Sent: 19 June 2025 12:22

Subject: 2025/91090 at location The Cask And Spindle, 112, Abbey Road, Shepley, Huddersfield, HD8 8EL

Please see ecological commentary below:

Designations
No issue

Onsite habitats and species

The build itself appears to have a number of potential features for bat roosting.
The site is within 500m of priority habitats for grassland and woodland.

Further information is required prior to decision. Several records for protected and priority species and habitats are present within 1km of the site. A Preliminary Ecological Appraisal (with preliminary bat roost assessment) is therefore required prior to decision to assess the site habitats, the likely presence of protected and/or priority species, and the value of site habitats to protected and/or priority species.
Reason: In the interests of biodiversity and in accordance with LP30 and NPPF15.

BNG
The extension appears to be intended to be developed on land that is originally hardstanding. As a result, Biodiversity Net Gain is exempt as set out in Schedule 7A of the Town and Country Planning Act 1990 (as amended). Should more information come to light, please do let me know.

Suggested conditions
To be confirmed after PEA, with PBRA, provided

Many thanks,
Katie

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Planning and Development Service
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