Derbyshire Wildlife Trust

Sarah Brooks
Head of Planning
Amber Valley Borough Council
PO Box 18
Town Hall
Ripley, Derbyshire
DE5 3SZ

For the attention of Laura Anthony

Your Ref: AVA/2026/0070
Our ref: DWTAVA2215a

10th June 2026

Dear Laura,

Proposal: Proposed self-build dwelling and detached garage

Location: Land Adjacent No. 7 Somme Road Allestree Derby Derbyshire

Application Ref No.: AVA/2026/0070

With reference to the above application, I am responding as the Biodiversity Planning Officer responsible for work relating to the Service Level Agreement, which the Amber Valley Borough Council and the Trust have signed. The following comments are aimed at providing accurate and up to date information on the nature conservation issues associated with the proposed development.

Response

Further to our response dated 9th March 2026, we have been made aware of a Preliminary Ecological Appraisal prepared by Elton Ecology (April 2026), to support the application. Please find our updated comments below:

Sandy Hill, Main Street, Middleton, Matlock, DE4 4LR
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It is understood that a Preliminary Ecological Appraisal (PEA) was undertaken on 27th March 2026, comprising a UK Habitat Survey and protected species assessment. The PEA was informed by a full desk study, including records obtained from the Local Environmental Record Centre (LERC).

The site comprises modified grassland, bramble scrub and artificial unvegetated unsealed surface bound by a dry ditch to the north (D2), a wet ditch and non-native hedgerow to the east and fencing to the south and west. The habitats are considered to be of low ecological conservation importance. However, we support the retention and protection of the on-site ditches.

Due to the small scale of the development and habitats present, further species surveys are considered to be disproportionate. However, we support the recommendations for the development to be carried out under precautionary working measures in order to safeguard badgers, birds, hedgehog, amphibians and riparian mammals.

To provide measurable gains for biodiversity, in line with the NPPF (2024), the development should include suitable enhancements such as integral bat and bird boxes, bee bricks and ecologically beneficial landscaping.

Conditions

Construction Environmental Management Plan (CEMP: Biodiversity)

No development shall take place (including demolition, ground works, vegetation clearance and movement of plant, machinery and materials) until a Construction Environmental Management Plan (CEMP: Biodiversity) has been submitted to and approved in writing by the local planning authority. The CEMP (Biodiversity) shall be produced by an ecologist and shall include the following.

a) Risk assessment of potentially damaging construction activities.

b) Identification of "biodiversity protection zones".
c) Practical measures (both physical measures and sensitive working practices) to avoid or reduce impacts during construction.
d) The location and timing of sensitive works to avoid harm to biodiversity features.
e) The times during construction when specialist ecologists need to be present on site to oversee works.
f) Responsible persons and lines of communication.
g) The role and responsibilities on site of an ecological clerk of works (ECoW) or similarly competent person.
h) Use of protective fences, exclusion barriers and warning signs.

The approved CEMP 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.

Lighting

Prior to the installation of lighting fixtures, a detailed lighting strategy shall be submitted to and approved in writing by the LPA to safeguard bats and other nocturnal wildlife. This should provide details of the chosen luminaires, their locations and any mitigating features such as dimmers, PIR sensors and timers. The Strategy should refer to Guidance Note 08/23 - Bats and Artificial Lighting at Night (BCT and ILP, 2023) and explain how proposals have been designed in compliance with this document. Such approved measures will be implemented in full.

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Biodiversity Enhancement Plan

Prior to building works commencing above foundation level, a Biodiversity Enhancement Plan shall be submitted to and approved in writing by the Local Planning Authority. Approved measures shall be implemented in full and maintained thereafter. The Plan shall clearly show positions, specifications and numbers of features, which will include (but are not limited to) the following:

- 1 x integral universal nest box / swift brick in new dwelling, erected at eaves level, avoiding southern elevations.
- 1 x integral bat box / brick in new dwelling, erected at eaves level, favouring southern elevations
- 1 x insect brick in new dwelling
- fencing gaps 130 mm x 130 mm to maintain connectivity for hedgehogs
- summary of ecologically beneficial landscaping (full details to be provided in Landscape Plans).

A statement of good practice including photographs shall be submitted to the local planning authority to fully discharge this condition, demonstrating that the enhancements have been selected and installed in accordance with the approved Plan.

It is hoped that the information provided is helpful to the Council. If you require any further information or wish to discuss any of the comments made, please do not hesitate to contact me.

Yours sincerely,

Holly Fowler

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