

Consultee Comments for Planning Application APP/23/00076

Application Summary

Application Number: APP/23/00076

Address: Tournerbury Woods, Tournerbury Lane, Hayling Island

Proposal: Change of Use of land and woodland (retrospective) as a wedding and events venue, including retention of permanent ancillary buildings and structures, the erection of removable structures (including marquees and temporary facilities), and the use of the land as a campsite in association with events. Construction of vehicular track from the public highway to the proposed wedding and events venue at Tournerbury Woods.

Case Officer: Steve Weaver

Consultee Details

Name: Mr Tristan Norton

Address: Elizabeth II Court West, The Castle, Winchester SO23 8UD

Email: Not Available

On Behalf Of: County Ecologist, Strategic Environmental Delivery

Comments

Dear Steve,

APP/23/00076 | Change of Use of land and woodland (retrospective) as a wedding and events venue, including retention of permanent ancillary buildings and structures, the erection of removable structures (including marquees and temporary facilities), and the use of the land as a campsite in association with events. Construction of vehicular track from the public highway to the proposed wedding and events venue at Tournerbury Woods. | Tournerbury Woods, Tournerbury Lane, Hayling Island 23.0327

Thank you for consulting me on this application. I have no additional comments to make on ecological matters and my previous comments are provided below. I note the robust comments from Chichester Harbour Conservancy, detailing concerns in relation to the enforceability of the proposed avoidance and mitigation measures. As ever with such measures, their acceptability is based on the understanding that the applicant and their appointed agents will implement the submitted measures fully and HBC will have, and implement, procedures to ensure condition compliance. It remains my view that if the submitted measures are implemented as agreed then ecological impacts will be acceptable. I am unable to comment on issues with adjacent landowners and other neighbours.

The application is essentially identical to the previous iteration, albeit that the proposed access has now reverted to a previously agreed location along the western edge of the farm. I am content that the proposals present no additional ecological constraints and that previous ecological

submissions are sufficient. The proposed scheme would not, in my view, result in new potential impacts to the ecology of the site or surrounding area. The submitted Visitor Management Strategy (December 2021) remains acceptable, and accords with measures agreed previously in discussion with both Natural England and HBC.

If you are minded to grant permission, can I suggest that all ecological mitigation, compensation and enhancement measures are secured by condition.

Development shall proceed in accordance with the Shadow Habitats Regulations Assessment (Holbury Consultancy Service, November 2021), Ecological Impact Assessment (HES, December 2020) and Bat Survey report (HES, December 2020) unless otherwise agreed in writing by the Local Planning Authority. All ecological mitigation and enhancement measures shall be implemented as per ecologists instructions. All ecological enhancement measures shall be retained in a location and condition suited to their intended function Reason: to protect and enhance biodiversity in accordance with the Conservation Regulations 2017, Wildlife & Countryside Act 1981, NERC Act 2006, NPPF and Policy CS 11 of the Havant Borough Core Strategy March 2011.

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

Kind regards,

Tristan

Tristan Norton

Senior Ecologist
Ecology Team
Specialist Environment Services
Universal Services Directorate
Hampshire County Council
Elizabeth II Court West
The Castle, Winchester
Hampshire SO23 8UD