

Date: 23 April 2013
Our ref: 84503
Your ref: APP/13/00336



Mr C Murray
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BY EMAIL ONLY

Dear Mr Murray

Planning consultation: Development of existing paddock with 4No. five bed houses and access drive.
(Resubmission.)

Location: Land rear of 38-40 Long Copse Lane, Emsworth, PO10 7UR

European Protected Species protected under the Conservation of Habitats and Species Regulations 2010 (as amended) and the Wildlife and Countryside Act 1981 (as amended)

Thank you for your consultation which we received on 18 April 2013.

The proposal is unlikely to affect any statutorily protected sites or landscapes. However, Natural England advises the Local Authority that there is insufficient information on bats.

From the information available to us, Natural England:

- Considers that there are suitable features on, or in the vicinity of the application site for bats to use as roosts
- Confirms that detailed visual inspections have been carried out, with no evidence of a roost found
- Advises that the application does however, involve medium or high risk trees as defined in our standing advice, with features which might increase the likelihood of bats being present

We advise that further survey work is required to assess the impact on bats, through disturbance to individuals, or from damage or destruction of a roost, in accordance with [Bat Surveys - good practice guidelines](#). Further information should be requested from the applicant before determination of the application.

Natural England's standing advice found [here](#) provides guidance on how protected species should be dealt with in the planning system. Specific advice on bats is provided here: [Standing Advice Species Sheet: Bats](#).

We have not assessed the survey for [badgers](#), [barn owls and breeding birds¹](#), [water voles](#), [white-clawed crayfish](#) or widespread [reptiles](#). These are all species protected by domestic legislation and you should use our standing advice to assess the impact on these species.

¹ Unless [protected](#) by Schedule 1 of the Wildlife & Countryside Act 1981 (as amended).

If you would like guidance on how to use our standing advice, or how we used the standing advice to reach our conclusion, please email consultations@naturalengland.org.uk or call us on the number above.

Yours sincerely

Penny Dean
Customer Service Consultation Team