

Ecology response amended 7 5 24 for H/24/96917 37 KINGSWAY GARDENS, CHANDLER'S FORD, EASTLEIGH, SO53 1FF

Two storey side and rear extension, and single storey rear extension

Dorothy Hei-Tung-Hoh

7/5/24

I have reviewed the site photos (2/4/24) and the amended proposed elevations. The site photos show that the hanging tiles have been removed previously and this area has been rendered at some point in the past (as also mentioned in an email from the applicant, May 2024). I don't see any obvious potential bat roost features in these photos however it must be noted that the existing roof elevations are not visible.

A drain appears to be located at the end of the tarmac path in the rear garden. If this is a soakaway it may be affected by the proposed rear extension and may need to be moved. Soakaways must be located at least 5 m from any built structure. If this distance will be less than 5 m, a surface water drainage plan is required, showing the location of a new surface water drain at least 5 m from the house and the outbuildings.

Please could you add the following informative to the decision notice:

In the unlikely event of any bats being found during demolition or construction, all work must stop immediately, and Natural England must be called. Additional information is available on the Bat Conservation Trust website at <https://www.bats.org.uk/advice/im-working-on-a-building-with-bats/ive-found-a-bat-during-works>

The northern elevation of the two-storey side extension must include a built-in swift brick and a bat box must be installed on a south, south-eastern or south-western elevation as described below.

The wooden summer house appears to have gaps in the windows where nesting birds could enter the structure. This must be checked for nesting birds before disturbance or demolition. Nesting birds are protected by law while the nest is in use or being built. If evidence of an active bird's nest is found during construction, a 5 m buffer must be erected around the nest to protect it from disturbance until after the chicks have fledged and left the nest.

A precautionary working method can be conditioned. This should include all building materials to be stored on hard standing or on pallets, any excavations must be covered at night or be fitted with a small animal escape ramp, and no fires can be lit on site. Any animals found on site should not be handled but be allowed to move away to a place of safety on their own.

Lisa Malter

Ecologist

4/3/24

This site is in an amber impact risk zone for great crested newts, and there are records of bats, hedgehogs and stag beetles nearby.

The photo of the house on Google maps shows hanging tiles on half of the front elevation, however the roof and rear elevation are not visible. The scale of the proposed extension would affect most of the house, the roof and the rear garden, so a preliminary ecological appraisal is required. A precautionary working method for hedgehogs, great crested newts and stag beetles will also be required.

Biodiversity enhancements will be required. A bat brick and a swift brick may be appropriate for this building. The ecologist who does the PEA should recommend enhancements and the best locations.

The Bat Conservation Trust recommends installing a bat brick/box at least 4 m above the ground, away from artificial light sources, sheltered from strong winds and exposed to the sun for part of the day, facing south, south-east or south-west. ([https://www.bats.org.uk > our-work > putting-up-your-box](https://www.bats.org.uk/our-work/putting-up-your-box))

Swift nest boxes are best positioned under the eaves or on walls facing north, northeast or north-west out of direct sunlight, five metres above the ground, with clear adjacent airspace so swifts can access them in a high-speed direct flight.

(<https://www.swiftconservation.org/Nestboxes%26Attraction.htm>)

Additional information is available at:

<https://sussexwildlifetrust.org.uk/discover/in-your-garden/article/31>, planting for bats

<https://www.wildaboutgardens.org.uk/sites/default/files/2022-03/WAG16%20Bats%20updated%202022%20WEB.pdf> - Stars of the Night guide to attract bats into your garden

<https://www.rhs.org.uk/science/conservation-biodiversity/wildlife/plants-for-pollinators>

<https://www.bats.org.uk/our-work/buildings-planning-and-development/bat-boxes>

<https://www.hampshireswifts.co.uk/nesting>

<https://www.rspb.org.uk/birds-and-wildlife/advice/how-you-can-help-birds/nestboxes/nestboxes-for-small-birds/>

<https://www.swift-conservation.org/OurLeaflets.htm>

<https://www.hedgehogstreet.org/help-hedgehogs/hedgehog-homes/>

www.bats.org.uk/resources/guidance-for-professionals/landscape-and-urban-design-for-bats-and-biodiversity

<https://ptes.org/my-garden/>

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