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/2026/0320
Our ref: DWTAVA2367

8th July 2026

Dear Laura,

Proposal: Application for permission in principle for a proposed detached dwelling with double garage

Location: Land Off Newbridge Road Ambergate Belper Derbyshire

Application Ref No.: AVA/2026/0320

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

It is noted that the application for permission in principle pertains to the construction of a single detached dwelling with double garage. We understand that based on a review of aerial imagery that the site comprises agricultural land bound by a drystone wall to the south and wooden fenceline to the west.

Sandy Hill, Main Street, Middleton, Matlock, DE4 4LR
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After a review of our Biodiversity Alert Map, we note that no records of protected species are present on or adjacent to site, no notable habitats have been recorded to date on or adjacent to site and the site is not covered by a statutory or non-statutory nature conservation designation.

We acknowledge that the first stage of an application in principle only covers the location of the site (including the redline boundary or plans if available), the type of land used for the development and the scale / amount of development. It is understood that all other matters should be considered at the technical details consent stage, if granted permission in principle.

We have no objections to the permission in principle and expect that ecological survey works will be undertaken as part of the technical details application.

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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Biodiversity Planning Lead (South)
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