

66519 – Land off Orkney Close/Bury Road, Radcliffe

Summary

The developer's ecological consultant identified no significant ecological issues. Issues relating to nesting birds, invasive species, proximity to a wildlife corridor and biodiversity enhancement measures can be resolved via condition and or informative.

Protected Species

The site was assessed for all likely protected species. No evidence of any such species was found or suitable habitat. A pond approximately 150m to the west has been surveyed previously and is known not to have any great crested newts. No further information or measures are required.

Nesting Birds

Dense scrub, scattered scrub and trees are present on the site and will be lost potential bird nesting habitat. All British birds nests and eggs (with certain limited exceptions) are protected by Section 1 of the Wildlife & Countryside Act 1981, as amended. I recommend a condition along the following lines be applied to any permission.

No works to trees or shrubs shall occur between the 1st March and 31st August in any year unless a detailed bird nest survey by a suitably experienced ecologist has been carried out immediately prior to clearance and written confirmation provided that no active bird nests are present which has been agreed in writing by the LPA.

Invasive Species

A large stand of Japanese knotweed is present on the site as well as a small area of variegated yellow-archangel. Both species are listed under schedule 9 part 2 of the Wildlife & Countryside Act 1981 (as amended). It is an offence to introduce or cause to grow wild any plant listed under this schedule. The developer notes that management is underway. I recommend that as part of any permission a condition along the following lines is applied to any permission.

Prior to any earthworks information detailing eradication and/or control and/or avoidance measures for Japanese knotweed and variegated yellow archangel should be supplied to and agreed in writing to the LPA. The agreed method statement shall be adhered to and implemented in full unless otherwise agreed in writing by the LPA.

Contributing to and Enhancing the Natural Environment and Proximity to a Wildlife Corridor

Section 170 of the NPPF 2019 states that the planning policies and decisions should contribute to and enhance the natural and local environment. The development will result in some losses of trees and scrub and associated bird nesting habitat. Mitigation should be provided and I recommend that native planting occurs along the metrolink boundary to ensure both mitigation for losses on site and the wildlife corridor associated with the metrolink is strengthened. I also recommend that bird boxes are provided on either the new build or trees to be retained. ***The details can be conditioned.***

Ecologist

GM Ecology Unit