

BIODIVERSITY ENHANCEMENT STATEMENT

Application Site:

17 Ernest Fitches Way - Kingley Gate, Littlehampton, BN17 7EP

Proposal:

Erection of a small single-storey timber garden cabin within the residential curtilage for use as a small-scale dog grooming business ancillary to the main dwelling.

1. Existing Site

The proposed development is located within an existing residential garden area associated with the dwelling at Kingley Gate, Littlehampton.

The site comprises maintained domestic garden space situated behind the existing garage structure. The proposal does not involve the removal of any trees, hedgerows, ponds, or other notable habitat features.

The surrounding area is predominantly residential in character.

2. Nature and Scale of Development

The proposal consists of a modest timber garden cabin measuring approximately 2.5m x 3m (7.5 square metres).

The structure will be single-storey with a maximum height below 2.6 metres.

The development is of a very limited scale and will remain ancillary to the primary residential use of the property.

3. Ecological Impact

Due to the small scale and domestic nature of the proposal, the development is not considered likely to result in significant ecological impacts.

The proposal:

- does not require the removal of trees or hedgerows;
- does not affect any known watercourses or ponds;
- does not involve significant excavation works;
- will not introduce substantial additional lighting;

- will not materially increase noise or disturbance levels;
- will utilise the existing driveway and access arrangements.

The cabin is positioned within an already managed domestic garden environment and therefore the proposal is considered to have negligible impact on existing biodiversity value.

4. Biodiversity Enhancements

In order to provide a modest biodiversity enhancement, the following measures are proposed:

- Installation of at least one bird box within the garden area;
- Retention of existing garden planting and boundary vegetation;
- Introduction of pollinator-friendly planting within the garden where practicable;
- No external floodlighting proposed as part of the development.

These measures will assist in supporting local bird and pollinator species within the site.

5. Conclusion

The proposal represents a small-scale form of development within an existing residential curtilage and is not considered likely to adversely impact biodiversity or ecological interests.

The proposal includes minor biodiversity enhancements appropriate to the scale and nature of the development.