

Thank you for consulting GMEU on the below application. The proposed site predominantly comprises hardstanding and the proposed works are unlikely to impact on any protected species.

Nevertheless, we would make the following general recommendations:

- Protected species can turn up in unexpected places and the granting of planning permission does not negate the need to abide by the laws which are in place to safeguard biodiversity. An informative should be used so that the applicant is aware that they must seek ecological advice should they find or suspect that the proposal will impact on protected species.
- Any works that could impact on any nesting bird habitat not be undertaken in the main bird nesting season (March – August) unless suitable checks for active bird nests have been undertaken.
- Planning policy encourages enhancements and net gains for biodiversity to be delivered through the planning system. Wherever possible measures to enhance the site for biodiversity should be secured as part of this planning application; these could include integration of bat or bird boxes into the proposed buildings on site

The application is described as being exempt from Statutory Biodiversity Net Gain under the 'self-build' exemption - the LPA will need to verify this.