



John Searle  
Executive Director of Place

### Notes to Applicant

Please ensure that you have fully read and understand the contents of this notice. Your attention is drawn to the informative notes set out below:

### Informatives (2)

- 1            **STANDING ADVICE - DEVELOPMENT LOW RISK AREA**  
The proposed development lies within a coal mining area which may contain unrecorded coal mining related hazards. If any coal mining feature is encountered during development, this should be reported immediately to the Mining Remediation Authority on 0345 762 6846 or if a hazard is encountered on site call the emergency line 0800 288 4242.

Further information is also available on the Mining Remediation Authority website at: Mining Remediation Authority - <https://www.gov.uk/government/organisations/mining-remediation-authority>

Standing Advice valid from 1st January 2025 until 31st December 2026

- 2            **BIODIVERSITY NET GAIN**  
The applicant should consider incorporating one or more of the following measures into their development or curtilage, with a view to achieving a net gain in biodiversity:
- Bird boxes;
  - Bat boxes;
  - Hedgehog houses and gaps 13cm x 13cm in boundary fences to allow hedgehogs to pass through;
  - Bug hotels / bee bricks;
  - Plants with flowers or berries (particularly native plant species);
  - Ponds or wet areas.

### Further Information:

You can find advice in regard to your rights of appeal at:

<https://www.gov.uk/government/organisations/planning-inspectorate>

This notice relates solely to a planning decision and does not purport to convey any approval or consent which may be required under the Building Regulations or any other statutory purpose. For more information about making a Building Regulations application, contact Salford City Council Building Control Team by email [building.control@salford.gov.uk](mailto:building.control@salford.gov.uk), or see our website at [www.salford.gov.uk/planning-building-and-regeneration/building-regulations](http://www.salford.gov.uk/planning-building-and-regeneration/building-regulations).

If you intend to submit an appeal that you would like examined by inquiry then you must notify the Local Planning Authority and Planning Inspectorate ([inquiryappeals@planninginspectorate.gov.uk](mailto:inquiryappeals@planninginspectorate.gov.uk)) at least 10 days before submitting the appeal.