



Chartered Surveyors &  
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### **Ecosystem Services Statement**

For the proposed extension of:  
The Old Coach House,  
Gosport Road  
East Tisted,  
Alton,  
Hampshire, GU34 3QJ

### **Topographical Features**

The application site is a residential plot located to the north of the small grouping of residential properties that were formally all linked to the Rectory and adjacent Church prior to their separation and conversion into self contained habitable dwellings in the 1980's. The property is set back from the main carriageway to the west of the site and occupies the eastern elements. The shared access drive runs from the south west of the site, linking to the on site parking provisions and providing access to the detached garage to the principal western elevation. The site includes mature and semi mature trees to the northern and western boundaries that are of varying aesthetic value to the site and surrounding area. The western extents of the site are mainly laid to lawn with a small planter beds located to the perimeters, bounded with some mature hedging. The site is set in a private location and is not overlooked by any public areas. The north east of the site is provided with a paved courtyard style garden with planter beds extending to the boundaries. The site is generally flat and level with no steep changes to gradient recorded.

### **Flora and Fauna**

The site includes a mixture of native mature and semi mature trees and hedges, some of which have been added to the site for aesthetic purposes. The proposed extension will have no affect on the existing flora or fauna on site as it is located to the area of previously paved patio to the east of the existing extended areas of the property.

### **Excavations and soil arising from excavations**

The proposed works require minimal amounts of excavations as the only area requiring new foundations is the modest extension to the east of the existing garage which will produce a very small amount of excavated material that is proposed to be retained onsite for use level the lawn to the west.



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### **Land Use**

The proposals consist of the extension of the building to the north east, attaching to the existing extension, to provide a Utility/ Dog room accessed from the northern garden to allow for the owners dog to be brought into the property and cleaned/ dried in a space that does not form part of the formal living accommodation for the building. This access will also be used to store outside garments which are often used due to the large garden to the west and the rural setting of the building.

### **Stage 4 – Implementation**

Following the works, further planting and management of the existing planter beds will be undertaken which will enhance the site and the surrounding area with a carefully managed approach being adopted to ensure the site remains suitable for use by insects and wildlife as is currently the case.