

Houghton, Michelle

From: Norton, Tristan <Tristan.Norton@hants.gov.uk>
Sent: 08 January 2020 12:17
To: Oliver, Lewis
Cc: Havant Planning and Development Mailbox New
Subject: APP/19/01251 The Gables, Purbrook Heath Road, Purbrook, Waterlooville, PO7 5RT 19.2692

Dear Lewis,

APP/19/01251 | Application to determine whether prior approval is required for the method of demolition of buildings and any proposed restoration of the site. | The Gables, Purbrook Heath Road, Purbrook, Waterlooville, PO7 5RT 19.2692

Thank you for consulting me on this application.

The application is for the demolition of The Gables. As a result of ongoing vandalism, the applicant is seeking a European Protected Species licence for bats without having carried out detailed bat roost surveys. The dwelling has been subject to internal and external inspection and no evidence of bats was recorded. However, there are features on the exterior which are suitable for crevice-dwelling species. It is not possible to determine the species or number of bats potentially present within the structure and therefore a 'worst-case' scenario is given.

Based on the submitted information I am content that as much effort as possible has been employed in trying to establish the presence of bats and that the urgent need for works is a sensible justification for the atypical nature of the bat licence application. Normally we would expect any additional bat surveys to be undertaken prior to determination, although in exceptional circumstances, and where suitable evidence is provided, the requirement for surveys can be subject to discussion. In this case I am confident that a licence would be issued by Natural England due to health and safety concerns. The proposed mitigation, compensation and enhancement measures are proportionate to the likely scale of impact to roosting bats: the building is highly unlikely to support large numbers of bats.

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

Development shall proceed in accordance with the ecological mitigation, compensation and enhancement measures detailed within the European Protected Species mitigation licence application form and method statement (Lyndsay Carrington Ecological Services, 28 November 2019). Reason: to protect biodiversity in accordance with the Conservation Regulations 2017, Wildlife & Countryside Act 1981, the 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**

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Hampshire Services offers a range of professional consultancy services to partner organisations.
Specialist Environment Services provides data, advice and assessments for ecology, heritage and landscape.

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Please note that this advice is given in accordance with the Service Level Agreement that has been signed between Hampshire County Council and your Council. These comments are expressed as a professional view provided to Havant Borough Council and should not, therefore, be interpreted as those of Hampshire County Council.