

Ecology response 13 10 25 for O/25/99534 Land at Denhams Corner, Snakemoor Lane, Eastleigh, SO32 2BW

Outline application for up to 150 dwellings including 40% affordable housing, with vehicle and cycle accesses from Snakemoor Lane, pedestrian/cycle access from Botley Road, sustainable transport hub, public open space and play area, and associated infrastructure and landscaping (all matters reserved except for access).

Gary Osmond

13/10/25

I have reviewed the Ecology Addendum Report by Ecosupport (July 2025). The information provided has addressed the majority of our outstanding concerns. There will be impacts from this development, however the recommendations in the Ecology Addendum Report are basically acceptable if followed with appropriate management and monitoring.

Point 1 A 20 m buffer zone with no public access is acceptable. The six bullet points to reduce recreational impacts are sensible, however they must be supported by rigorous regular maintenance of the proposed prevention measures (signs, fencing, pet waste removal, and information provided to homeowners).

Point 2 The enhancements proposed to support the commuting population of Barbastelle bats are acceptable. The specifications of the proposed lighting strategy which would create dark corridors around the site must not change, as any increases in lighting will not be acceptable.

Point 3 The fenced 20 m buffer needs have thorny scrub such as blackthorn and hawthorn next to the fence so that it is impenetrable for people and pets, but still penetrable by wildlife. There needs to be access for maintenance only, so that the woodland edge can be maintained as patchy scrub (needed for foraging Barbastelle bats). The woodland edge must be rigorously maintained so that it does not become all dense scrub and continues to meet the specific conditions required by the habitat condition assessment (for example: Cover of bracken *Pteridium aquilinum* is less than 20% and cover of scrub (including bramble *Rubus fruticosus* agg.) is less than 5%).

Point 4 The footpath must be a boardwalk due to the ecological requirements of this area. The path is acceptable only if the lighting is wildlife-sensitive bollards with a downward facing hood. These specifications cannot change later in the design process at reserved matters. The footpath cannot be made bigger or not a boardwalk and the lighting cannot be made brighter. The additional management and maintenance requirements of the lighting and the boardwalk must be included in further planning.

Lisa Malter

Ecologist