

Sent: 29 January 2026 14:44

Subject: 2026/90168 at location former Commercial Hotel, 125, Wellington Street, Batley, WF17 5TH

Please see ecological commentary below:

Designations

No issue

Onsite habitats and species

The site consists of grassland with scattered stones, bricks, and rocks. It appears to be regularly used as an undesignated car park and vandalised.

The site is surrounded by developed areas, consisting of depots, old mill buildings, and residential areas.

There are areas in the wider surrounding with greater suitability for protected species.

The ecology report has been provided; however it is not mentioned which best practice guidance to assess the site was referred to, therefore can only be used as a reference piece. Nonetheless the site is of low ecological value and so there is no objection to the development in that regard. No conditions will be suggested.

BNG

An excel format of the statutory metric does not appear to be available for validation.

No further comments will be provided until this has been provided and reviewed.

Reason: To ensure the development delivers a biodiversity net gain on site in accordance with Schedule 7A of the Town and Country Planning Act 1990

Suggested conditions

Tbc once BNG metric provided.

Many thanks,
Katie

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