

APP/22/00155 2, 2A, 4 and 6 Seagull Lane, Emsworth, PO10 7QH 22.0521

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Dear Gary,

APP/22/00155 | Demolition of 2 & 2a Seagull Lane and warehouses 1, 2 and 4. Existing unit 6 Seagull Lane retained with external amendments including cladding and utility enclosure. Construction of 3No light industrial buildings split into 8No units. | 2, 2A, 4 and 6 Seagull Lane, Emsworth, PO10 7QH 22.0521

Thank you for consulting me on this application.

The application is now accompanied by an Ecological Impact Assessment (ECOSA, August 2022). The site comprises a small light industrial complex containing various modern buildings surrounded by sparsely vegetated hardstanding. The initial site survey identified one building (Building 2a) as offering bat roosting potential. Subsequently a single evening emergence survey was carried out. No bats were recorded roosting within the building and it is concluded that bats are not currently present. The site is considered to offer some potential for nesting bird species. A series of standard ecological avoidance, mitigation and enhancement measures are included which are acceptable.

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

Development shall proceed in accordance with the ecological avoidance, mitigation and enhancement measures detailed in the Ecological Impact Assessment (ECOSA, August 2022) unless otherwise agreed in writing by the Local Planning Authority. Reason: to provide ecological protection and enhancement in accordance with the 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

Tristan Norton

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Coronavirus (Covid-19)

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