

Ecology response 19 11 24 for H/24/98368 WHITE OAKS, PROVIDENCE HILL, BURSLEDON, SOUTHAMPTON, SO31 8AT

Proposed erection of a detached garage with a home office (Resubmission of application H/24/97077).

Rachael Morris

19/11/24

The updated proposed plans and elevations show a bat box on the southwestern corner of the main house and a bird box on the northwestern elevation. These are both acceptable. Elevation drawings of the house are not required; however the applicant should ensure that neither of these boxes is placed above or next to a window or anywhere they would be illuminated by exterior lights. Photos of the proposed locations can be provided with details of the type of boxes proposed before determination or photos of the boxes installed can be conditioned.

Lisa Malter

Ecologist

21/10/24

The ecology response from the previous application (15/4/24) will apply to this resubmitted application. *From the photos on Google maps the front of the house is completely devoid of vegetation and may be partially paved. The aerial photo shows some structures and the street view photo does not, so it is not clear to me whether work has already started.*

Surface water drainage information must be provided with this application. The consultation response from Southern Water states that there are no public surface water sewers in the area. What is the existing surface water drainage system for the house? If there is a working soakaway for the house then it is likely that a soakaway can be used for the surface water drainage from the roof of this outbuilding, with the location to be a minimum of 5 m from any built structure. This must be provided before determination to ensure that appropriate drainage will be available on site.

I don't think construction of the outbuilding will affect habitat for protected species, however biodiversity enhancements will be required in accord with Local Plan policy DM 11 and NPPF paragraph 180. A bat box and a swift nest box may be appropriate for this site, but may need to be installed on the main house rather than on the outbuilding to achieve the aspect, elevation and flight paths needed by these species.

The design access statement proposes that a bat box be installed on the northeast elevation of the garage and a bird box be added to the southwest elevation. The applicant will need to confirm that the bat box can be installed 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. Alternatively, a bat access tile can be added to the garage roof with an internal bat box under this tile.

The bird box location and type must also be specified. The proposed garage is not tall enough for a swift nest box, but other bird nest boxes such as a sparrow terrace may be suitable.

Landscape planting should include flowering plants and shrubs to attract pollinators as food for bats and birds.

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

<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/>

<https://www.ukbutterflies.co.uk/foodplants.php>

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