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Landscape and Ecological Management Plan prepared for: Tim Linstead

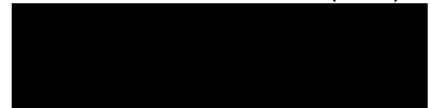
For the Site of: 10 Benington Road Aston Stevenage Hertfordshire SG2 7DX

Version:	Written by:	Checked by:	Final:
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Final	Luke Beeton 04/03/2024	Tanya O'Connor 04/03/2024	Luke Beeton 05/03/2024

Cherryfield Ecology has prepared this report for the named clients use only.

Ecological reports are limited in shelf life, Natural England usually expect reports for licenses to be no more than 12 months old and therefore should the project not proceed within 12 months of this report an updated survey should be undertaken in order to check for changes that may have occurred on site.

Luke Beeton BSC (Hons)



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Landscape and Ecological Management Plan

10 Benington Road Aston Stevenage Hertfordshire SG2 7DX1.0

Introduction

1.1 Background to the Scheme

The proposals for the site relate to the erection of 6 dwellings, conversion of barn and public house to create 1 to 2 bed dwelling with, access, parking, bin storage, and turning facilities. Alterations to car park and forecourt area.

1.2 Site Context

The site is located at Grid Reference TL2739422724 and comprises a total area of 0.391 ha (Figure 1). The site consists of one listed barn, one listed former public house, modified grassland, bramble scrub, tall ruderal vegetation, introduced shrub, other neutral grassland, vegetated garden, urban trees, developed land, native hedgerow and non-native hedgerow.

The red line (Figure 1) indicates the proposed development area.



Figure 1: Site context

1.3 Purpose of this Management Plan

As stated in the introduction, this management plan has been produced for the purpose of promoting landscape and biodiversity net gains as a result of the proposed development.

1.3.1 Planning condition details

“23. No above ground development shall take place until a Landscaping and Ecological Management Plan, to include the provision of 6 integrated swift boxes and 4 integrated bat boxes within the site and details of measures and mitigation that demonstrate biodiversity measures, has been submitted to and agreed in writing by the Local Planning Authority.

Thereafter the development shall be carried out in accordance with the approved scheme and any subsequent amendments shall first be agreed in writing with the Local Planning Authority.

Reason:

In the interest of enhancing the sites biodiversity and mitigating harm to protected species and wildlife on site, in accordance with Policy NE3 of the adopted East Herts District Plan (2018) and Paragraph 170 of the National Planning Policy Framework (2021).”

2.0 Aims and Objectives of the Management Plan

2.1 Scope of the Management Plan

2.1.1 Management Period

The management period of this plan is five years, at which time it will be checked and renewed for up to 30 years.

2.1.2 Management Responsibilities

The implementation of this management plan will be the responsibility of the landowner. Any transference of responsibility of this plan should be undertaken with the appropriate appointment of a competent organisation capable of delivering the detailed measures within this document.

The organisation of implementing this plan will be undertaken by a management company with the necessary certificates of competence to implement landscape management operation on site. The management organisation will ensure that site management complies with best practice standards and all relevant health and safety procedures, protection of the environment, avoidance of pollution and protection of protected species and habitats.

2.1.3 Document Review

In order to ensure that the plan continues to remain appropriate, applicable and effective, a review will be undertaken by both the landowner, and the controlling authority, to ensure that all information contained within the document remains relevant. This review will be undertaken once every 5 years. Should it be determined that the conservation aims of the management plan are not being met, remedial action will then be identified, agreed and implemented so that the development still delivers the fully functioning biodiversity objectives of the originally approved scheme.

2.1.4 Controlling Authority

The controlling authority are East Hertfordshire Council, who should be consulted on any matters relating to the existing trees and the approved proposals for the scheme.

Wallfields,
Pegs Ln,
Hertford
SG13 8EQ

2.1.5 Health and Safety

The site will be managed to comply with all relevant health and safety legislation, approved codes of practice (ACOP's) and Health and Safety Executive (HSE) guidance. As the managing organisation will be the main company involved in onsite works, the managing organisation will fulfil the landowner's role and the work managers role. This places an obligation on the managing company to ensure that any contractor understands and fulfils their health and safety role and any work undertaken on the site will follow the guidelines of the HSE.

2.1.6 Biodiversity

With respect to geographical coverage, the management plan covers the red line boundary shown in Figure 1. With regards to the focus of the management prescriptions, the scope is defined by the existing landscape that is proposed for full retention, along with the proposed habitat that forms part of the proposals.

The biodiversity receptors are therefore as follows:

- Building
- Hard standing
- Amenity grassland
- Scattered trees
- Hedging
- Introduced scrub
- Tall ruderal

Bramble scrub

Birds

Bats

Hedgehog

2.1.7 Landscape

Please refer to the landscape plan provided in the Ecological impact assessment report (HT Ecology, 2022).

2.2 Aims and Objectives

The overarching aim of this Management Plan is:

To set out management and enhancement prescriptions to promote the landscape and ecological biodiversity value of the site.

2.2.1 Biodiversity

In respect of biodiversity, the supporting aims are:

1. Enhance the biodiversity of the site in general
2. To promote the use of the site by bats
3. To promote the use of the site by bird species.
4. To promote the use of the site by hedgehogs

2.2.2 Landscape

In respect of landscape, the supporting aims reflect those outlined above.

1. Conserve and enhance the ecological and landscape value of the site through safeguarding and enhancing the ecological and physical integrity of the site.
2. Creation of species habitats for UK wildlife which include UK protected species, through providing appropriate planting and management of habitat friendly maintenance methods and applications which do not cause harm or injury to flora or fauna.
3. To provide a safe and secure site which establishes and maintains health and safety procedures for management and maintenance of the site complying with all statutory legislation and best practice.

4. Maintains a flexible management approach which responds to the changing needs of the landscape and ecology of the site.

3.0 Information Gathering

3.1 Information Sources

Sources of information considered in the production of this management plan are set out in Table 1 below.

Table 1 - Desk study sources of information.

Source	Date	Information obtained
Ecological impact assessment report (HT Ecology.)	July 2022	Current habitat types, quality, and structure. Other information relevant to the presence of protected and notable species. Information relating to bat activity on site.
Google Earth	February 2024	Contextual information for the site and surroundings
National and Local Landscape Character Assessments	February 2024	Contextual information for the site and surroundings

3.2 Results

3.2.1 Site Baseline - Biodiversity

The site consists of one listed barn, one listed former public house, modified grassland, bramble scrub, tall ruderal vegetation, introduced shrub, other neutral grassland, vegetated garden, urban trees, developed land, native hedgerow and non-native hedgerow.

3.2.1 Site Baseline - Landscape

The site falls within National Character Area 86 - South Suffolk and North Essex Clayland

At the local level the site falls within the urban context of the settlement of Aston, on the southeastern border of Stevenage. The surrounding land primarily consists of urban development, pasture, and arable fields. To the east of Aston is the River Beane.

The National Character Area profile describes the South Suffolk and North Essex Clayland as:

“The South Suffolk and North Essex Clayland National Character Area covers the four counties of Suffolk, Essex, Hertfordshire, and Cambridgeshire. It stretches from Bury St Edmunds in the north-west to Ipswich in the north-east, roughly following the line of the A14 trunk road through the Gipping Valley. It then embraces the Colchester hinterland before encompassing the urban areas of Braintree and Chelmsford in the south and stretching to Bishop’s Stortford and Stevenage in the west. It is an ancient landscape of wooded arable countryside with a distinct sense of enclosure. The overall character is of a gently undulating, chalky boulder clay plateau, the undulations being caused by the numerous small-scale river valleys that dissect the plateau. There is a complex network of old species-rich hedgerows, ancient woods and parklands, meadows with streams and rivers that flow eastwards. Traditional irregular field patterns are still discernable over much of the area, despite field enlargements in the second half of the 20th century. The widespread moderately fertile, chalky clay soils give the vegetation a more or less calcareous character. Gravel and sand deposits under the clay are important geological features, often exposed during mineral extraction, which contribute to our understanding of ice-age environmental change.”

4.0 Management Prescriptions

4.1 Landscape and Biodiversity

The management prescriptions are summarised in Table 2 below. These are fully described in the text below. The management prescriptions below reflect the retained vegetation.

Table 2. Summary of management prescriptions, receptors and aims of the management plan

Management Prescription Reference	Relevant Receptors	Relevant Aims
A	Site vegetation	1
B	Building	2/3
C	Bats	2
D	Birds	3
E	Hedgehogs	4

A - Retention and enhancement of the existing vegetation on the site

All vegetation currently on site including modified grassland, bramble scrub, tall ruderal vegetation, introduced shrub, other neutral grassland, vegetated garden, urban trees, native hedgerow, and non-native hedgerow will be retained as far as is possible. It should be managed as it is currently providing a long-term stable habitat, thus preventing sudden changes in habitat and resources available for use by wildlife.

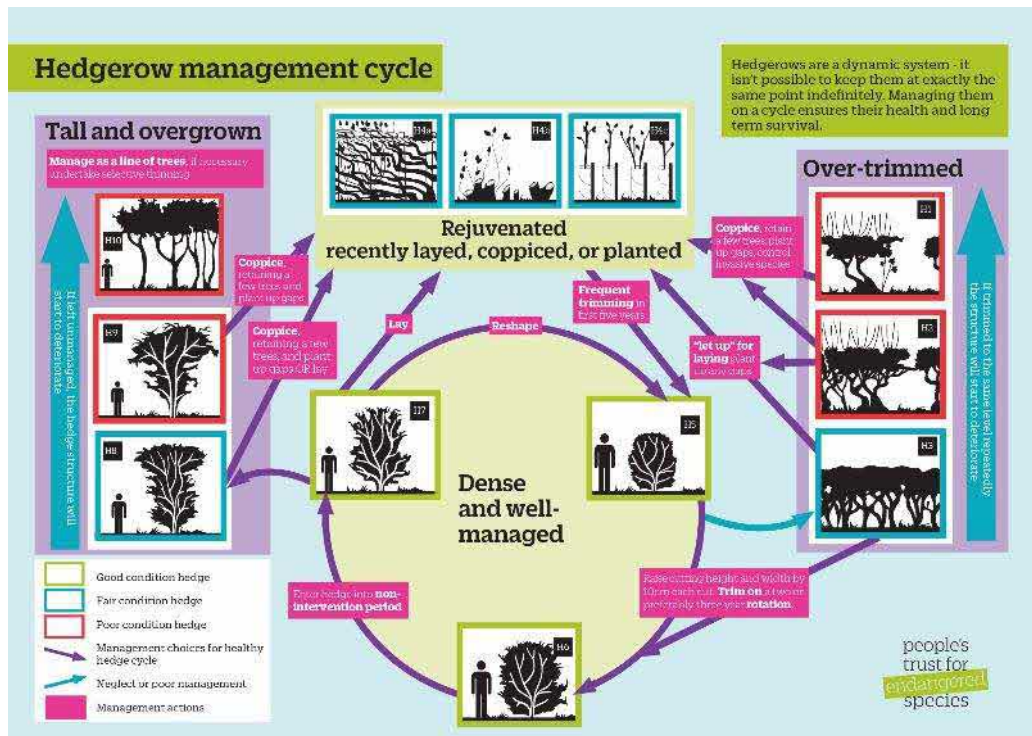


Figure 1: hedgerow management cycle

It is recommended that a diversity of hedgerow species is included in the proposed hedgerows on site. Suitable hedgerow species include:

- Hawthorn (*Crateagus monogyna*)
- Hazel (*Corylus avellana*)
- Wild Privet (*Ligustrum vulgare*)
- Field Maple (*Acer campestre*)
- Blackthorn (*Prunus spinosa*)
- Guelder Rose (*Viburnum opulus*)
- Wayfaring Tree (*Viburnum lantana*)
- Dog Rose (*Rosa canina*)
- Spindle (*Euonymus europaea*)
- Holly (*Ilex europaeus*)

The hedgerow should include 5 or more woody species within a 30m length in order to be classified as species-rich.

Where possible, no cutting will take place during peak bird nesting season, which runs from March to September. Where possible, shrubs and hedgerows will not be cut back annually, as flower buds often form on second-year growth. Trimming hedges on a two-year or three-year rotation, targeting different sections each year, will make sure there are always flowers for pollinators in spring and berries for birds in autumn. Hedges cut every three years can produce two and a half times as many blossoms as those cut annually. Rotational cutting can also save time and money that would be invested in annual cutting.

Border plants that will attract insects, including butterflies and bumblebees should be incorporated into any planted areas. These include a mix of native and garden plants that are known to provide insects with a food source, thus providing a food web for larger animals:

Flowers for Borders -

*Aubretia (spring to early summer) *Aubretia* sp.

*Candytuft (summer to autumn) *Iberis* sp.

*Cherry pie (summer to autumn) *Heliotropium arborescens*

Corncockle *Agrostemma githago*

Cornflower *Centaurea cyanus*

Corn marigold *Glebionis segetum*

Corn poppy *Papaver rhoeas*

*Echinacea *Echinacea* sp.

English Bluebell (spring) *Hyacinthoides non-scripta*

*Evening primrose (summer to autumn) *Oenothera biennis*

*Honesty (spring) *Lunaria annua*

*Ice plant 'Pink lady' (early autumn) *Delosperma sutherlandii*

Knapweed (summer to autumn) *Centaurea* sp.

Mallow (summer to autumn) *Malva* sp.

*Mexican aster (summer to autumn) *Cosmos bipinnatus*

*Michaelmas daisy (summer to autumn) *Aster amellus*

*Night-scented stock (summer) *Matthiola longipetala*
Ox-eye daisy (summer) *Leucanthemum vulgare*
*Phacelia (summer to autumn) *Phacelia tanacetifolia*
*Poached egg plant (summer) *Limnanthes douglasii*
Primrose (spring) *Primula vulgaris*
Red campion (spring) *Silene dioica*
*Red valerian (summer to autumn) *Centranthus ruber*
Scabious (summer) *Scabiosa* sp.
St John's wort (spring) *Hypericum perforatum*
*Sweet William (summer) *Dianthus barbatus*
*Tobacco plant *Nicotiana* sp.
*Verbena (summer to autumn) *Verbena officinalis*
*Wallflowers (spring to early summer) *Erysimum* sp.
Wood forget-me-not (spring) *Myosotis sylvatica*
Yarrow (early summer) *Achillea millefolium*
Plants marked * are hybrids or exotics that may be useful in the garden

Herbs -

Hyssop (summer to early autumn) *Hyssopus officinalis*
Lavender *Lavandula* sp.
Lemon balm *Melissa officinalis*
Marjoram (summer) *Origanum majorana*
Rosemary (spring) *Salvia rosmarinus*
Sweet Cicely (spring to early summer) *Myrrhis odorata*
Thyme (summer) *Thymus* sp.
Angelica (summer to early autumn) *Angelica* sp.
Bergamot (summer to early autumn) *Citrus bergamia*
Borage (spring to early autumn) *Borago officinalis*
Coriander (summer) *Coriandrum sativum*
English marigolds (summer to early autumn) *Calendula officinalis*
Fennel *Foeniculum vulgare*

Feverfew (summer to autumn) *Tanacetum parthenium*

Trees, shrubs & climbers -

Bramble (climber) *Rubus fruticosus* agg.

*Buddleia (shrub) *Buddleja davidii*

Common alder (suitable for coppicing) *Alnus glutinosa*

Dog rose (climber) *Rosa canina*

Elder (small) *Sambuca nigra*

English oak (large gardens only) *Quercus robur*

Gorse (shrub) *Ulex europaeus*

Guelder rose (shrub) *Viburnum opulus*

Hawthorn (suitable for coppicing) *Crataegus monogyna*

Hazel (suitable for coppicing) *Corylus avellana*

Honeysuckle (native honeysuckle) *Lonicera periclymenum*

Hornbeam *Carpinus betulus*

Ivy (climber) *Hedera helix*

*Jasmine (night-scented) *Jasminum* sp.

Pussy willow (suitable for coppicing) *Salix* sp.

Rowan *Sorbus fruticosa*

Silver birch *Betula pendula*

All plants that are native or wildlife-friendly above should be sourced from a stockist of native and local origin plants. Wild Seed (2020) can provide details of local, native-sourced plants and seeds.

As well as being useful for insects, the oak and beech will provide fruits for smaller mammals to utilize in the autumn months.

Further advice, if required, should be sought from a landscape architect regarding planting location and implementation.

*Plants marked * are native or wildlife-friendly.

It is vital to implement and manage the wildflower meadow correctly in order to benefit and enrich biodiversity throughout the site. The following information has been taken from <https://wildseed.co.uk/mixtures> and it is recommended that EM5 Meadow Mixture, for loamy soils, is used:

Ground preparation

Good preparation is essential to success, so aim to control weeds and produce a good quality seed bed before sowing.

To prepare a seed bed first remove weeds using repeated cultivation.

Plough or dig to bury the surface vegetation, harrow or rake to produce a medium tilth, and roll, or tread, to produce a firm surface.

Loamy soils are easily worked and can usually be prepared for seeding in either the autumn or spring.

Sowing

The seed will be sown in the autumn or spring.

The seed must be surface sown and can be applied by machine or broadcast by hand.

To get an even distribution and avoid running out, divide the seed into two or more parts and sow in overlapping sections.

Do not incorporate or cover the seed, but firm in with a roll, or by treading, to give good soil/seed contact.

Aftercare - First-year management

Most sown meadow wildflower and grass species are perennial; they will be slow to germinate and grow and will not usually flower in their first growing season.

There will often be a flush of annual weeds from the soil in the first growing season which may grow up and obscure the meadow seedlings beneath. This annual weed growth is easily controlled by topping or mowing.

Mow newly sown meadows regularly throughout the first year of establishment to a height of 40-60mm, removing cuttings if dense. This will control annual weeds and help maintain a balance between faster-growing grasses and slower-developing wildflowers.

Avoid cutting in the spring and early summer if the mixture has been sown with a [nurse cover of cornfield annuals](#), or is autumn sown and contains Yellow Rattle. These sown annuals should be allowed to flower, then in mid-summer cut back and the cut vegetation removed. It is important to cut back cornfield annuals before they die back, set seed or collapse: this cut will reveal the developing meadow mixture and give it the space it needs to develop.

B - Buildings

As two buildings will be converted, all works will need to avoid the bird nesting season (if nests are found). Additionally, artificial nesting will need to be provided. These will be designed to provide nesting habitat that doesn't conflict with the homeowners' needs e.g. installed nests will be away from doors/windows etc. to prevent conflict. Furthermore, the buildings are confirmed bat roosts following emergence surveys and hibernation surveys (Greengage Environmental 2017). Therefore, a full bat licence will need to be applied for before works can commence. Please refer to the Ecological impact assessment report (HT Ecology, 2022) for further information.

C - Installation of bat boxes/bat loft

Under licence, two Schweglar 1FF bat boxes will be installed on the retained trees prior to development, and these should be no less than 3m above ground level and away from any neighboring ledge to prevent local cats predated on bats using the boxes. In addition, a minimum of two Schweglar 1FF boxes (see figure 2) should be hung on the trees at a minimum of 3m from ground level and face south/southwesterly. These boxes are known to be used by crevice and void dwelling species. A minimum of one bat tube to be built into the new/restored building (Figure 3). These require no maintenance, can be installed on a gable end/under an eave, no less than 3m above ground level, face south or north and can be faced in any material to provide an aesthetic matching the reminding building.

Once installed, the bat boxes need not be monitored, but should be checked annually to ensure that they have not been damaged, vandalised, or become unstable. Any such problems should be corrected by a licensed bat worker, and replacement within the management period should be undertaken, as necessary.



Figure 2: Chillon Woodcrete Bat Box.



Figure 3: bat tube

Additionally, based upon the results of the hibernation and emergence surveys, a bat loft will need to be built into the barn. A height of at least 2m from loft floor to ridge beam, 5m apex length and 4m width will need to be achieved. Two bat access tiles will need to be installed to allow access to the loft. Additional crevices to be constructed and a loft hatch to allow monitoring and management of the roost.



Figure 4: example of bat access tile

In regard to lighting, commuting routes shown to be present during the emergence surveys, will be designed to minimise the impact it has on potential bat roosting and commuting.

Lighting will be in line with the BCT lighting guidelines (Bats and Lighting in the UK (Bat Conservation Trust, 2023) <https://www.theilp.org.uk/documents/guidance-note-8-bats-and-artificial-lighting/>

This lighting, where possible, will be of low level, be on downward deflectors and be on PIR sensors. Using LED directional lighting can also be a way of minimizing the light spill affecting the habitat. No up-lighting should be used. Light spill must be minimized to 0.5lux.

D - Installation of bird boxes

Bird boxes provide excellent, safe opportunities for species which may be present in the area. They are frequently used and therefore provide significant benefits to the bird assemblage. Bird boxes for a variety different species will be installed. A selection of open fronted boxes, and songbird boxes (see Figures 5 and 6) will be installed by contractor, a minimum of four of each of the boxes are to be installed. These will be placed at a minimum height of 2 meters and will be placed to face between north and east.



Figure 5: Robin box.



Figure 6: Songbird box.

All boxes installed on site will be checked annually by a suitable licensed ecologist. This is to ensure all boxes are in good condition, clear of debris and clear of any disused nests.

Swift nest bricks are recommended due to the increased lack of nesting opportunities swifts are finding in modern-built dwelling homes. Information is adapted from the RSPB <https://www.rspb.org.uk/our-work/rspb-news/news/stories/swift-advice-for-ecologists/> and <http://actionforswifts.blogspot.com>

The following will be undertaken:

Wherever possible, clusters of four swift bricks (six clusters in total) will be installed into new or restored buildings to increase the overall availability of nest sites for swifts and other species. Birds such as house sparrows can use swift bricks, but swifts cannot use house sparrow nest bricks.

Integral swift bricks are the preferred option for new housing developments. These should be fitted in clusters of 2 to 4 on gable ends and near the roofline where swifts would naturally look for a potential nest site.

Try to ensure swift bricks have a minimum of 5m clearance beneath and in front. Always avoid locating them above doors and windows to help prevent a disturbance issue to both the birds and human owners.

Alternatively, one swift box (six in total) can be placed on the external walls of a building when a restoration or opportunities don't exist to build in the boxes.



Figure 7: example of a swift box: <http://actionforswifts.blogspot.com/p/diy-swift-box-designs.html>

E - Enhancements for Hedgehogs

Hedgehog highways should be installed where possible into any hard boundaries e.g. walls or fences in order to allow hedgehogs and other small mammals a continuous corridor across the site and to other gardens and green spaces. One whole per boundary will be required.

- A 13cm x 13cm is sufficient for any hedgehog to pass through. This will be too small for nearly all pets (Figure 9).
- Remove a brick from the bottom of the wall, creating a 13cm x 13cm hole.
- Cut a small hole in your fence if there are no gaps.
- Dig a channel underneath your wall, fence, or gate.
- Ideally, rather than walls or fences, a hedge will provide foraging, shelter, and a route along as well as through the site.

Figure 9: Hedgehog Highway, Source - Wildlife Trust - <http://7474fab53f1b6ee92458-8f3ac932bad207a00c83e77eaae8d15c.r12.cf1.rackcdn.com/Hedgehog%20Highway.jpg>

Hedgehog houses can be installed on-site, with one or two houses recommended. Hedgehog homes can be bought or be made (see information on the Wildlife Trust or RSPB website on how to construct a hedgehog house). The following information is adapted from <https://www.rspb.org.uk/get-involved/activities/nature-on-your-doorstep/garden-activities/build-a-hedgehog-house/>

- Making a house:
 - The simple structure should consist of a larger wooden compartment with a small entrance tunnel to protect hedgehogs from predators.
 - Install a narrow drainpipe to the rear for ventilation.
 - Screw the roof of the box so it can be removed if necessary at a later date for cleaning and maintenance.
- Install houses in quiet and shaded areas of the site and the entrance tunnel should be placed out of the wind.
- Cover the house with leaves, twigs and vegetation and fill the chamber section, place a layer of dead, dry leaves. Hedgehogs prefer small leaves such as birch, oak, hawthorn or hazel. Ensure the entrance tunnel and ventilation tube are clear.
- It is recommended to clear out the hedgehog house every 1-2 years.
 - This can be done in April, when they have finished hibernating but before they start producing hoglets.
 - October is the ideal time before they go into hibernation and after most of the litter have been weaned.

5.0 Implementation

5.1 Schedule and Management Responsibilities

5.1.1 Landscape and Biodiversity

The schedule for activities is as set out in Table 3 below.

Table 3. Schedule and responsible parties for biodiversity management prescriptions

Management Prescription reference	Contributing activities (as described in Section 4.1)	Timings	Responsible parties
A	Retain all vegetation were possible and manage in the same manner as has previously occur on site.	Year round	Owner or landscape contractor.
	Replace any failures and add additional planting when necessary. Use native species were possible.	Year round	Owner or landscape contractor.
B	Install bat loft	During build	Building contractor.
C	Installation of bat boxes	Before the development	Appointed landscaping contractor
	Monitoring (and correction / replacement as necessary)	December / January - Annually	Bat licensed ecologist
D	Installation of bird boxes	At or shortly prior to the commencement of development	Appointed landscaping contractor
	Monitoring (and correction / replacement as necessary)	December / January - Annually	Ecologist



Figure 8: proposed locations of enhancements

6.0 References

HT Ecology. Ecological impact assessment report (2022)

Google Earth, (2024), Image from site location

National and Local Landscape Character Assessments (2024) - NCA86 South Suffolk and North Essex Clayland

Appendix I Relevant Legislation

Bats

All species of bat are listed in Schedule 5 of the Wildlife and Countryside Act 1981 (as amended) and Schedule 2 of the Conservation of Habitats and Species Regulations 2010. They are afforded full protection under Section 9(4) of the Act and Regulation 41 of the Regulations. These make it an offence to:

- deliberately capture, injure or kill any such animal;
- deliberately disturb any such animal, including in particular any disturbance which is likely to:
 - impair its ability to survive, breed, or rear or nurture their young;
 - impair its ability to hibernate or migrate.
 - affect significantly the local distribution or abundance of that species; or
- damage or destroy a breeding site or resting place of any such animal; or
- intentionally or recklessly disturb any of these animals while it is occupying a structure or place that it uses for shelter or protection; or
- intentionally or recklessly obstruct access to any place that any of these animals uses for shelter or protection.

In addition, five British bat species are listed on Annex II of the Habitats Directive.

These are:

- Greater horseshoe bat (*Rhinolophus ferrumequinum*)

- Lesser horseshoe bat (*Rhinolophus hipposideros*)
- Bechstein's bat (*Myotis bechsteinii*)
- Barbastelle (*Barbastella barbastellus*)
- Greater mouse-eared bat (*Myotis myotis*)

Breeding Birds

With certain exceptions, all wild birds, their nests and eggs are protected by section 1 of the Wildlife and Countryside Act 1981 (as amended). Therefore, it is an offence to:

intentionally kill, injure or take any wild bird;

intentionally take, damage or destroy the nest of any wild bird while it is in use or being built; or

intentionally take or destroy the egg of any wild bird.

These offences do not apply to hunting of birds listed in Schedule 2 subject to various controls.

Bird species listed on Schedule 1 of the Act receive further protection, thus for these species it is also an offence to:

intentionally or recklessly disturb any bird while it is nest building, or is at a nest containing eggs or young; or

intentionally or recklessly disturb the dependent young of any such bird.

Appendix II Magic Map Search

Table 2: Magic search results

Receptor	Approx. Distance and Direction to Nearest (m/km)	Description
Statutory sites	1080m NE	Benington High Wood - SSSI
Granted protected species licenses	n/a	n/a
Priority habitat	955m E 1080m NE 754m E	Floodplain grazing marsh Deciduous woodland Good quality semi-improved grassland

MAGiC

Magic Map

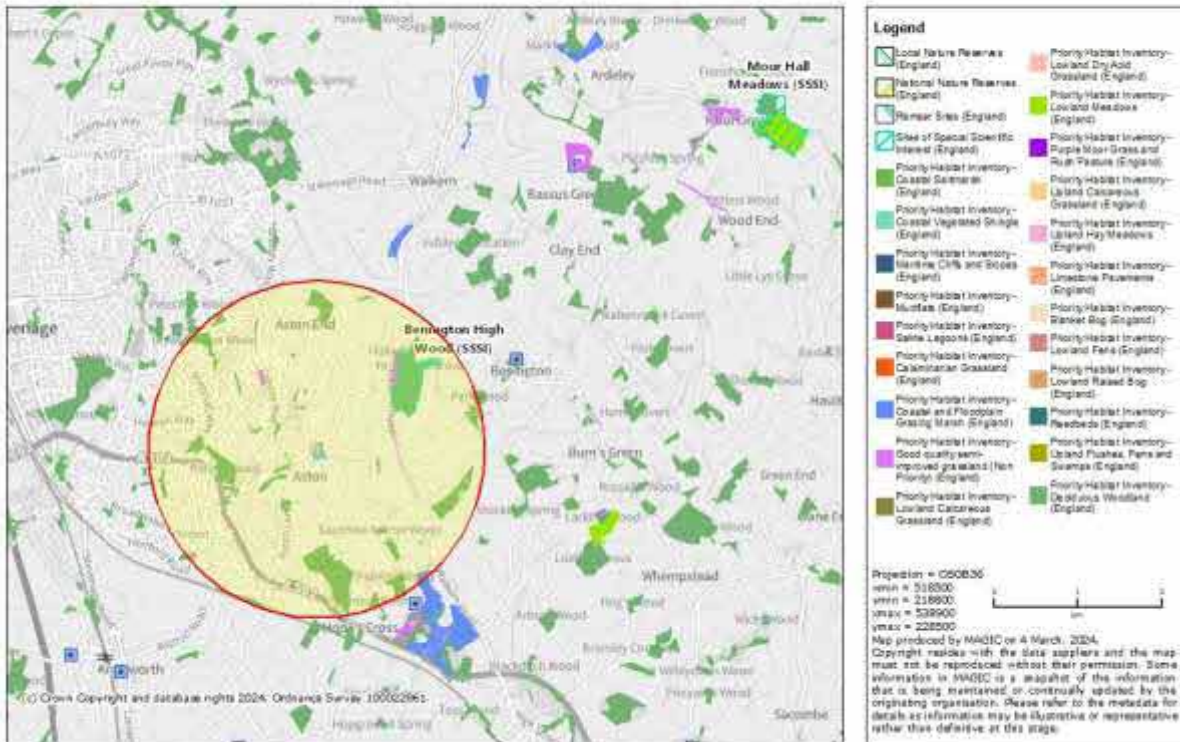


Figure 8: Magic Map search

Appendix III - Proposed Plans



Proposed plans: Anglia Design (2024)