

Ecological Walkover

Survey site:

Land adjacent to Timberley, Winchester Road, Fair Oak, Eastleigh SO50 7HB

Client:

HM2 Property Solutions Ltd

Survey date:

30/09/2024

Project:

This report is prepared to inform a planning application with Eastleigh Borough Council for a planning application.

The proposal is described as:

‘Creation of two residential dwellings with hard standing and garden areas’ – See Appendix 3.

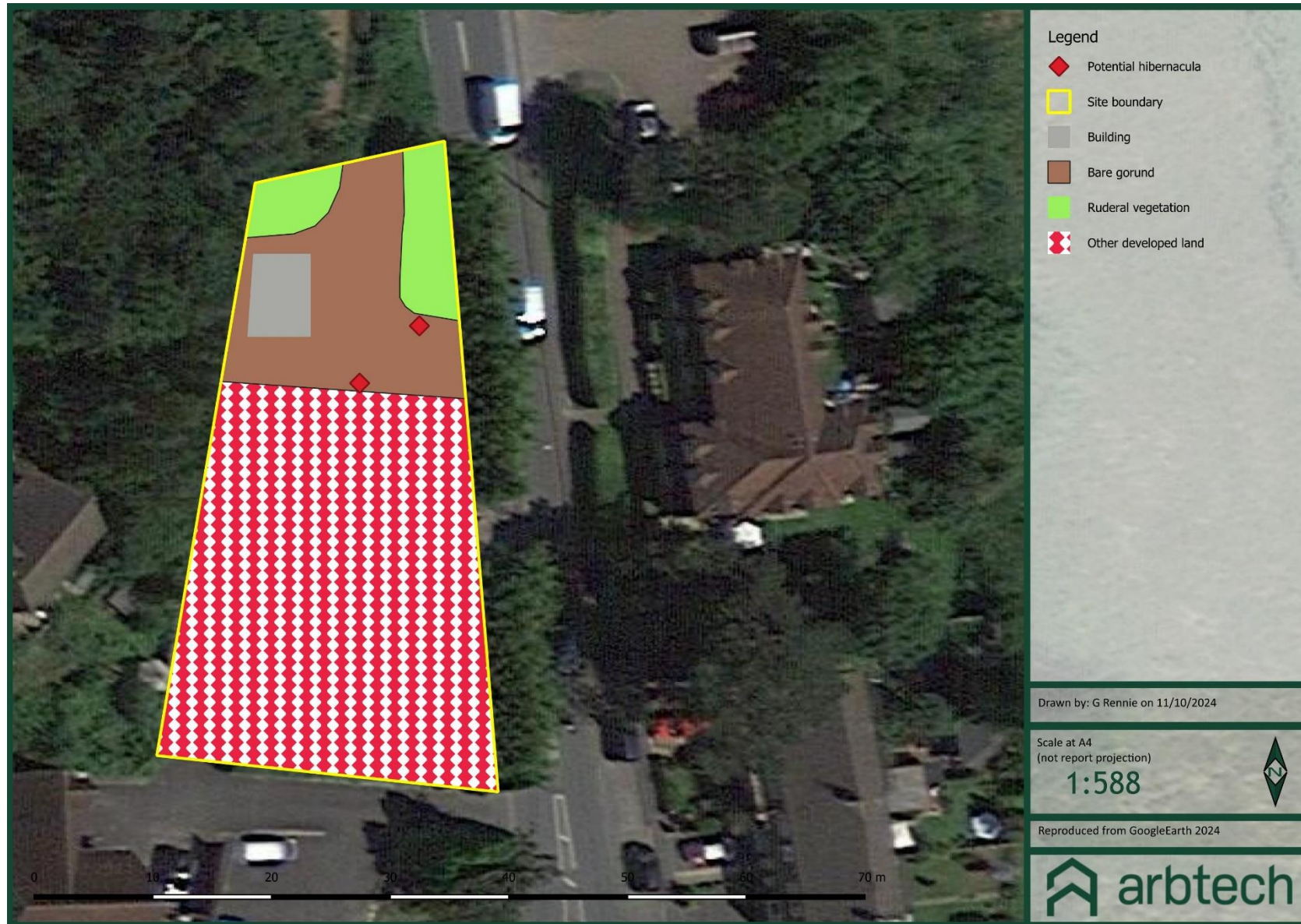
The ecological walkover was undertaken to discern the current ecological conditions of the site and to inform an ecological mitigation, enhancement and management plan (EMEMP).

The site survey was undertaken by Georgina Rennie BSc (Hons), Msc, Consultant Ecologist					
Date of survey	Temperature (°C)	Humidity (%)	Cloud Cover (%)	Wind (mph/h)	Rain
30/09/2024	14	82	100	11	light

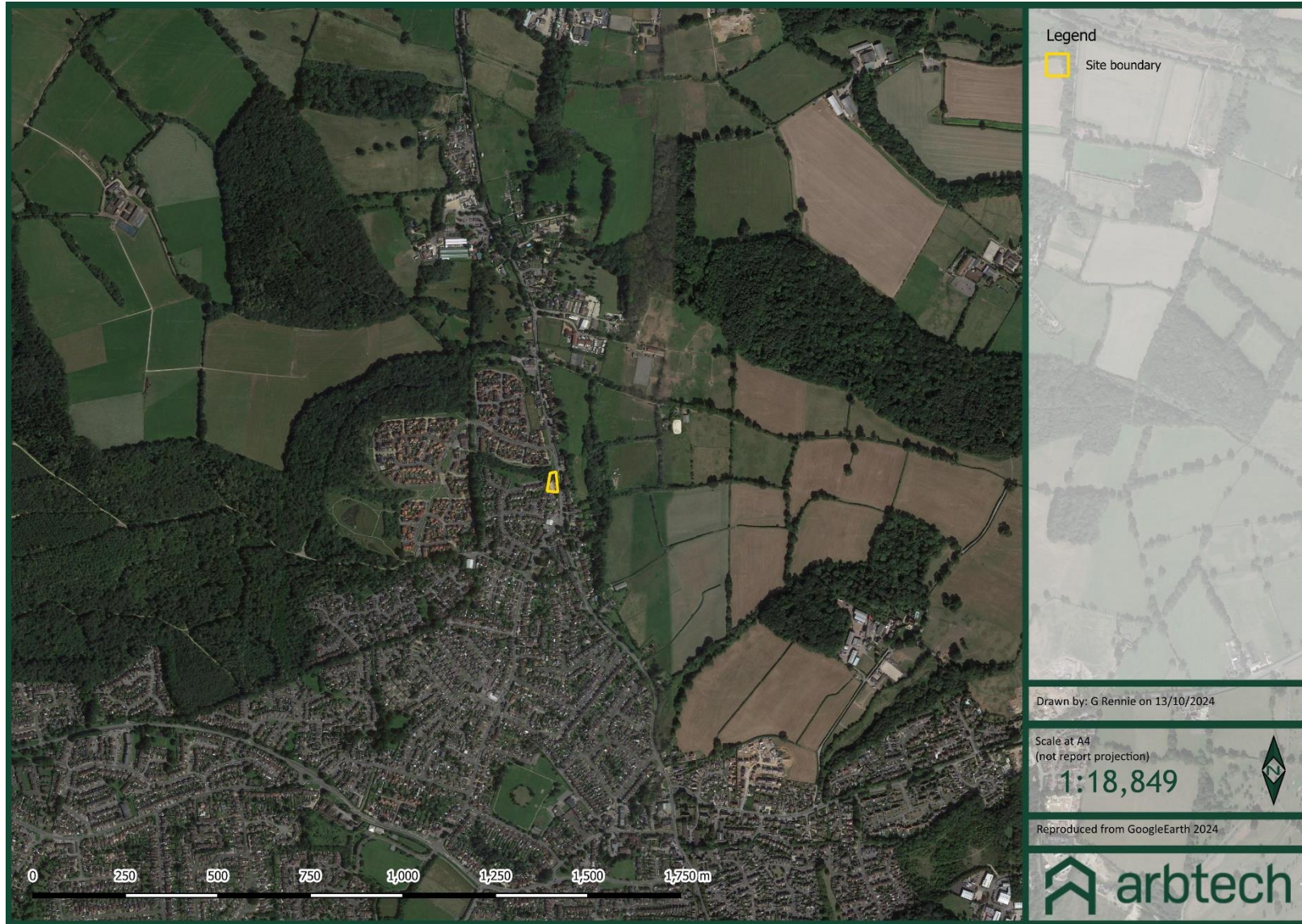
Ecological Survey Factor	Detailed using desk study and site survey Any specific limitations noted within relevant section. This table may include further work you will need to commission (if any) to obtain planning permission or comply with legislation for other consent. All clients are expected to read and understand this section, or to contact the lead surveyor for advice.										
Conclusion, Impact or Recommendations											
Habitats and plants (see habitat map in appendix 1, location plan in appendix 2, photos in appendix 3 and proposed plan in appendix 4). Botanical species are described with reference to the DAFOR scale (D = Dominant; A = Abundant, F = Frequent, O = Occasional, R = Rare).											
Summary of Survey Findings (UKHab codes used) - u1b – developed land; sealed surface, - 81 ruderal and ephemeral	The survey site, centred on National Grid Reference SU4909619526 with an area of approximately 0.11489 ha, comprises other developed land, bare ground and a sparsely vegetated land. The surrounding landscape is made up of residential dwelling areas with areas of broadleaved, mixed and yew woodland ~300m north west and areas of grassland bordering the site to the east and west (See Appendix 2). Within a 2km radius there are 7 areas of replanted ancient woodland and there are roughly 20 individual patches of high spatial priority woodland with the closest being 165 m north of the site. These areas are also considered deciduous woodland. No ponds were identified onsite or within a 500m radius. The following EPSL records were returned within a 4km radius; <table><tr><th>Species</th><th>EPSL number</th><th>Reasons for EPSL</th><th>Distance from site</th></tr><tr><td>Great crested newt</td><td>2018-35734-EPS-MIT</td><td>Damage and destruction to a resting place</td><td>1.416 km south</td></tr></table>			Species	EPSL number	Reasons for EPSL	Distance from site	Great crested newt	2018-35734-EPS-MIT	Damage and destruction to a resting place	1.416 km south
Species	EPSL number	Reasons for EPSL	Distance from site								
Great crested newt	2018-35734-EPS-MIT	Damage and destruction to a resting place	1.416 km south								

	Bat Soprano Pipistrelle	2020-48450-EPS-MIT	Destruction of a resting place	1.441 km south
	Great Crested newt	EPSM2009-903	Destruction of a resting place	1.608 km south
	Bat Common and soprano pipistrelle	2019-39954-EPS-MIT	Destruction of a resting place	1.663 km south
	Great crested newt	2020-44604-EPS-MIT-1	Damage and destruction to a resting place	1.893 km south
Habitat Classification u1b - Developed land; sealed surface Developed land was recorded on the east of the site. Construction of the two buildings had begun with foundations already constructed. 81 ruderal and ephemeral The area has a large portion of bare ground with clumps of vegetation growing through rubble and bare ground. Species recorded included D- Common bent O – nettle, creeping buttercup R- Bramble, ribwort plantain				

Appendix 1: Survey Map



Appendix 2: Location map



Appendix 3: Proposed plan



Appendix 4: Photos

Fig 1:	Sparsely vegetated land	
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<i>Fig 2:</i>	Land being developed.	
<i>Fig 3:</i>	Rubbish piles over vegetation and bare ground	

<i>Fig 4:</i>	Stacked air bricks	
<i>Fig 5:</i>	Rubbish piles over sparsely vegetated land	

Fig 7:	Woodland and scrub directly to the west of the site.	
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Validity:

The survey results and recommendations contained within this report are valid for 18 months. An updated site visit may be required if the report is to be used any longer than 18 months after completion

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Version control			
Status	Issue	Name	Date
Draft	1.0	Georgina Rennie BSc (Hons) MSc, Consultant Ecologist	13/10/2024
Review	1.1	Nicole Gullan BSc (Hons) MRSB TechArborA, Senior Consultant	15/10/2024
Final	2.0		