

APP/20/00913 - 10A The Pallant, Havant, PO9 1BE - Demolition of existing buildings in a conservation area and erection of 2 No. 3 bed houses, 1 No. 1 bed apartment and 1 No. 2 bed maisonette

Thank you for consulting me on this application. The application is supported by a bat survey report (Enims July 2020 updated Oct 2020). I am satisfied that this represents the current conditions at the application site. No evidence of bats was found during the visual inspection. The building was assessed as presenting low (not negligible) roost potential and therefore a single evening visit was carried out to give confidence in the negative visual finding. This is appropriate and in line with the Bat Conservation Trust's good practice survey guidelines. No bats were seen to emerge from or return to the house during these surveys.

Bats receive protection under UK law via the Wildlife and Countryside Act 1981 (as amended) and under EU law by the Habitats Directive, which is transposed into UK law by the Conservation of Habitats and Species Regulations 2010 (commonly referred to as the Habitats Regulations). Developments that affect legally protected species are also likely to be contrary to policy E5 of the Test Valley Revised Local Plan DPD. Developments that affect bats will need a European Protected Species (EPS) licence from Natural England before any work that affects bats could commence.

Local Planning Authorities are required to engage with the Regulations – planning permission should be granted (other concerns notwithstanding) unless the development is likely to result in a breach of the EU Directive and, if a breach is considered likely, that the development is unlikely to be granted an EPS licence from Natural England to allow the development to proceed under a derogation from the law.

In view of the survey findings I would advise that the development is unlikely to result in a breach of the law protecting bats and I would raise no concerns. The survey report has made sensible recommendations regarding lighting and enhancements. Therefore, if you were minded to grant permission, I would simply suggest that the following condition be added to the decision notice:

Condition:

Development shall proceed in accordance with the measures set out in Section 4.3 and 4.4 of the Bat Roost Survey Report by Enims (July 2020 updated October 2020). **Reason;** *In accordance with DM8 Conservation, Protection and Enhancement of Existing Natural Features of the Havant Borough Local Plan.*

Please do not hesitate to contact me if you require further information.

Kind Regards

Rebecca Harvey

Ecologist

Ecology Team

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