Our Ref: 25/80176/COND
Your Ref: RAF Molesworth Condition 9 LE...

17 October 2025

Mr Ben Stalham
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Dear Mr Stalham

**HUNTINGDONSHIRE DISTRICT COUNCIL**
**Application for Discharge of planning condition**

Proposal: Discharge of Condition 9 (Landscape and Ecological Management Plan) of 22/00011/REM.

Site address: RAF Molesworth High Street Molesworth Huntingdon

Your client: Skanska

Please find enclosed our formal decision notice relating to above application for approval of details relating to the above planning condition.

Yours sincerely

Clara Kerr
Chief Planning Officer

Pathfinder House, St Mary's Street
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WSP in the UK
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Our Ref: 25/80176/COND
Your Ref: RAF Molesworth Condition 9 LE...

17th October 2025

Dear Mr Stalham

**Town And Country Planning (Development Management Procedure) (England) Order 2015 (Amended).**

Proposal: Discharge of Condition 9 (Landscape and Ecological Management Plan) of 22/00011/REM.

Site address: RAF Molesworth High Street Molesworth Huntingdon

Applicant: Skanska

I refer to your application above received on 6 June 2025 and the plans, drawings and documents which form part of the application as described below.

The following condition is Approved

**Condition 9 - LEMP**
"Notwithstanding the submitted details, no development above slab level shall take place until a fully detailed Landscape and Ecological Management Plan (LEMP) has been submitted to and approved in writing by the Local Planning Authority. The LEMP shall include:
o A clear description and evaluation of the habitats to be created and how they will be managed
o A clear description and evaluation of the habitats to be enhanced and how they will be managed
o Evaluation of the on-site constraints that might influence management
o A monitoring programme which includes how remedial action will be identified, agreed and implemented
o A precise framework of management objectives, to include management actions and a programme which sets out the intervals by which the biodiversity of the site will be measured
o Details of the body or organization responsible for implementation of the plan, including details of the legal and funding mechanism(s) by which the long-term implementation of the plan will be secured by the developer with the management body(ies) responsible for its delivery.

o A bespoke compensation report which demonstrates that the loss of the lowland meadow Habitat of Principal Importance from the development site will be robustly compensated for, both in terms of area (ha) and quality.
The development shall be carried out in accordance with the approved details.

Reason - To ensure that the development delivers a measurable net gain in biodiversity in accordance with paragraph 170 of the National Planning Policy Framework. Having regard to the comments from Cambridgeshire Wildlife Trust, the document submitted alongside this application requires additional detail with regard to evaluation, monitoring, compensation and implementation."

Submitted documents / drawings:
* Landscape and Ecological Management Plan prepared by Surrey Wildlife Trust Ecology Services, project number 4244-3 report and version number 3.18 report dated 8 October 2025, received on 15 October 2025.

Consultation:
Following amendments, the Wildlife Trust (as HDC's Ecology advisor) has reviewed the submitted LEMP and confirmed it is acceptable.

Assessment:
Having regard to the consultee comment received, it is considered that the submitted LEMP is acceptable.

Conclusion:
The details submitted relating to Condition 9 are acceptable to the Local Planning Authority and comply with the submission requirements of the condition. The development shall be undertaken in full accordance with the approved details. Condition 9 can be considered discharged upon completion of the works in accordance with the approved details.

Where conditions have been discharged by the Local Planning Authority or where the condition details are acceptable but cannot be discharged, the works must be implemented in full accordance with the approved details and the development shall be retained as such thereafter.

Yours sincerely



Clara Kerr
Chief Planning Officer
Date: 17 October 2025