

**From:** ENVU Biodiversity and Land Use  
**Sent:** 03 June 2025 08:10  
**To:** Planning ContactCentre  
**Subject:** 2025/91092 at location 9, Long Moor Lane, Shelley, Huddersfield, HD8 8LY

Hi There,

Please see ecological commentary below:

**Designations**

No issue

**Onsite habitats and species**

The Preliminary Bat Roost Assessment is reasonable and acceptable. The original building is considered to have low roost suitability, however during the assessment no bats, nor evidence of bats, were found. It is recommended that a PWMS is conditioned.

**BNG**

The new dwelling would be within the footprint of the original dwelling, with minor encroachment onto the garden. As a result, Biodiversity Net Gain is exempt as set out in Schedule 7A of the Town and Country Planning Act 1990 (as amended).

**Suggested conditions**

PWMS

A condition for the provision of a detailed Precautionary Working Method Statement (PWMS) is advised, e.g. Prior to the commencement of development, a detailed Precautionary Working Method Statement (PWMS) in respect of bats shall be submitted to and approved by the local planning authority. In order to minimise risk and avoid harm to bats, the PWMS shall include (but not be limited to) toolbox talks provided by a suitably qualified ecologist, attendance of an ECoW (Ecological Clerk of Works) as required, and careful hand stripping around potential bat roosting features.

In the event of encountering a bat, all work must cease until the ecological clerk of works and Natural England are contacted for advice on the best way to proceed lawfully. All contractors working on site should be made aware of this advice and provided with the contact details of the ecological clerk of works.

**Reason: In order that the proposals are implemented in accordance with the Wildlife and Countryside Act 1981 (as amended).**

Enhancements

A Biodiversity Enhancement Management Plan must be provided to the LPA prior to the commencement of works on-site. It must include the following items that will be installed post development:

- 1no. bat boxes

**Reason: In the interests of biodiversity and in accordance with Policy LP30 and NPPF15**

Hope this helps.

Many thanks,

Katie

Ecology Team

Planning and Development Service

Place Directorate – Skills and Regeneration

PO Box 1720,

Huddersfield,

HD1 9EL

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**From:** Planning ContactCentre <Planning.ContactCentre@kirklees.gov.uk>

**Sent:** 29 May 2025 15:36

**To:** ENVU Biodiversity and Land Use <ENVUBiodiversityandLandUse@kirklees.gov.uk>

**Subject:** Attached letter from Kirklees Council regarding application number 2025/91092 at location 9, Long Moor Lane, Shelley, Huddersfield, HD8 8LY

Dear Sir/Madam

Please find attached documentation relating to the above application.

Kind regards

Kirklees Planning