

Ecology response 22 12 25 for H/25/100161 36 STOKE COMMON ROAD, BISHOPSTOKE,
EASTLEIGH, SO50 6DU

First floor rear extension & two storey side extension

Charlie Vallis

22/12/25

No objection

I have reviewed the Preliminary Roost Assessment report by Arbtech (December 2025). The building has been assessed as having negligible bat roost suitability. The biodiversity enhancements listed in the report are appropriate and must be implemented.

New exterior lighting should be avoided, but if necessary for security purposes, then the latest updated lighting guidance note (GN08/23) should be followed. This is available at [Guidance Note 8 Bats and Artificial Lighting | Institution of Lighting Professionals \(theilp.org.uk\)](https://theilp.org.uk/Guidance%20Note%208%20Bats%20and%20Artificial%20Lighting%20-%20Institution%20of%20Lighting%20Professionals.pdf).

The web page listed in the report is no longer active. It has been replaced with this information: [Artificial Lighting Guidance - Buildings, planning and development - Bat Conservation Trust](https://www.batconservationtrust.org.uk/artificial-lighting-guidance-buildings-planning-and-development-bat-conservation-trust). Please ensure that no lighting shines on entrances to the bat box or any areas used by bats for commuting and foraging.

Lisa Malter

Ecologist

27/10/25

I have reviewed the site photos. The roof slates at the rear and on the side appear to be in good condition, but there is a lifted area of lead flashing near the chimney and lifted slates behind it (IMG_0675.jpg). The areas around the house are paved and do not have any habitat for great crested newts or hedgehogs.

A Preliminary Bat Roost Appraisal will be required rather than a PEA.

Lisa Malter

Ecologist

15/10/25

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

Photos of the house on Google maps show that there are some lifted slates on the roof which could be potential bat roost features. There is connected habitat from the rear garden to wooded areas and allotments.

As the proposed works will impact the roof and there is potential for great crested newts to be on site, a preliminary ecological appraisal (PEA) is required rather than just a preliminary bat roost appraisal (PRA). The PEA and reports from any required follow-up surveys must be submitted before determination as the presence of protected species is a material consideration.

Biodiversity enhancements will be required in accord with Local Plan policy DM 11 and NPPF (December 2024) paragraphs 187d and 192 b. The ecologist who does the PEA should recommend enhancements (such as a bat box and a swift nest box) which may be appropriate for 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))

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/>

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

Lisa Malter

Ecologist