

From: Liz Annalls [REDACTED]
Sent: 15 January 2020 11:46
To: Planning.Responses <Planning.Responses@arun.gov.uk>
Subject: RE: Planning Consultation on: CM/64/19/PL

App No: CM/64/19/PL

Address: Langford Horsemere Green Lane Climping BN17 5QZ

Proposal: Residential development comprising 1x3-bedroom bungalow, 2x3-bedroom houses, 2x2-bedroom houses 4x4-bedroom houses along with access and parking following demolition of existing dwelling - Departure from the Development Plan.

Bats

The hedgerows on site are used by bats for commuting and foraging and will need to be retained and enhanced for bats. This will include having a buffer strip around the hedgerows and during construction fencing should be used to ensure this area is undisturbed. Any gaps should also be filled in using native hedge species to improve connectivity. Conditions should be used to ensure this.

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 boxes are installed on to the buildings onsite 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 extension / and or tree within the garden of the property.

Biodiversity Net gain

In line with Policy ENV DM5 of the Arun District Local Plan information on Biodiversity Net Gain needs to be provided as part of the planning application prior to determination. We are pleased to see that enhancements have been provided within the Preliminary Ecological Appraisal (Dec 2019) further enhancements we would like to see include;

- Any trees removed should be replace at a ratio of 2:1
- Wildflower meadow planting used

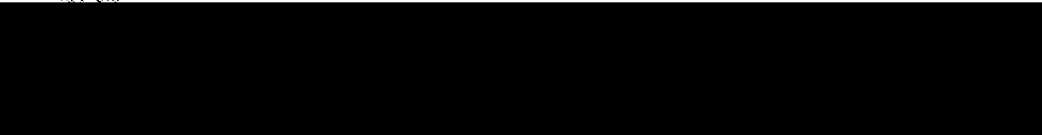
- Filling any gaps in tree lines or hedgerows with native species
- Bat and bird boxes installed on the site – integrated bat tubes, bricks or tiles should be used
- Grassland areas managed to benefit reptiles.
- Log piles onsite
- We require that gaps are included at the bottom of the fences to allow movement of small mammals across the site
- two hedgehog nesting boxes included on the site
- ramps inserted into excavations overnight to allow animals to escape

Kind regards

Liz



Liz Annalls
Environment Officer
Environmental Protection
Chichester District Council



From: planning.responses@arun.gov.uk [<mailto:planning.responses@arun.gov.uk>]
Sent: 09 January 2020 13:04
To: Environmental Strategy
Subject: Planning Consultation on: CM/64/19/PL

To: **Ecology Advisor**

NOTIFICATION FROM ARUN DISTRICT COUNCIL
Town & Country Planning Act 1990 (as amended)
Town and Country Planning (Development Management Procedure) (England) Order 2015 - Articles 16 & 18 Consultation before the grant of permission
Planning Permission

APPLICATION NO: CM/64/19/PL
Registered: 11th December 2019
Site Address: Langford Horsemere Green Lane Climping BN17 5QZ
Grid Reference: 499750 102272
Description of Works: Residential development comprising 1x3-bedroom bungalow, 2x3-bedroom houses, 2x2-bedroom houses 4x4-bedroom houses along with access and parking following demolition of existing dwelling - Departure from the Development Plan.

The Council have received the above application. I shall be pleased to receive any observations you may wish to make.

[Click here to view the application details](#)

Should you have any comments to make, these should be sent by replying to this email by 06-FEB-20.

You can also monitor the progress of this application through the Council web site:

www.arun.gov.uk/planning

Please be aware that any comments you may make will be available on our website so please do not insert personal details or signatures on your reply.

In the absence of a reply within the period stated, I shall assume that you have no observations to make.

The officer dealing with this application is Mrs A Gardner who can be contacted on telephone number 01903 737529.

Regards
Planning Officer

consultee_email

<http://www.arun.gov.uk>

DX 57406 Littlehampton

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