



Biodiversity Enhancement Statement

Internal and external alterations to building to facilitate conversion and change of use to a children's care home. Reinforcement of brick and flint garden wall with buttresses and reconsolidate wall with coping courses

Courtwick Park,
Courtwick Lane,
Littlehampton,
BN17 7PD

May 2026

Introduction

- 1.1. Manorwood have been instructed to prepare a full planning application and listed building consent for internal and external alterations to this Grade II Listed Building to facilitate its change of use and conversion to a children's care home. The proposal also seeks permission and consent to reinforce the brick and flint garden wall with buttresses and reconsolidate the wall with coping courses.
- 1.2. Our client wishes to convert the building to a home which will provide care for seven children between the ages 10-18 that require re-homing and additional support. Our client currently runs two children's care homes in West Sussex, providing care and support for children in the local community.
- 1.3. There is a significant shortage of this type of child care provision within the local area and the proposal will provide a much needed children's care home within the local area which will enable children to be located close to their existing lives and places of education. A letter from West Sussex County Council is provided in support of this application and details the success of our client's existing care homes and the need for this additional children's care provision in the local area.
- 1.4. This biodiversity enhancement statement will provide details of the biodiversity enhancement measures proposed in relation to the development in accordance with policy ENV DM5 of the Arun Local Plan.

Biodiversity Enhancement Measures

Policy ENV DM5 of the Arun Local Plan requires development scheme to achieve a net gain in biodiversity and to protect existing habitats on the site. Development schemes should be appropriately designed to facilitate the emergence of new habitats on the site.

The proposed development comprises internal and external alterations to the existing house and external wall within the garden. The proposed alterations would not impact upon any priority habitats within the site.

To facilitate the emergence of new habitats on the site, two bird boxes can be incorporate within the site in conjunction with this proposal. This will encourage birds to use the site and enhance biodiversity in accordance with policy ENV DM5 of the Arun Local Plan. This measure is proportionate to the scale of development.