

Consultee Comments for Planning Application APP/24/00596

Application Summary

Application Number: APP/24/00596

Address: Land South of Victoria Road, Hayling Island

Proposal: Erection of 5 single storey equine structures (1 Tack Shed, 2 Stables, 1 Storage Unit, 1 Open Sided Shelter), concrete road and hardstanding. Installation of pea shingle hardstanding and fencing to provide parking from Victoria Road. (Retrospective).

Case Officer: Tina Pickup

Consultee Details

Name: Consultee Principal Ecologist

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

Email: Not Available

On Behalf Of: Ecologist

Comments

Dear Tina,

APP/24/00596 | Erection of 5 single storey equine structures (1 Tack Shed, 2 Stables, 1 Storage Unit, 1 Open Sided Shelter), concrete road and hardstanding. Installation of pea shingle hardstanding and fencing to provide parking from Victoria Road. (Retrospective). | Land South of Victoria Road, Hayling Island

Thank you for consulting me on this application. Further information is required.

The application is not accompanied by any ecological information. The works undertaken to date appear to have resulted in the removal of a section of native hedgerow. This hedgerow is clearly visible in recent online images, and it also appears on the Councils hedgerows GIS layer of likely Priority Habitat. It is not clear if this hedgerow would conform to the definition of important under the Hedgerow Regulations 1997, but this is likely. The loss of this hedgerow is likely to have impacted legally protected species including nesting birds and potentially reptile species.

The submitted documents contain no compensatory measures to address the loss of hedgerow habitat. As a minimum I would expect proposals to result in a no net loss situation, with compensatory native plantings used to replace the habitat lost.

NPPF, Circular 06/2005 and Natural England Standing Advice, require that planning decisions are based on full, up-to-date ecological information and it is essential that all necessary survey, assessment and mitigation information is available to the Local Planning Authority prior to determination, particularly in the case of protected sites, habitats and species, which are a

material planning consideration. This will enable the Local Planning Authority to determine the application on the basis of full knowledge about the potential ecological impacts of the proposal and to ensure that any impacts can and will be mitigated.

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