

Ecology response 27 6 24 for F/23/96493 18 LOWER ST. HELENS ROAD, HEDGE END, SOUTHAMPTON, SO30

Erection of 2 bed bungalow with associated parking and storage following demolition of annexe at rear of property.

Clare Martin

27/6/24

I have reviewed the Bat Roost Survey report by Enims (June 2024). No bats were seen emerging or re-entering the garage (B1) and limited bat activity was observed in the area. A stag beetle was observed flying during the survey.

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 report has not recommended any specific biodiversity enhancements, which are required in accord with Local Plan policy DM 11 and NPPF paragraph 180. Specific biodiversity enhancements can be shown on a plan before determination or can be conditioned.

Lisa Malter

Ecologist

30/1/24

I have reviewed the Preliminary Roost Assessment Report by Enims (January 2024). The garage (B1) has been assessed as having potential bat roost features under roof tiles and under mortar of missing hip tiles. Also, a missing roof tile would allow bats to access the roof void, which was not able to be inspected due to lack of access. Due to these features the garage has been assessed as having moderate bat roost potential and therefore two dusk emergence surveys are required before determination, as the presence of protected species is a material consideration.

These surveys can only be done during the active bat season (between May and August) and will include the use of infra-red video cameras according to the latest guidelines. If bats are seen emerging, then a third survey will be required to support a protected species license application.

Mitigation will be based on the results of the two emergence surveys and specific recommendations for appropriate biodiversity enhancements for this site must also be provided in the report.

I have reviewed the SuDS plan by Studio Homer Architectural Services (November 2023). This is satisfactory.

Lisa Malter

Ecologist

29/11/23

Within a green GCN impact risk zone for great crested newts, there are records of bats, stag beetles and hedgehogs very close to this site. The photo of the annex on Google maps (August 2023) shows a missing tile at the corner of the annex roof, leaving a gap where bats could roost. A preliminary bat roost assessment will be required to determine whether further survey is necessary. I don't see any potential habitat for great crested newts, stag beetles or hedgehogs on this site.

Surface water drainage information is also required.

Biodiversity enhancements will be required. A bat brick may be appropriate for the building and planting flowering plants for pollinators would also enhance this site.

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))

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/>

Lisa Malter

Ecologist