

Ecology response for DC/25/100680 129 CHURCH ROAD, BISHOPSTOKE, EASTLEIGH, SO50 6DT

Demolition of one bedroom annex, detached garage and garden polytunnel and erection of one bedroom detached dwelling, with associated parking, utilising the existing access onto Church Road. The original application was F/25/99527.

Gregg Chapman

5/1/26

Condition 4 CEMP Biodiversity

I have reviewed the CEMP: Biodiversity by ESL (November 2025). It contains all of the information required in the condition. I am satisfied that Condition 4 can now be discharged.

Condition 5 Landscaping Scheme

More information required

I have reviewed the Landscaping Scheme by Kalotec. The native hedgerow planting list needs to be corrected. The 2nd species in the list should be *Corylus avellana* (hazel) not *Corpinus avallana*, which does not exist. The native species hedge has been referred to as clipped hedgerow in the Landscape Maintenance and Management Statement by Kalotec (December 2025). The purpose of a native hedgerow is to provide flowers, fruit and seeds for birds and other wildlife. To be able to do this, they must not be pruned as a formal hedge, but cut on a 3 year rotation (alternating top and each side in alternate years or pruning 1/3 each year) to maintain a consistent supply of flowers, fruit and seeds. If a formal hedgerow is needed along the driveway, then a native hedgerow should be placed in another area of the site to provide these important food resources for wildlife.

Condition 5 states that the landscape scheme must be designed to *increase the aesthetic and biodiversity value of the site*; Bat, bird and insect bricks have been agreed as ecological features for the house and need to be shown on the landscape plan. They also need to be shown on elevation drawings with any light fixtures (location and specification) to ensure that these nest and roost features have been located correctly and will not be affected by any outdoor security lighting.

Without flowering plants to attract pollinating insects, the birds and bats will have no place to forage. At least part of the area designated as mown grass should contain flowering plants to attract pollinators, which also serve as food for bats and birds. This can be achieved by creating garden beds with flowering perennial plants or using a flowering lawn mixture. There must be a variety of flowering plants which flower at different times so that the flowering season can be as long as possible. Additional suggestions have been provided in section 6.4 Landscaping for the benefit of wildlife in the Ecological Impact Assessment by ECL (November 2024, V 1.1) submitted with the original application F/25/99527.

Fencing specifications have not been provided and closed board fencing has not been mentioned. Any closed board fencing must contain hedgehog access holes in the base boards (13 x 13 cm minimum) to allow free passage of small animals through the gardens.

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.swift-conservation.org/OurLeaflets.htm>

www.bats.org.uk/resources/guidance-for-professionals/landscape-and-urban-design-for-bats-and-biodiversity

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

<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/>

Condition 5: No development above slab level shall take place until a landscaping scheme has been submitted to and approved in writing by the Local Planning Authority. The scheme shall cover all hard and soft landscaping, including new and replacement trees, ground level changes, **boundary treatments, means of enclosure** and landscaping to the SUDS to **increase the aesthetic and biodiversity value of the site**; and proposed and existing functional services above and below ground. The scheme shall provide details of timings for the provision of all landscaping and future management and maintenance.

The scheme shall include:

- Details of any habitat to be created/ retained on site; **planting specifications and extent of new planting**;
- A plan showing the **proposed and retained planting with locations and specifications of biodiversity enhancements such as bird and bat boxes**;
- Details of maintenance regime and management responsibilities; **details of proposed species enhancements**;
- **Details of treatment of site boundaries and external lighting**. The areas used by foraging and roosting bats must be kept dark.

The hard and soft landscape works/biodiversity enhancements shall be carried out in accordance with the approved plans and to the appropriate British Standard.

Condition 7 CEMP

More information required

The areas to the south of the house are designated as material storage, temporary vehicle access, car parking and welfare and site offices. The weight of the plant, cars, temporary buildings and materials will compact the soil, making it unfit for the proposed landscaping. Prevention of soil compaction during construction must be included in the CEMP.

Information on concrete washout and surface water drainage during construction have not been provided.

Lisa Malter

Ecologist