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8th May 2021

Mr Kevin Ma,
TADW Architects,
Six St. Petersgate, Stockport,
Cheshire,
SK1 1HD

Dorris Street, Levenshulme, M19 2TP – Submission to satisfy Condition 13

Dear Kevin,

I write to confirm that Simply Ecology Limited were commissioned in April 2021 to prepare an Biodiversity Enhancement Plan for the Dorris Street site. This is required to enable discharge of Condition 13 of the planning permission for the construction of new houses at the site.

The Biodiversity Enhancement Plan attached has been designed to deliver long term positive gain for biodiversity on site.

“13) Prior to first occupation of the apartments hereby approved, a scheme for the enhancement of the site for biodiversity purposes shall be submitted to and agreed in writing by the City Council as Local Planning Authority. The agreed scheme shall be implemented in accordance with a timescale to be agreed and retained and maintained thereafter.”

These measures are intended to satisfy the obligations of the client and the Local Authority in accordance with the NPPF and Local Plan.

We recommend that the adoption of the enclosed Plan will result in an enhancement of biodiversity and protection of species during construction and in the long-term at the site. As such, we recommend that Conditions 13 should be discharged.

I trust that the details laid out here are clear, but should you have any questions, please do not hesitate to contact me.

Yours sincerely

Jason Reynolds MSc MCIEEM
Lead Ecologist

PLAN TO DISCHARGE PLANNING CONDITION 13: SCHEME TO ENHANCE THE SITE FOR BIODIVERSITY

Climbing plants will be introduced along the boundaries dividing the rear gardens. These will comprise nectar and pollen rich plants to increase invertebrate diversity on site and providing benefits for vertebrates. This will include *Clematis* and *Honeysuckle* to compensate for the small trees to be removed. It should be planted on the eastern side of each boundary fence.

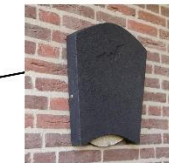


New trees, shrubbery and garden grassland will be introduced as per the landscaping proposals. All remaining trees to be protected as per BS 5837:2012.

Boundaries will be permeable to wildlife, offering safe passage for small mammals (e.g. hedgehogs). 'Hedgehog friendly' concrete gravel boards will provide access holes (min. 13cm x 13cm) within the bottom of the rear dividing fences and between the allotments.



Two bat boxes will be introduced to site, comprising the Beaumaris Woodstone design. These will be fixed to the southern aspect of the buildings on site.



Two bird boxes will be introduced to site on the retained trees, including 1x open and 1x classic apex style. This will provide suitability for a variety of birds on site.



SIMPLY ECOLOGY Ecological Consultants

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01 Proposed Site Plan
102 Scale 1:100 @ A1