

From: Norton, Tristan
Sent: 29 Aug 2017 10:32:56 +0000
To: Lewis Oliver
Cc: Planning and Development Shared Mailbox; Havant Auto-Reply
Subject: APP/17/00656 Land South of, Manor Road, Hayling Island 17.1276

Dear Lewis,

APP/17/00656 | Erection of a discount foodstore with associated parking and landscaping and new vehicular and pedestrian accesses to Manor Road. | Land South of, Manor Road, Hayling Island 17.1276

Thank you for consulting me on this application. Please accept my apologies for the delay in responding to you.

The application documents include a Preliminary Ecological Appraisal (The Ecology Partnership, June 2017) and an Addendum addressing the issue of Solent Waders & Brent Goose Strategy sites. The application site comprises a horse-grazed pasture with boundary vegetation comprising woodland plus mature hedgerows with trees. It is not considered to be of particular ecological value, with all habitats being well-represented in the immediate landscape.

The proposals will not result in the loss of any trees and therefore the potential for impacts to species inhabiting trees (such as bats and nesting birds) is likely to be limited. The submitted landscaping strategy shows that areas of native tree and shrub planting, alongside wildflower grassland, will be used to buffer existing boundaries. The submitted lighting strategy (Phillips, June 2017) shows that for the majority of the retained boundaries lux levels will be in the region of 0-5. There are slightly higher levels along parts of the northern boundary, although these are away from any trees identified as offering bat roosting potential.

With the submission of the addendum report I am content that the site is not likely to be of importance for overwintering bird species associated with the nearby European designated sites. The site is small, disturbed and there is no indication that either waders or brent geese have ever occurred. In addition, the proposed use of the site would not raise any issues in respect to recreational disturbance impacts on the nearby European sites and would not therefore necessitate contributions towards the Solent Recreation Mitigation Partnership (SRMP).

In summary, I am content that ecological issues have been addressed to an appropriate level. If you are minded to grant permission can I suggest that a definitive ecological mitigation, compensation and enhancement strategy is secured by condition.

Prior to the commencement of development works a detailed Ecological Mitigation and Management Plan shall be submitted to and agreed in writing by the Local Planning Authority. This shall include, but not be restricted to: details of all details of habitat management measures; details of measures to avoid harm to protected species,

including lighting; details of ecological enhancement measures for the remainder of the application site. All mitigation and enhancement features shall be permanently retained and maintained. Reason: to protect biodiversity in accordance with the Conservation Regulations 2010, 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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