

Consultee Comments for Planning Application APP/24/01010

Application Summary

Application Number: APP/24/01010

Address: Interbridges Site, New Brighton Road, Emsworth

Proposal: Proposed employment development, with associated access, parking, yards and landscaping |cr|Classes B2 (General Industry), B8 (storage & distribution) and Class Ec-g.

Case Officer: David Eaves

Consultee Details

Name: Consultee Principal Ecologist

Address: Public Service Plaza, Civic Centre Road, Havant PO9 2AX

Email: Not Available

On Behalf Of: Ecologist, Planning Policy Team

Comments

Dear David,

APP/24/01010 | Proposed employment development, with associated access, parking, yards and landscaping Classes B2 (General Industry), B8 (storage & distribution) and Class Ec-g. |
Interbridges Site, New Brighton Road, Emsworth

Thank you for consulting me on this application. A document has been submitted that represents a signed Allocation Agreement, dated 12 May 2025, between the applicant and the owner of a Biodiversity Gain Site located at Iford, East Sussex. This document confirms that a total of 2.66 Biodiversity Units of Other Neutral Grassland and 1.86 Units of Mixed Scrub have been allocated to this development. At the date of writing, this allocation has not appeared on the national Biodiversity Gain Site Register I will check again this week to ensure that the allocation is present. If you are satisfied that this Allocation Agreement is sufficient to demonstrate that the necessary units have been allocated to the development, then we can state that the required units are secured. My previous advice in relation to the submission of a Biodiversity Gain Plan and Habitat Management and Monitoring Plan remains valid.

The application does not address the matter of potential hydrological impacts on the nearby Lumley Meadows SINC (Brook Meadow). I would again welcome further clarification on whether the potential hydrological impacts of development on sensitive downstream areas has been considered, if indeed there is any hydrological link. This may be a matter for the applicants drainage specialist, with input from the ecologist. The submitted Flood Risk Assessment (Bellamy Roberts, May 2025) is silent on the matter of ecological impacts from proposed drainage.

I note that the previous small areas of native planting have been removed and replaced with solely

ornamental landscaping.

If you have any queries, please don't hesitate to contact me.

Kind regards,

Tristan

Tristan Norton

Principal Ecologist | E: tristan.norton@havant.gov.uk

Planning Services, Havant Borough Council, Public Service Plaza, Havant, PO9 2AX