

**Consultation Response from KC,
Ecology Unit**
2026/92298 Land off, Primrose Lane, Hightown, Liversedge, WF15
Discharge of details reserved by conditions 9 (CEMP), 13 (CEMP: Biodiversity) and 27 (retaining walls materials) on previous permission 2023/91116 for erection of 77 dwellings, with access from Darley Road and associated works
Date Responded: 19/08/2026
Responding Officer: Z. Hanshaw
Responding Ref: 2608/39

I have reviewed the information submitted with this application for the discharge of condition 13. This is as follows:

Development (including demolition, ground works, vegetation clearance) shall not commence until a Construction Environmental Management Plan: Biodiversity (CEMP: Biodiversity) has been submitted to and approved in writing by the Local Planning Authority. The CEMP: Biodiversity shall include the following:

- *Risk assessment of potentially damaging construction activities, to be informed by an up-to-date ecological assessment;*
- *Identification of "biodiversity protection zones";*
- *Practical measures (both physical measures and sensitive working practices) to avoid or reduce impacts during construction (may be provided as a set of method statements);*
- *The location and timing of sensitive works to avoid harm to biodiversity features.*
- *The times during construction when specialist ecologists need to be present on site to oversee works;*
- *Responsible persons and lines of communication;*
- *The role and responsibilities on site of an ecological clerk of works (ECoW) or similarly competent person; and*
- *Use of protective fences, exclusion barriers and warning signs.*

The approved CEMP: Biodiversity shall be adhered to and implemented throughout the construction period strictly in accordance with the approved details, unless otherwise agreed in writing by the Local Planning Authority.

The Construction Environmental Management Plan: Biodiversity (Futures Ecology, July 2026) details that an updated site walkover was undertaken in July 2026. A risk assessment to important ecological features identifies potential risks to Priority Habitat and the Kirklees Wildlife Habitat Network, bats, nesting birds, badgers, and hedgehogs. Table 1 also details appropriate mitigation measures to prevent impacts on these ecological features. The Construction Environmental Management Plan: Biodiversity details that the Site Manager will be responsible to adhering to the prescriptions within the document, and an Ecological Clerk of Works will be required to supervise work which could impact protected species, as well as undertake a final pre-commencement badger survey and toolbox talk. Table 3 shows the timings of works and the responsible person, to ensure the mitigation measures included are adhered to. Figure 1 shows the locations of Biodiversity Protection Zones, demarcating the area of retained woodland as well as sections of the hedgerow and trees to the west.

I am therefore satisfied that the information included in the Construction Environmental Management Plan: Biodiversity is sufficient to discharge condition 13.