



Preliminary Ecological Appraisal

57 Warminster Road, Selhurst, London
Borough of Croydon, SE25 4DF

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LIABILITIES:

Whilst every effort has been made to guarantee the accuracy of this report, it should be noted that living animals and plants are capable of migration/establishing. Whilst such species may not have been located during the survey duration, their presence may be found on a site at a later date. This report provides a snap shot of the species that were present at the time of the survey only and does not consider seasonal variation. Furthermore, where access is limited or the site supports habitats which are densely vegetated, only dominant species may be recorded.

The recommendations contained within this document are based on a reasonable timeframe between the completion of the survey and the commencement of any works. If there is any delay between the commencement of works that may conflict with timeframes laid out within this document, or have the potential to allow the ingress of protected species, a suitably qualified ecologist should be consulted.

It is the duty of care of the landowner/developer to act responsibly and comply with current environmental legislation if protected species are suspected or found prior to or during works.

1.0 INTRODUCTION

Background

1.1 The Ecology Partnership was commissioned by Frankham's to undertake a Preliminary Ecological Appraisal (PEA) of land at 57 Warminster Road, London Borough of Croydon, SE25 4DF.

1.2 The key objectives of a PEA (CIEEM 2017) are to:

- Identify the likely ecological constraints associated with a project;
- Identify any mitigation measures likely to be required, following the 'Mitigation Hierarchy' (CIEEM 2016; BSI 2013, Clause 5.2);
- Identify any additional surveys that may be required to inform an Ecological Impact Assessment (EcIA); and
- Identify the opportunities offered by a project to deliver ecological enhancement.

1.3 This report comprises the:

- Legislative and planning context (Section 1);
- Assessment methodologies (Section 2);
- Results (Section 3);
- Implications for development (Section 4);
- An impact assessment (Section 5); and
- Conclusions (Section 6).

Site Context and Status

1.4 The site is located to the east of Warminster Road, Croydon (TQ 341 688). The site covers an area of approximately 0.13ha and currently comprises a four-storey block of flats, with areas of hardstanding, and, amenity grassland, and a small area of woodland at the east of the site. The site is bound by Warminster Road to the west, residential flats to the north and south, and woodland scrub along the Norwood Junction to Penge West railway sidings. The wider surrounding area largely comprises residential sub-urban housing, with a railway depot to the east. The nearest areas of green open space are Betts Park and South Norwood Lake to the north (see Figure 1 below).

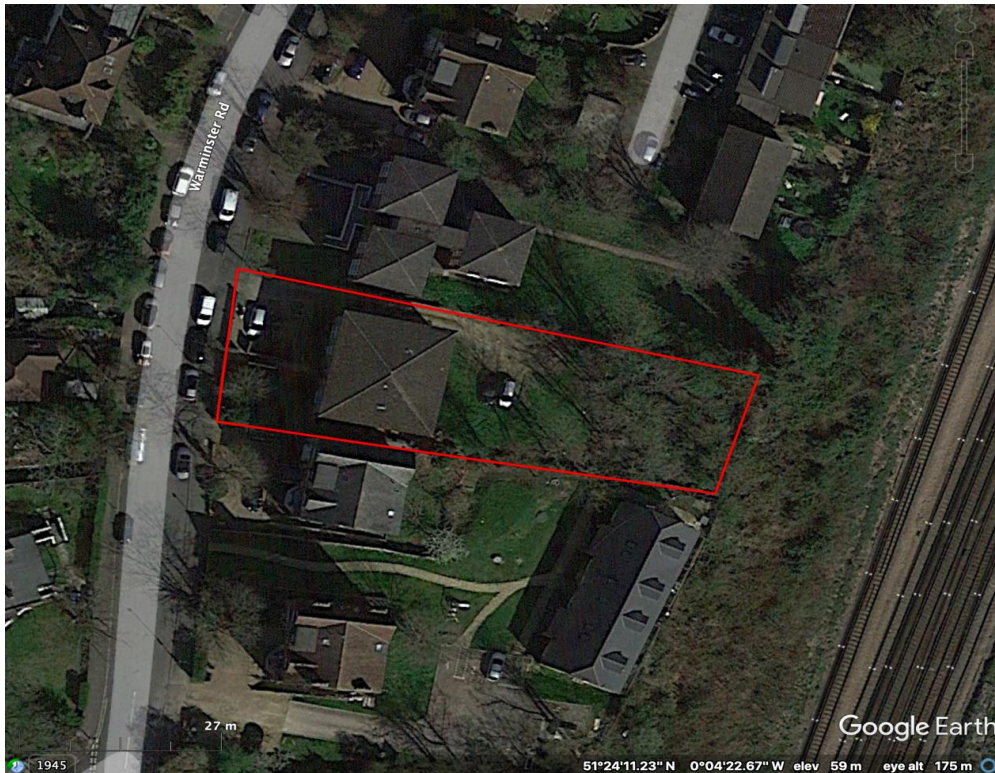


Figure 1: Approximate location of the red-line boundary

Description of Proposed Development

- 1.5 The plans are for the construction of a new block of residential flats at the eastern end of the site, with associated landscape planting and hardstanding.

Planning Policies

- 1.6 The site was surveyed to assess its ecological value and to ensure the proposals were compliant with relevant planning policy and legislation. Policy guidance is provided by the National Planning Policy Framework (NPPF 2021) as well as policies from the Croydon Local Plan 2018. These policies included the following which are considered relevant to ecology, biodiversity and nature conservation;

- Policy SP6: Environment and Climate Change
- Policy DM27: Protecting and enhancing our biodiversity
- Policy DM28: Trees

- 1.7 The Environment Bill (Environment Act 2021) received Royal Assent on 9th November 2021 and is now an Act of Parliament (Law). The Environment Act 2021 outlines the requirement for granted developments to provide a biodiversity value post-development which exceeds the pre-development biodiversity value of the onsite

habitat by at least 10%. Proposals also need to provide a net gain in biodiversity in accordance with the NPPF.

1.8 This report addresses the site in relation to nature conservation and wildlife and indeed to the local planning requirements as well as national planning and nature conservation legislation.

1.9 The site was surveyed to assess its ecological value and to ensure compliance with national and local plan policies. The report has been produced with reference to current guidelines for preliminary ecological appraisal (CIEEM 2017) and in accordance with BS 42020:2013 Biodiversity – Code of Practice for Planning and Development.

2.0 METHODOLOGY

Desktop Study

2.1 A desktop study was completed using an internet-based mapping service (www.magic.gov.uk) for statutory designated sites and an internet-based aerial mapping service (maps.google.co.uk) was used to understand the habitats present in and around the survey area, including identifying habitat linkages and features (ponds, woodlands etc.) within the wider landscape.

2.2 Records of protected and notable species within 1km of the site were requested from Greenspace Information for Greater London (GiGL). Information on the presence of non-statutory designated sites within 1km of the site was also obtained from GiGL. Records were screened for relevance and age with only those from the last 10 years and of species that could occur on site considered further.

Preliminary Ecological Appraisal

2.3 The site was surveyed on 15th October 2021 by Principal ecologist Matt Pendry BSc (Hons), with an update walkover in 2023 to confirm conditions on site had not changed. The surveyor identified the habitats present, following the standard 'UK Hab' classifications. The site was surveyed on foot and the existing habitats and land uses were recorded on an appropriately scaled map (JNCC 2010). In addition, the dominant plant species in each habitat were recorded. The potential for the site to support protected species was also assessed.

- 2.4 Plant species abundance was recorded using the DAFOR scale and species abundance was assigned to one the following categories in Table 1.

Table 1: DAFOR Scale Lettering

DAFOR Category	Letter
Dominant	D
Abundant	A
Frequent	F
Occasional	O
Rare	R

Protected Species Assessment

- 2.5 Any evidence of protected species was recorded. Standard methods of search and measures of presence, or likely presence based on habitat suitability were used for bats in trees (Collins 2016), breeding birds (BTO 2020), dormouse (Bright *et al.* 2006), great crested newt (ARG 2010), reptiles (Froglife 2015), badgers (Creswell *et al.* 1990) and water vole (Strachan *et al.* 2011).

Limitations

- 2.6 It should be noted that whilst every effort has been made to provide a comprehensive description of the site, no single investigation could ensure the complete characterisation and prediction of the natural environment. The site was visited over the period of one site visit, as such seasonal variations cannot be observed and potentially only a selection of all species that potentially occur within the site have been recorded. Therefore, the survey provides a general assessment of potential nature conservation value of the site and does not include a definitive plant species list.
- 2.7 The protected species assessment provides a preliminary view of the likelihood of protected species occurring on-site, based on the suitability of the habitat and any direct evidence on site. It should not be taken as providing a full and definitive survey of any protected species group. The assessment is only valid for the time when the survey was carried out. Additional surveys may be recommended if, on the basis of this assessment it is considered reasonably likely that protected species may be present.

3.0 RESULTS

Desktop Study

3.1 The site does not fall within or adjacent to any statutory designated areas, and no international statutory sites are located within 10km. A single national statutory site is located within 2km of the site:

- South Norwood Country Park Local Nature Reserve (LNR) approximately 850m south-east, designated for its extensive areas of semi-natural green open space in an otherwise urban area.

3.2 In terms of non-statutory designations, there are seven non-statutory nature designations within 1km of the site comprising: one Site of Metropolitan Importance for Nature Conservation (SMINC), two of borough importance (SBINC), and four of local importance (SLINC) within 1km of the site:

Table 1: Non-statutory designated sites within 1km of the site

Site name	Distance and orientation	Selection criteria
South Norwood Lake & surrounds SBINC	370m north	Lake
Beckenham Crematorium and Cemetery SLINC	715m east	Mature trees & habitat mosaic
Bett's Park SLINC	745m north-east	Ancient woodland
South Norwood Country Park SMINC	850m south	Lake, reedbeds, habitat mosaic
Beaulieu Heights SBINC	900m north-west	Ancient woodland, firecrest
Whitehorse Meadow SLINC	980m north-west	Pond and meadow
Grangewood Park SLINC	1km west	Veteran trees

3.3 The closest area of priority deciduous woodland is 135m south of the site (Figure 3) with the next closest is approximately 460m north of the site. No other priority habitats are located within close proximity to the site.

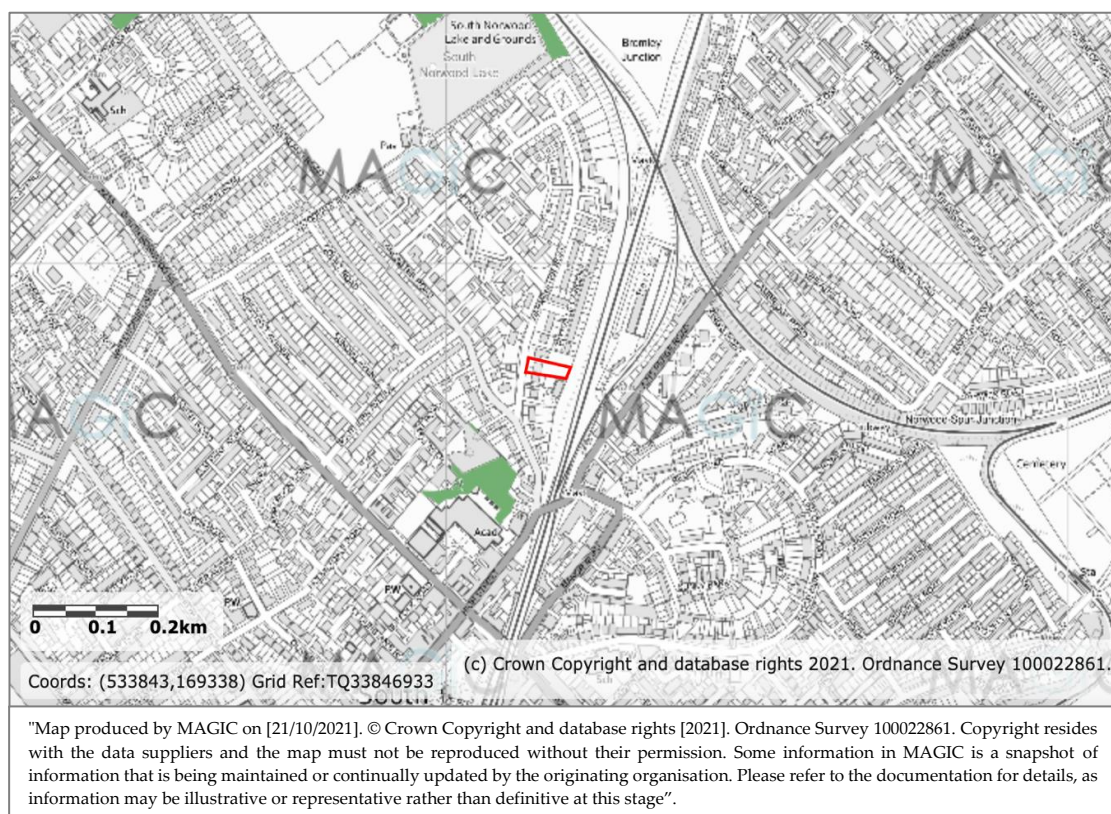


Figure 3: Woodland priority habitat (green) within the local surrounding area.

- 3.4 No ponds are located within the site or within 500m.
- 3.5 A 1km radius data search was requested from GiGL. Notable protected species from this search are outlined below (Table 2) and only records from within the last ten years and those closest to site have been included.

Table 2: Biological Records from GiGL within 1km of the site from the past 10 years

Species	Status	Date of record and location
Slow worm <i>Anguis fragilis</i> (one record)	Wildlife and Countryside Act (1981 as amended) Schedule 5; NERC Act (2006) Section 41.	966m north 31/07/2011
Common lizard <i>Zootoca vivipara</i> (one record)	Wildlife and Countryside Act (1981 as amended) Schedule 5; NERC Act (2006) Section 41.	860m north-east 24/10/2015
House sparrow <i>Passer domesticus</i> (94 records)	Red list Bird of Conservation Concern; NERC Act (2006) Section 41	158m north 31/01/2013
Dunnock <i>Prunella modularis</i> (12 records)	Amber list Bird of Conservation Concern	919m west 29/04/2017
Starling <i>Sturnus vulgaris</i> (60 records)	Red list Bird of Conservation Concern	212m north-east 06/02/2015

Song thrush <i>Turdus philomelos</i> (150 records)	Red list Bird of Conservation Concern	212m north-east 17/05/2014
Mistle thrush <i>Turdus viscivorus</i> (53 records)	Red list Bird of Conservation Concern	212m north-east 13/11/2015
Hedgehog <i>Erinaceus europaeus</i> (15 records)	NERC Act (2006) Section 41	149m north 2015
Common pipistrelle <i>Pipistrellus pipistrellus</i> (121 records)	The Conservation of Habitats and Species Regulations (2017) Schedule 2; Habitat and Species Directive (1992) Annex 4; Wildlife and Countryside Act (1981 as amended) Schedule 5;	269m north-west (18/05/2016)
Soprano pipistrelle <i>Pipistrellus pygmaeus</i> (63 records)	The Conservation of Habitats and Species Regulations (2017) Schedule 2; Habitat and Species Directive (1992) Annex 4; Wildlife and Countryside Act (1981 as amended) Schedule 5; NERC Act (2006) Section 41.	446m north (24/03/2011)
Nathusius pipistrelle <i>Pipistrellus nathusii</i> (20 records)	The Conservation of Habitats and Species Regulations (2017) Schedule 2; Habitat and Species Directive (1992) Annex 4; Wildlife and Countryside Act (1981 as amended) Schedule 5;	552m north-west (20/04/2017)
Noctule <i>Nyctalus noctula</i> (56 records)	The Conservation of Habitats and Species Regulations (2017) Schedule 2; Habitat and Species Directive (1992) Annex 4; Wildlife and Countryside Act (1981 as amended) Schedule 5;	269m north-west (18/05/2016)
Leisler's bat <i>Nyctalus leisleri</i> (38 records)	The Conservation of Habitats and Species Regulations (2017) Schedule 2; Habitat and Species Directive (1992) Annex 4; Wildlife and Countryside Act (1981 as amended) Schedule 5;	401m north-west (23/03/2011)
Daubenton's bat <i>Myotis daubentonii</i> (41 records)	The Conservation of Habitats and Species Regulations (2017) Schedule 2; Habitat and Species Directive (1992) Annex 4; Wildlife and Countryside Act (1981 as amended) Schedule 5;	552m north-west (08/10/2017)

**Additional species are present within the biological records maybe older than 10 years or outside our search radius. Some species have not been included due to the likelihood of presence on site due to habitat types.*

Phase 1 Habitat Survey

3.6 The site is comprised of a block of flats surrounded by hardstanding, and, amenity grassland in the west of the site and an area of woodland scrub in the east of the site. No significant changes were noted between the initial survey in 2021 and the update walkover in 2023.

3.7 The habitat map is presented in **Appendix 1** and a full species list is provided in **Appendix 3**.

Buildings

- 3.8 The single building on site, was four-storeys with a shallow pitched pyramidal roof, and brick cavity walls.

Hardstanding

- 3.9 A concrete access road was present along the north of the building, with areas for parking in the east and west of the site.

Modified grassland

- 3.10 Two small areas of short-sward modified grassland were present to the east and west of the building. This was dominated by perennial rye grass, with frequent common bent, and rare occurrences of daisy, dandelion, greater plantain, and germander speedwell.

Woodland and scrub

- 3.11 A small area of woodland was present in the east of the site. The canopy was dominated by sycamore with rare occurrences of ash. The dense under-storey was dominated by sycamore saplings with occasional holly and ash saplings. The ground flora was dominated by ivy with frequent bramble. A small clearing was also dominated by bramble scrub. Due to the woodland being dominated by a single non-native species (sycamore), it does not classify as Lowland mixed deciduous woodland habitat of principal importance, and keys out within UK Hab as w1g7 other broad-leaved woodland.

Protected Species

Bats

- 3.12 The building had a very shallow-pitched roof with tiles of an unknown material. No loft void was present. The roof, soffits and brickwork were in good condition, and the building appeared to be well sealed. No features of value to roosting bats were identified on the trees on site, either. As such, the building and trees were considered

to have 'negligible' potential for roosting bats owing to the lack of suitable external features for roosting, and the well-lit, urban nature of the surrounding environment.

Badgers

- 3.13 No evidence of badgers such as setts, latrines or footprints were observed on site on the day of survey.

Nesting Birds

- 3.14 The trees and woodland on site provide suitable habitat for nesting, and the site therefore has high potential to support breeding birds.

Other Species

- 3.15 Due to a lack of suitable habitat, the site was not considered suitable for other protected species, such as dormice, great crested newts, barn owls, water voles, and, otters.

4.0 DISCUSSION

- 4.1 The following paragraphs consider the effects of the development on designated sites, priority habitats and protected and priority species. Where the desk study and Phase 1 survey provide sufficient evidence for an assessment of effects on any of these groups to be taken through planning, these are detailed below, the need for additional surveys and when and how these should be completed are summarised, if required.

- 4.2 Provisional recommendations are also given for means to achieve net biodiversity gain, following the principle (CIEEM et al. 2016) of following the mitigation hierarchy of; avoidance, minimisation of loss, compensation on site and biodiversity offset.

Effects on Designated Sites

- 4.3 The site is not located within or adjacent to any statutory or non-statutory designated sites. No international statutory sites are located within 10k mand only a single national statutory site is located within 2km: South Norwood Country Park LNR, located approximately 850m south-east of the site. Seven SINCs are also located within 1km, the closest being South Norwood Lake & Surrounds SBINC, 370m north. Due to

the distance and relatively small-scale of development in an already high population density area, no significant adverse impacts are predicted to occur on these sites.

Effects on Priority Habitats

- 4.4 The site contains a small area of broad-leaved woodland. Whilst not qualifying as a habitat of principal importance owing to the dominance of sycamore, a non-native species, all woodland in London is considered 'Biodiversity Action Plan' habitat, albeit a poor example of its type. In accordance with Policy DM27 of the Croydon Local Plan (2018), proposals should have no adverse impact on a habitat '*highlighted within a local Biodiversity Action Plan.*' (BAP). As current proposals will result in the loss of this BAP habitat from the site, sufficient off-site enhancement will be required to compensate for this loss and ensure no residual significant impact on woodland BAP habitat.

Effect on other habitats

- 4.5 Other habitats on site are largely species-poor and common and widespread in the surrounding area, and, of value at the site level only.

Effects on Protected Species

Bats

- 4.6 The building and trees on site is considered to have 'negligible' potential for roosting bats due to the lack of evidence, suitable conditions and features for roosting bats. Therefore, it can be removed without further consideration for roosting bats.
- 4.7 The woodland in the east of the site is considered suitable for foraging and commuting bats owing to its adjacency to a vegetated railway corridor. However, the woodland on site only represents a small area of this much larger area of commuting habitat off-site, as such, its loss is unlikely to result in a significant effect on the overall function of this potential commuting corridor. However, there is potential for a minor impact from lighting, if not designed correctly.
- 4.9 Any proposed lighting scheme as part of the development will have to take into account bats in the surrounding area, as well as on site. All bat species are nocturnal, resting in dark conditions in the day and emerging at night to feed. Bats are known to

be affected by light levels which can affect both their roosting behaviour as well as their foraging behaviour. This needs to be taken into account, with a sympathetic lighting scheme for the development, creating dark wildlife corridors which avoid the use of street lighting and only installing lighting if there is a significant need.

Recommendations include:

- Lighting should only be installed if there is a significant need;
- Light levels should be kept low, the use of low-pressure sodium lamps or high pressure sodium instead of mercury or metal halide lamps where glass glazing is preferred due to its ultra-violet filtration characteristics;
- Lighting should be avoided near trees and hedgerows, with light angled away from these areas, bats use linear features such as treelines to commute across the landscape to forage; and
- Lights should have focussed luminance on their target area, preventing light spill and pollution into other areas of the site and local area.

Birds

- 4.8 The woodland and trees have the potential to support nesting birds. If the removal of any of these features is to be carried out, this should be done outside of the breeding bird season (March-September inclusive) or immediately after a nesting bird check by a suitably qualified ecologist. If active nests are identified, works in the vicinity of the nest must cease until the birds have fledged the nest.

Other species

- 4.9 Given the lack of suitable habitat on site for dormice, reptiles, GCN, water voles, and otters, the development is not considered to be constrained by these species and no further surveys are deemed necessary.
- 4.10 The site has potential to support hedgehog. Whilst receiving no specific legal protection, they are protected from certain forms of harm under the wild mammals (Protection) Act 1996, and are a London BAP species. There is a risk that without mitigation, vegetation clearance on site may result in mutilation or crushing of hedgehog nesting in brash piles. As such, it is recommended that areas of dense vegetation needing clearance are cut in two stages, the first to 300mm, then then the

second to ground level after the area has been searched for hedgehog. If any are found, they will be safely move to a suitable brash pile outside the clearance area.

Ecological Enhancements

4.11 Several enhancements can be made to the final development to help reduce potential ecological impacts, as well as to try and achieve a biodiversity net gain. Local planning **Policy D.27 Protecting and enhancing our biodiversity** encourages developments to improve biodiversity, therefore some recommended ecological enhancements to be considered are included below.

4.12 To enhance the local bat population and provide additional roosting opportunities within the site, bat boxes can be integrated into the structure of the new buildings (Figure 5). These provide good opportunities for crevice-dwelling species such as pipistrelles. The opening of the bat box/tube will be the only section visible and they are designed so that they require little to no maintenance. Several of these tubes can be established in a row together providing a good-sized roost space. The bat tubes should be inserted in the brickwork at least 4m from ground level in a location not illuminated by artificial lighting. Habitat, in association with the Bat Conservation Trust, provide a range of boxes which are unfaced for render or designed to match the brickwork of the building.

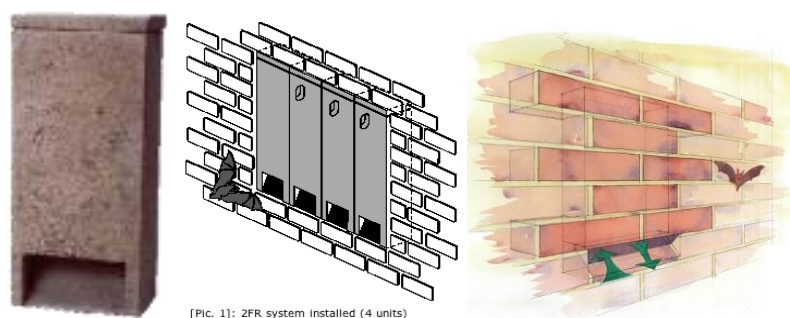


Figure 5: Bat tubes incorporated into the wall of a building to provide roosting space

4.18 New shrub and herb planting could be proposed within any newly created habitats. Recommended native species include bilberry (*Vaccinium myrtillus*), spindle (*Euonymus europaeus*), buckthorn (*Rhamnus cathartica*), foxglove (*Digitalis purpurea*), wood sage (*Teucrium scorodonia*), betony (*Stachys officinalis*) and sweet woodruff (*Galium odoratum*). Furthermore, planting species such as box (e.g. dwarf sweet box *Sarcococca hookeriana*),

various herbs and cotoneaster species would also provide additional food sources for local wildlife.

4.19 Nest boxes should be installed in order to provide new nesting opportunities for birds and to achieve ecological enhancements in line with policies set out by the Local Planning Authority. These will be inserted into the building and become integral with the design. Such boxes include the following below. Either of these models can be used within the building (Figure 6):

- Schwegler Sparrow Terrace (1SP) should be inserted into the wall structure or inserted on to the wall.
- Woodstone Built-in House Sparrow Nest Box.



Figure 6: Schwegler sparrow terrace (left) with the Woodstone Built in House box (right).

4.20 Green roofs are considered a significant enhancement to the site and the surrounding environment. Living roofs are also encouraged by local planning policy and support BAP ambitions, notably for pollinators and where possible provide new niches for species such as stag beetles. They provide opportunities for a range of invertebrates and bird species as well as floral species. Green roofs are also installed for sustainable drainage purposes, countering climate change, improving building performance as well as amenity value, alongside health and wellbeing. Sedum roofs should be avoided in favour of a biodiverse meadow-like species composition.

4.21 Habitat opportunities for species such as birds and insects could also be created in the form of green walls, which would then increase foraging opportunities for bats. Climbing plants can be grown onto trellis. Species which can be planted include:

- Honeysuckle (*Lonicera japonica*; *L. fragrantissima*; *L. standishii*);
- Clematis (*Clematis vitalba*, *C. armandii*, *C. alpina*, *C. montana*, *C. tangutica*);

- Ivy (*Hedera helix*);
- Climbing hydrangea (*Hydrangea petiolaris*);
- Dog rose (*Rosa canina*).

4.22 These features provide new ecological niches, which in turn can provide habitat for a range of invertebrates which in turn provide suitable foraging opportunities for bats. Green walls and living roofs will soften the edge of the site, providing a more robust green edge and provide support for net gain in biodiversity as a requirement of the NPPF.

5.0 IMPACT ASSESSMENT

5.1 This section of the report forms an EcIA (Ecological Impact Assessment) and is designed to quantify and evaluate the potential impacts of the development on habitats and species present on site, or within the local area.

Methodology

5.2 The approach to this assessment accords with guidance presented within the CIEEM Guidelines for Ecological Impact Assessment in the UK and Ireland (CIEEM 2018). In essence, an EcIA assesses the activities associated with a proposed scheme that are likely to generate changes within identified zone of influences, on identified ecological features and receptors. The proposals are subsequently reviewed and mitigation and compensation measures are outlined which help to reduce negative impacts.

5.3 The zone of influence for the development is defined as:

- The project red-line, for effect on habitats and species;
- Adjacent habitat, considered by species, for mobile species with territories or foraging ranges that may overlap the site;
- Up to 1km for national statutory and non-statutory designations; and,
- Up to 10km for international statutory designations.

5.4 The types of features considered in the assessment of effects, to meet legislative and policy requirements are:

- Designated sites (European, national and local);
- Protected species;
- Habitats and species of principal importance (Section 41 list);
- Hedgerows and woodland, where not of principal importance; and
- Habitats, where not of principal importance, that may function as wildlife corridors or stepping stones.

Impact Assessment and Mitigation

5.5 Table 3 below summarises the impacts and required mitigation for each receptor as previously detailed in the discussion.

Table 3: Assessment of effects from the proposal after mitigation and compensation

Feature	Scale of Importance	Mitigation/Compensation Required	Residual Effect
South Norwood Country Park LNR/SMINC	Regional	None required.	Not significant
Other SINC sites	District	None required	Not significant
Woodland BAP habitat	Local	Compensatory woodland planting off-site.	Not significant
Bats (foraging and commuting)	N/A	New native planting and a sensitive lighting scheme to be implemented across the site.	Not significant
Nesting Birds	Site	Mitigating direct harm to nests by removal of any suitable nesting habitat outside of nesting bird season or after a check by a suitably qualified ecologist. Compensation in the form of the installation of bird boxes.	Not significant

6.0 CONCLUSIONS

6.1 The site does not lie within or adjacent to any statutory designated sites, and, no international statutory designated sites are located within 10km. A single national statutory designated site is located within 2km (South Norwood Country Park LNR), and, seven non-statutory sites are located within 1km of the site, the closest being South Norwood Lake & Surrounds SBINC 370m to the north. Due to the relatively small scale of the development and distance from these sites, no significant adverse impacts are predicted to occur.

6.2 Woodland, a London BAP habitat, is present in the east of the site, although it should be noted that it did not qualify as Lowland mixed deciduous woodland priority habitat due to the dominance of sycamore, a non-native species. Any loss of this habitat must be mitigated through sufficient off-site compensatory planting.

6.3 The remaining habitats on site have little to no ecological value. As such, the loss or removal of these habitats are considered negligible and would not warrant consideration within an EcIA assessment.

- 6.4 The building and trees on site are considered to have 'negligible' potential for roosting bats, and, no further survey is required.
- 6.5 The site does not contain any suitable commuting or foraging habitat for bats. However, the recommended installation of bat boxes within the new development alongside a sensitive lighting scheme on site are considered sufficient to enhance the favourable conservation status of bats.
- 6.6 Birds may use the trees on site for nesting. Any works to these features should therefore be undertaken outside of bird nesting season (March – September inclusive) or after a nesting bird check by a qualified ecologist
- 6.7 The site does not support suitable habitat for dormice, great crested newts, water voles, otters. Therefore, further surveys for these species groups are not considered necessary.
- 6.8 Recommendations for enhancements have been made within this report, aimed at improving the ecological value of the site and providing a net gain in biodiversity post-development.
- 6.9 The update walkover in 2023 found no significant changes to the site, since the original survey.

7.0 REFERENCES

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Internet resources:

Chichester District Council: <https://www.chichester.gov.uk/>

Google Maps: www.google.co.uk/maps

Magic Interactive Map: www.magic.gov.uk

Appendix: Habitat Map



- Site boundary
- Habitats**
- Buildings (U1b5)
- Gravel (U1d)
- Hardstanding (u1c)
- Ivyclad slopes
- Modified grassland (g4)
- Other broad-leaved woodland (w1g7)
- Introduced shrub
- Scattered trees

Site: 57 Warminster Road
Client: Frankhams
Surveyor: MP
Survey date: 15/10/2021 & 21/09/2023

the
ecology
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Appendix 2: Site Photographs

Photograph 1:
Eastern elevation of
the building.



Photograph 2:
Amenity grassland
and woodland
edge in the east of
the site



Photograph 3:
Sycamore
woodland in the
east of site.



Appendix 3: Species List

Common name	Latin name	DAFOR score
Woodland		
Ivy	<i>Hedera helix</i>	D
Sycamore	<i>Acer pseudoplatanus</i>	D
Ash	<i>Fraxinus excelsior</i>	O
Bramble	<i>Rubus fruticosus</i>	O
Holly	<i>Ilex aquifolium</i>	O
Wood avens	<i>Geum urbanum</i>	O
Cow parsley	<i>Anthriscus sylvestris</i>	R
Damson's	<i>Prunus domestica</i>	R
Rowan	<i>Sorbus aucuparia</i>	R
Stinking iris	<i>Iris foetidissima</i>	R
Amenity grassland and introduced shrubs		
Perennial rye grass	<i>Lolium perenne</i>	D
Common bent	<i>Agrostis capillaris</i>	F
Daisy	<i>Bellis perennis</i>	O
Germander speedwell	<i>Veronica chamaedris</i>	O
White clover	<i>Trifolium repens</i>	O
Barberry	<i>Berberis</i> sp.	R
Cat's-ear	<i>Hypochaeris radicata</i>	R
Dandelion	<i>Taraxacum</i> sp.	R
Field woodrush	<i>Luzula campestris</i>	R
Greater plantain	<i>Plantago major</i>	R
Hydrangea	<i>Hydrangea</i> sp.	R
Primrose	<i>Primula vulgaris</i>	R
Rose	<i>Rosa</i> sp.	R
Whitebeam	<i>Sorbus</i> sp.	R

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