



Local Development Framework Biodiversity

Supplementary Planning Document
Consultation Draft January 2009

Published by South Cambridgeshire District Council

ISBN: XXXXXX © January 2009

Gareth Jones, BSc. (Hons), MRTPI – Corporate Manager
(Planning and Sustainable Communities)

**If you would like a copy of this document
in large print or another format please contact
South Cambridgeshire District Council on
08450 450 500 or email ldf@scambs.gov.uk**

CONTENTS

	Page
Chapter 1 Introduction to the Supplementary Planning Document	1
Purpose	2
South Cambridgeshire Local Development Framework Policy	2
Chapter 2 Biodiversity Conservation	5
The Need	5
Contribution to the UK Biodiversity Action Plan	5
The South Cambridgeshire Biodiversity Resource	6
Chapter 3 The Development Process	7
Pre-Application: The Need for Up-To-Date Information	7
Submission of a Planning Application: Development Guidelines	7
Biodiversity Information to Support a Planning Application: Local Requirements for Priority Species Conservation	9
Local Requirement for Priority Species: Criteria And Indicative Thresholds for When a Survey and Assessment is Required	11
Exceptions for When a Full Priority Species Survey and Assessment May Not be Required	12
Biodiversity Information to Support a Planning Application: Local Requirements for Designated Sites and Priority Habitats	13
Local Requirements For Designated Sites and Priority Habitats: Criteria for When a Biodiversity Site Survey and Assessment is Required	15
Exceptions for When a Site Survey and Assessment May Not be Required	16
Determination of Planning Applications: Biodiversity Issues	16
B1 - Protection, Enhancement, Creation, Restoration and Management of Biodiversity Habitats	
B2 - Biodiversity Site Protection	
B3 - Mitigation and Compensation	
B4 - Planning Obligations	
B5 - Protection of Wildlife Corridors	
B6 - Protection of Ancient Woodland	
B7 - Biodiversity Provision in the Design of New Buildings	
B8 - Provision of Green Roofs and Walls	
B9 - Maximising the Biodiversity Potential of Agricultural Land	
Appendix 1 Local Development Framework Policies Supplemented by the Supplementary Planning Document	35
Appendix 2 Legislative and National Policy Context	39
Appendix 3 Contact Details and Further Information	41
Appendix 4 Protected Species and Ecological Survey Seasons	45
Appendix 5 SCDC BAP Priority Species and Habitats	47
Appendix 6 Natural Area Profiles for South Cambridgeshire	49
Glossary	53

CHAPTER 1

INTRODUCTION TO THE SUPPLEMENTARY PLANNING DOCUMENT

- 1.1 This South Cambridgeshire District Council (SCDC) Supplementary Planning Document (SPD) forms part of the South Cambridgeshire Local Development Framework (LDF).
- 1.2 The SPD expands on district-wide policies in the Development Control Policies Development Plan Document (DPD), adopted in July 2007, and policies in individual Area Action Plans for major developments that may vary from the district-wide policies. Policies seek to ensure that biodiversity is adequately protected and enhanced throughout the development process, and this SPD provides additional details on how these policies will be implemented.
- 1.3 The SPD builds on national policy in Planning Policy Statement (PPS) 1: Delivering Sustainable Development and PPS9: Biodiversity and Geological Conservation. These promote sustainable, well-designed development. In addition, they seek to ensure that biodiversity and appropriate landscaping are fully integrated to new developments in order to create accessible green spaces for wildlife and people, to contribute to a high quality natural and built environment, and to contribute to a better quality of life.
- 1.4 PPS9 further strengthens previous guidance (PPG9: Nature Conservation, 1994) and attaches a greater weight to the conservation of biodiversity within the development control process. The Biodiversity Issues section 3.24 of this document reflect the key principles of PPS9.
- 1.5 Biodiversity is a term used to describe the richness of the living environment around us. Species once considered to be common are facing increasing stresses upon their populations and the rate of species loss has never been higher. International initiatives exist to reduce the rate of species loss and at the national level lists of species and habitats have been produced that require particular measures to halt their decline.
- 1.6 PPS9 presents six key principles to guide Local Planning Authorities. In brief the key principles are:
 1. The need to base decisions on up-to-date information.
 2. The requirement to maintain, enhance, restore or achieve a gain in biodiversity.
 3. The necessity to adopt a strategic approach to conservation and enhancement of biodiversity.

4. The need to incorporate biodiversity within the design of new developments.
 5. The encouragement to support development schemes that contribute to local biodiversity.
 6. The requirement to prevent harm to biodiversity, including the consideration of alternative sites. Where significant harm cannot be avoided adequate mitigation or compensation should be in place, or the planning permission should be refused.
- 1.7 Biodiversity will not be peripheral to the planning process but will be fully integrated into the design stages. Consideration will be given, wherever possible, to the retention of biodiversity features within developments, or to incorporating new planting or specific biodiversity features into new designs. Biodiversity is a valuable addition to any development, often helping to create green spaces and achieve development of a high quality design in the local landscape or townscape.
- 1.8 SCDC is also producing SPD to provide further guidance on trees and landscape issues, and it may be helpful to read these alongside this SPD. SCDC has already produced its Biodiversity Strategy and has adopted it as council policy, September 2006.

PURPOSE

- 1.9 The objective of this SPD is to assist the achievement of the LDF objectives for the conservation and enhancement of biodiversity and landscape character.
- 1.10 Specific objectives for this document are to:
- Assist applicants' understanding of the role of biodiversity within the wider environment and how biodiversity features should be incorporated within development proposals as part of a high quality design.
 - Assist applicants to gain planning permission quickly by informing them of the level of information required to accompany planning applications.
 - Explain terminology associated with biodiversity conservation.
 - Ensure that development works are undertaken in an appropriate manner to avoid harm to biodiversity.

SOUTH CAMBRIDGESHIRE LDF POLICY

- 1.11 There are a number of policies within the Development Control Policies DPD and Area Action Plans which relate to biodiversity. A full list of these policies is

provided in appendix 1. The full wording of the two key LDF policies is also provided in appendix 1.

- 1.12 The supporting text of the LDF policy NE/6 states that further guidance on Priority Species and Habitats, sites and the achievement of biodiversity targets shall be set in the Biodiversity Strategy. This document, in addition to the previously produced SCDC Biodiversity Strategy, provides such guidance.
- 1.13 The key themes arising from all policies, at a national or local level, can be summarised as follows:
- Conserve and enhance biodiversity.
 - Undertake full surveys of existing biodiversity features and conserve the environmental aspects of the site.
 - Include high quality landscaping.
 - Achieve a net increase in biodiversity.
 - Not to permit proposals where there will be an unacceptable impact on the countryside, landscape character or biodiversity.
 - The major development locations are also required to include early provision of landscaping and biodiversity features on site.

