

# **Consultee Comments for Planning Application**

## **SDNP/23/04698/FUL**

### **Application Summary**

Application Number: SDNP/23/04698/FUL

Address: Meadow Cottage Cotchet Lane Lurgashall West Sussex GU27 3BS

Proposal: Erection of dwelling and detached garage with associated works following demolition of existing dwelling and 3 no. outbuildings.

Case Officer: Beverly Stubbington

### **Consultee Details**

Name: Mrs Liz Annalls

Address: Chichester District Council, East Pallant House, 1 East Pallant, Chichester PO19 1TY

Email: Not Available

On Behalf Of: CH - Environmental Strategy

### **Comments**

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#### **Bats**

Unfortunately the bat survey which has been submitted with this application has all the text redacted. Please can an unredacted copy of the report be provide so we can assess this further.

The lighting scheme for the site will need to take into consideration the presence of bats in the local area and the scheme should minimise potential impacts to any bats using the trees, hedgerows and buildings by avoiding unnecessary artificial light spill through the use of directional light sources and shielding.

We require that a bat box is installed on the building / trees facing south/south westerly positioned 3-5m above ground.

#### **Nesting Birds**

Any works to the trees or vegetation clearance on the site should only be undertaken outside of the bird breeding season which takes place between 1st March 1st October. If works are required within this time an ecologist will need to check the site before any works take place (within 24 hours of any work).

We would like a bird box to be installed on the building / and or tree within the garden of the

property.

### Hedgehogs

Any brush pile, compost and debris piles on site could provide shelter areas and hibernation potential for hedgehogs. If any piles need to be removed outside of the hibernation period mid-October to mid-March inclusive. The piles must undergo soft demolition. A hedgehog nesting box should be installed within the site to provide future nesting areas for hedgehogs.

Kind Regards

Liz

Liz Annalls

Environment Officer

Environmental Strategy

Chichester District Council

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