gain with the use of the Biodiversity Metric 2.0. As with all major developments, minor developments will still be expected to provide adequate ecological information, apply the mitigation hierarchy and demonstrate a Biodiversity Net Gain in accordance with the NPPF and Kirklees Local Plan Policy LP30.

AVOID Seek options that avoid harm to biodiversity, such as finding an alternative site with less harmful impacts. *The site is the side garden of the applicant and as such no alternative is available.*

MITIGATE Avoid or minimise negative impacts to biodiversity using mitigation measures, such as through good project design or sensitive timing. *The new dwelling has been positioned on site around the greatest concentration of hard standing to allow for the domestic gardens to be maintained.*

COMPENSATE Where significant residual negative impacts on biodiversity remain despite mitigation, these should be compensated for, such as by creating new habitats to replace those lost. *The existing domestic garden has large areas of hard standing, lawn, and a few ornamental shrubs. The same will be provided once the development is complete.*

OFFSET If compensation for residual effects to biodiversity cannot be achieved on-site, measures can be traded to provide gains for biodiversity at an alternative location. *We will look to provide onsite enhancements where possible.*

ENHANCE Provide net benefits for biodiversity over and above all other requirements.

Drawing 2245-D-20-105 Ecology Plan is included in this submission. It should be noted that information shown on the drawing relates to the existing garden of 136 Laund Road prior to development and then the same post development as a comparison. There are no existing trees on the site. The plan shows the following:

- There are two small managed trees located in the rear garden of the new house. The properties do not have large gardens, so tree planting is minimal and related to that of a domestic garden only.
- The remaining landscaping areas (other than patios, parking and driveways) will be lawned to maintain a green approach.
- We have indicated A bat bricks/boxes on the inner (most sheltered) gable. The outer gable will accommodate a bird box.