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8th November 2013

Your Ref: APP/13/00639

Our Ref: 13.79.3.7

Dear Daphney

**APP/13/00639 - OUTLINE PLANNING PERMISSION FOR MIXED-USE DEVELOPMENT
COMPRISING UP TO 60 DWELLINGS AND 1,250SQM OF LIGHT- INDUSTRIAL
ACCOMMODATION (USE CLASS B1) - LAND NORTH OF STATION ROAD/EAST OF FURNISS
WAY, WEST TOWN, HAYLING ISLAND**

DESIGNATED SITES

**LANGSTONE HARBOUR SITE OF SPECIAL SCIENTIFIC INTEREST (SSSI)
CHICHESTER AND LANGSTONE HARBOURS SPECIAL PROTECTION AREA (SPA)/Ramsar
SOLENT MARITIME SPECIAL AREA OF CONSERVATION (SAC)**

Thank you for your letter of 23rd October 2013 consulting the Wildlife Trust on this application again. This letter follows our previous responses (13.79.3.7 dated 29th July 2013 and 13.79.3.7 dated 13th September 2013) and is specifically in response to the additional information provided within the Brent Goose and Wader Strategy Addendum¹ provided by Tyler Grange LLP on behalf of Hayling Island Builders Limited, which was in response to the letter provided by the RSPB dated 7th October 2013.

The Trust welcomes the clarification provided within the strategy addendum with regard to the cropping regimes and the subsequent modification of the heads of terms of management and monitoring plan (Table 3 of the strategy addendum). We have two further comments to this modified plan, which are detailed as follows;

Objective - Control Access from Hayling Billy Trail into H34C: It has been demonstrated that desire lines formed by local residents become habitually ingrained into their daily routines. When such desire lines are blocked, the users will go to extreme lengths to re-establish them. We are concerned that the installation of fencing to block the existing desire line across H34C in September, will not provide sufficient time to break user habits before the arrival of geese from their breeding grounds. On the same subject we are also concerned that one annual visit will not be sufficient to ensure that the desire line is not used. For example the fence could be removed or damaged the day after erection, the desire line would subsequently remain open for the following 12 months or until next checked.

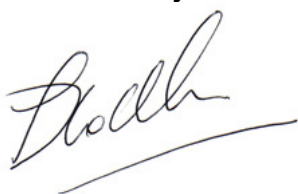
¹ Tyler Grange (October 2013) Land off Station Road, Hayling Island – Brent Goose Strategy ADDENDUM

In our experience as land owners and managers, fences across well used desire lines are quickly damaged with some people even bring wire cutters to re-open them. We would therefore recommend a more intense management strategy that involves a combination of more resistant materials (we can provide more information if required), education and repair on a regular basis initially, that lessens as the new habit forming sinks in. If for example the new fencing was erected in March before the daylight hours increase, it will provide sufficient time to educate users to the paths closure. Regular visits throughout the summer would then give sufficient time to continue to educate users and repair fence damage and thereby ensure the route is not used. By the time the geese arrive back from their breeding grounds it is hoped that disturbance levels would be minimal and subsequently the mitigation successful.

Objective - Monitor Efficacy of Mitigation: We would request that any condition relating to the monitoring work includes the requirement to submit all data to the local biological records centre, in this case the Hampshire Biodiversity Information Centre.

The above advice is given based on the information made available at this time and may change should further or amended details be submitted. If you wish to discuss these matters further, then please do not hesitate to do so. I also ask that you keep the Trust informed of the progress and outcome of this application.

Yours sincerely



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