

From: [REDACTED]
Sent: 27 January 2026 08:08
To: Planning
Subject: App 3/2025/0873 Construction of 6 detached dwellings with associated parking and landscaping at land off Springwood Drive. - Ecology Unit response

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Ribble Valley Council

App 3/2025/0873 Construction of 6 detached dwellings with associated parking and landscaping at land off Springwood Drive.

Thank you for consulting the Ecology Unit on the above planning application.

I would not raise any overall objections to the above application but I would advise –

- In the interests of the general protection of wildlife and habitats, a Construction Environmental Method Statement should be required to be prepared and implemented by Condition. In particular, the CEMS should include details of measures to be taken to avoid water pollution of the nearby watercourse.
- No vegetation clearance required to facilitate the scheme should be undertaken during the optimum time of year for bird nesting (March to August inclusive) unless nesting birds have been shown to be absent by a suitably qualified person. All nesting birds their eggs and young are protected under the terms of the Wildlife and Countryside Act 1981 (as amended).
- The development is required to provide at least a 10% gain in biodiversity. Currently the proposals will not be able to fully deliver these gains on-site, and some off-site provision will need to be sought by purchasing off-site biodiversity units from a suitably registered habitat bank. This approach is acceptable. The statutory Biodiversity Gain Condition will apply to the development to require the pre-commencement submission of a Biodiversity Gain Plan (BGP). The BGP must provide full details of all of the measures to be taken to achieve the gains, including full details of both the on-site and the off-site habitat creation and enhancement.

Although off-site BNG is needed, the on-site habitat creation and enhancement including the enhancement of the watercourse is nevertheless regarded as significant. I would therefore advise that the long-term sustainability of the on-site habitat creation and enhancement is secured by requiring the preparation of a long-term Habitat Management and Monitoring Plan.

- The site would benefit from other biodiversity enhancements not included in the biodiversity metric, for example the installation of bird nesting and bat roosting boxes. These additional biodiversity enhancements should also be required by Condition.

- The invasive plant Himalayan balsam has been recorded on the site. Under the terms of the Wildlife and Countryside Act 1981 (as amended) it is an offence to cause this plant to spread in the wild, and the development has the potential to cause the plant to spread. I would advise that a Method Statement needs to be prepared giving details of measures to be taken to avoid the spread of Himalayan balsam

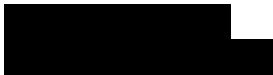
Yours

Derek Richardson

Derek Richardson
Principal Ecologist
GM Ecology Unit
Planning and Transportation
Strategic Growth

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Dukinfield Town Hall | King Street | Dukinfield | Tameside | SK16 4LA



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