

BIODIVERSITY ENHANCEMENT STATEMENT

FOR

PLANNING APPLICATION

FOR

**SINGLE STOREY REAR EXTENSION. SINGLE STOREY REAR EXTENSION PLUS LOFT
CONVERSION INCLUDING HIP TO GABLE AND REAR DORMER AND FRONT
VELUX.**

AT

**8 SEFTON AVENUE
BOGNOR REGIS
PO21 3BP**

January 2026



PDK Architecture and Surveying.



1. Introduction

The property is a semi-detached house in a residential street. It has a large rear garden with side access and off road parking to the front. The applicant wishes to extend the property with a single storey rear extension replacing the existing conservatory plus a loft conversion including hip to gable, rear dormer and front Velux.

2. Assessment of physical context

The proposed single storey rear extension replacing the existing conservatory and concrete patio so no green garden is lost. The loft conversion including hip to gable, rear dormer and front Velux is on the footprint of the existing building.

The off street parking for 2 cars on the drive remains unaltered.

A water butt is provided to the rear of the building to utilise roof water.

Bat and bird boxes are to be provided in accordance with bat survey and report together with any other mitigation for other species.

3. Social/economic context and planning context

4. Evaluation

There is no negative impact on the existing biodiversity and this will be enhanced with the use of water butts and the encouragement for bats and birds to visit the garden..

This Biodiversity Enhancement Statement is submitted in support of an Application for Planning Permission made on behalf of Sharyn Wall for the Single storey rear extension plus loft conversion including hip to gable and rear dormer and front Velux to the semi detached house.

Prepared By PJC

January 2026