

From: Nicola Spencer on behalf of Planning.Responses
Sent: 18 December 2025 17:53
To: Planning Scanning
Subject: FW: LY/13/25/PL

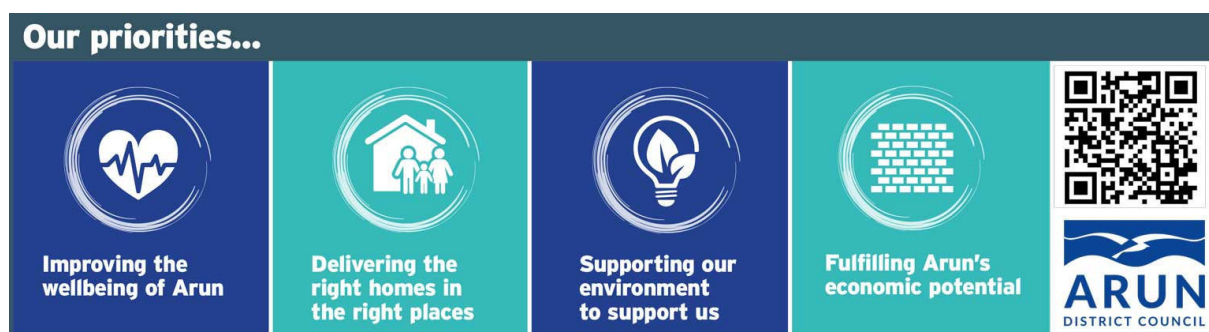
PL- Consultation- Ecology response

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From: Jonathan Best <Jonathan.Best@arun.gov.uk>
Sent: 17 December 2025 15:32
To: Planning.Responses <Planning.Responses@arun.gov.uk>
Cc: Amber Willard <Amber.Willard@arun.gov.uk>
Subject: LY/13/25/PL

Back Arun Fishery North of Arundel Station, Station Road Roundabout Arundel BN18 9JJ

I have reviewed this application with regards to ecology and Biodiversity Net Gain.
Recommendation: No objection subject to conditions.

The site is within the Arun Valley SPA Impact Risk Zone 2. However, given the scale and nature of the development an appropriate assessment is not required.

The site is also within the Climping to Houghton Biodiversity Opportunity Area (BOA). The proposed enhancement of the habitats will provide biodiversity gain within this BOA.

The proposed temporary structures are outside the riparian zone therefore no waterway condition assessment is required.

The Small Sites Metric shows an increase of 11.45% in habitat units. This exceeds the mandatory 10% required.
The gain is achieved through tree planting.

The PEA has assessed impacts of this proposal on protected species. The report identified no impacts to protected species. No further surveys are required.

The PEA by Leith Ecology Consulting Ltd dated 08/12/25 makes recommendations for ecological enhancements as outlined below.

Enhancement

The project will deliver measurable biodiversity net gain through positive interventions that go beyond simple compensation:

- *Habitat Creation: The planting of 11 new small trees, focusing on native species such as oak, wild cherry and field maple, will increase canopy cover and vertical structure.*
- *Scrub and Grassland Enhancement: Retained scrub will be diversified through under-planting, and grassland areas will be managed to increase species diversity and structure, benefiting invertebrates and foraging birds.*
- *Refugia and Roosting Features: The installation of bird and bat boxes on suitable trees or structures, along with the creation of log piles for reptiles and invertebrates, will provide new sheltering opportunities that were previously lacking in the site's more intensively managed areas.*

Due to the small scale of the development a HMMP is not required for this application. Management, maintenance, and monitoring of the habitats can be secured through condition.

I recommend the following conditions:

BNG1

ECOBNG2 – to include the enhancements set out above.

Regards,

Jonathan Best MCIEEM
Ecology Officer, Planning Policy

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