

Dear Lesley,

APP/24/00614 | Replacement dwelling. | 54 Warblington Road, Emsworth, PO10 7HH

Thank you for consulting me on this application.

The application is accompanied by an Ecological Impact Assessment (Imprint Ecology, July 2024). The application site comprises a single detached dwelling set within a typical garden plot containing species-poor lawn, planted woody vegetation and unvegetated surfaces. I am content that the site is of overall low ecological value. Following an assessment that the dwelling offered bat roosting potential, a single bat emergence survey was carried out in May 2024. No bats were observed roosting in the dwelling and it is concluded that roosting bats are not currently a constraint at this site.

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

Development shall proceed in accordance with the ecological mitigation and enhancement measures as detailed in sections 6 and 7 of the Ecological Impact Assessment (Imprint Ecology, July 2024) unless otherwise agreed in writing by the Local Planning Authority. Reason: to provide ecological protection in accordance with the Environment Act 2021, Conservation Regulations 2017, Wildlife & Countryside Act 1981, NPPF, NERC Act 2006 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