



Glaven Ecology



Farm Buildings Flemings Hall Farm

Biodiversity
Enhancements Plan

Prepared by
Glaven Ecology

on behalf of
Mr. Will Scott

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Reference: 101-2200-GE-WS

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1 Background

1.1.1 Planning has been approved by Babergh and Mid-Suffolk District Councils – DC/22/01895 to allow for the change of use and conversion of a farm building to form one dwelling at Flemings Hall Farm Hall Road Bedingfield IP23 7QF.

1.1.2 This Biodiversity Enhancement plan has been compiled to discharge condition 18 of the planning approval:

Prior to the commencement of the hereby approved conversion works, a Biodiversity Enhancement Layout, providing the finalised details and locations of the enhancement measures shall be submitted to and approved in writing by the local planning authority.

The enhancement measures shall be implemented in accordance with the approved details prior to occupation and all features shall be retained in that manner thereafter.

2 Enhancements

2.1.1 Two ridge access points to be created by using a spacer to create gap 20mm x 50mm in size in the mortar under the tiles.

2.1.2 A bat box to be installed on the eastern aspect of the building, at least 3m high where there is a clear flight path for bats entering and leaving. Either the [Beaumaris bat box](#) or the [Schwegler 1FQ Bat Roost](#) would be suitable.

2.1.3 Installation of a bird box on the western aspect close to the eaves. Either the [Vivara Pro Seville WoodStone Nest Box](#) or the [Eco Small Bird Box](#) would be suitable.

3 Specification of bat and bird boxes

Ridge access for bats



- Access under ridge tiles is created by leaving gaps in the mortar under the ridge tiles. These gaps should be 20mm x 100mm.

Beaumaris Woodstone Bat Box



- The Beaumaris box has a single narrow cavity which makes it suitable for crevice roosting bats such as the common pipistrelle, soprano pipistrelle, Nathusius' pipistrelle, Brandt's bat and whiskered bat. The interior of the box has a rough surface for bats to cling to and the front of the box features a subtle but attractive imprint of a bat in flight.
- Height: 39cm Width: 29cm Depth: 6cm Weight: 4.4kg

Schwegler 1FQ Bat box



- The 1FQ Bat Roost is ideal for all types of bats which inhabit buildings. The shape and design make it equally attractive to bats as a roost or nursery.
- The inside of the box has rough pieces of wood incorporated which provide good insulation and are also used by the bats as perches.
- Height: 600mm; Width: 350mm; Depth: 90mm Weight: 15.8kg

Vivara Pro Seville WoodStone Nest Box:



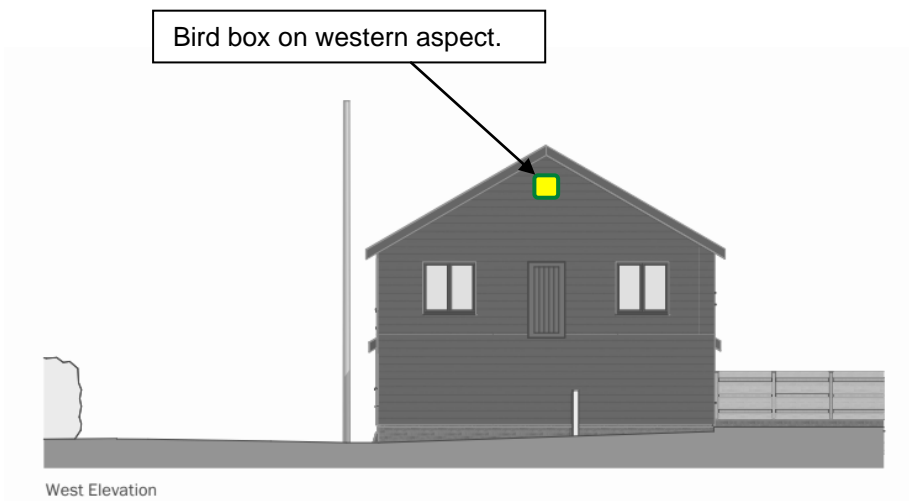
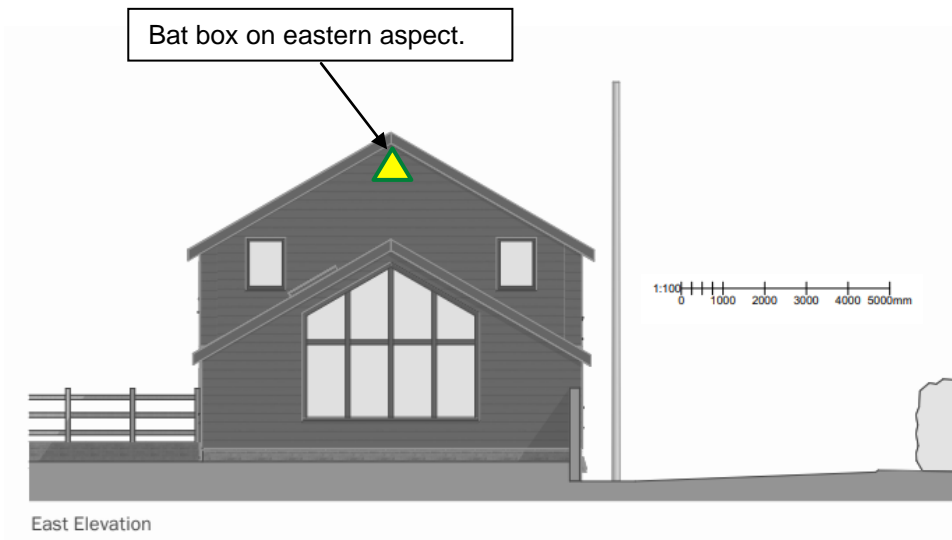
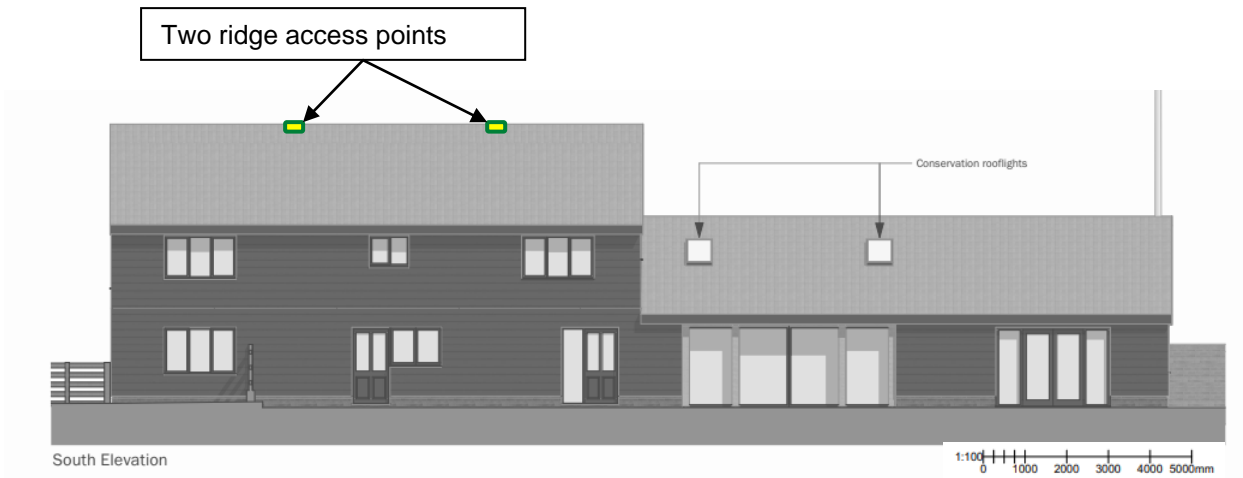
- Manufactured from WoodStone which is a mix of concrete and FSC certified wood fibres. Unlike a traditional wooden nest box, these boxes will not rot away or deteriorate and are guaranteed for 10 years.
- These 32mm hole nest boxes are suitable for blue tits, tree sparrows, house sparrows, great tits, crested tits, nuthatches, coal tits and pied flycatchers and they are available in brown, green or grey.
- Dimensions: height: 310mm, width: 200mm, Weight: 6.9kg
- Nest boxes should be angled so that they face away from the prevailing wind (usually south-westerly in the UK). The chances of occupation are higher if there is good vegetation cover nearby as these will provide a good source of insect food for the nestlings when they hatch.

Eco Small Bird Box:



- This nest box consists of a weatherproof outer shell made from UV stabilised 100% recycled plastic. Inside the outer shell is a wooden nest box to provide the ideal environment for birds to nest in.
- The 25mm hole is primarily suitable for the smallest tit species such as blue tits, coal tits and marsh tits.
- Dimensions: height: 260mm, width: 170mm, weight: 1.1kg

4 Enhancement locations



Drawings courtesy of Brown & Co, 2022