

Construction Ecological Management Plan

Southwick Court Farm, Trowbridge

20 November 2025

Ecology
Arboriculture
Land Management





Site Details

Site Name and Location	Southwick Court Farm, Trowbridge
Central OS Grid Reference	ST846559
Client	Wain Homes (Severn Valley) Ltd

Report Details

Report Title	Construction Ecological Management Plan
Report Reference	3081-CEMP-KO

Quality Assurance & Revision Record

Revision	Date	Author	Checked By	Approver	Summary of Changes
V1	20 November 2025	Kit Owen BSc	Matthew Davey BSc MSc MCIEEM	Jon Garner BSc MCIEEM	N/A

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1 Introduction

This report has been produced by GE Consulting on behalf of Wain Homes (Severn Valley) Ltd for a development at Southwick Court Farm, Trowbridge.

The area within the application boundary is hereafter referred to as the 'Site'.

1.1 Background

The Site was granted outline planning permission at appeal in 2024 (planning ref: APP/Y3940/W/23/3321957) for up to 180 no. dwellings, site servicing, public open space, creation of new roads, installation of services, and drainage infrastructure.

The outline application was accompanied by an Ecological Assessment (Engain, 2021) which detailed various surveys undertaken between 2016-20. An update walkover survey was undertaken in September 2025 to accompany the reserved matters application which reassessed the development's impacts on ecology and nature conservation (GE Consulting 2025).

This CEMP should be read in conjunction with the following reports:

- 👉 Engain (2021) *Ecological Assessment Report*
- 👉 GE Consulting (2025) *3081-AIA-MU Land South of Trowbridge, Arboricultural Impact Assessment*
- 👉 GE Consulting (2025) *3081-LEMP-KO Landscape Environment Management Plan*
- 👉 Wain Homes (2025) *295-SK04-Silt Management-A1*
- 👉 PGLA (2025) *TRO2507_PP01.00_P3_Planting Plan Schedule & Specification notes*

1.2 Aims

This report was commissioned in order to address the ecological elements of Condition 10, and to accompany a Reserved Matters Application. The ecology elements of Condition 10 (Section (xiii)) states:

10. The development hereby approved shall not commence until a Construction and Environmental Management Plan (CEMP) has been submitted to and approved in writing by the Local Planning Authority. The CEMP shall include details of the following relevant measures:

- 👉 *xiii. In addition, the Plan shall provide details of the ecological avoidance, mitigation and protective measures to be implemented before and during the construction phase, including but not necessarily limited to, the following: Pre-development species surveys including but not exclusively roosting bats, otter, water vole and birds.*
- 👉 *Phasing plan for habitat creation and landscape works including advanced planting proposals including pre-development provision of TBMS zones A and B and predevelopment provision of hedgerow mitigation/ translocation along Firs Hill A361.*
- 👉 *Identification of ecological protection areas/buffer zones and tree root protection areas and details of physical means of protection, e.g. protection fencing. Method statement to include pollution prevention measures for construction of causeway over Lambrook Stream to minimise harm to the watercourse and protected and notable species with monitoring undertaken in accordance with details submitted to and agreed by the Local Planning Authority.*

- 🦋 *Working method statements for protected/priority species, such as nesting birds, reptiles, amphibians, roosting bats, otter, water vole, badger and dormice¹ with regular monitoring.*
- 🦋 *Mitigation schemes for each endangered species should be planned and assessed in accordance with the spring 2022 revision of the Wildlife and Countryside Act.*
- 🦋 *Work schedules for activities with specific timing requirements in order to avoid/reduce potential harm to ecological receptors; including details of when a licensed ecologist and/or ecological clerk of works (ECoW) shall be present on site.*
- 🦋 *Key personnel, responsibilities and contact details (including Site Manager and ecologist/ECoW).*
- 🦋 *Timeframe for provision of compliance report to the local planning authority; to be completed by the ecologist/ECoW and to include photographic evidence.*
- 🦋 *There shall be no burning undertaken on site at any time.*
- 🦋 *Construction hours shall be limited to 0730 to 1800 hrs Monday to Friday, 0730 to 1300 hrs Saturday and no working on Sundays or Bank Holidays.*

The development shall subsequently be implemented in accordance with the approved details of the CEMP.”

This document sets out ecological protection measures and has been prepared to provide sufficient information to satisfy the ecology elements of Condition 10 of the above appeal decision. It relates to the Site as shown on **Figure 1** and was informed by the above report.

This document should be read in conjunction with the remainder of the Construction Management Plan detailing the remainder of the elements required to discharge Condition 10.

The contractor will keep a copy of this document on site at all times and ensure that the workforce is aware of its contents.

¹ Engain (2021) stated that dormice are considered absent, therefore, they are not considered further in the report.

2 Roles & Responsibilities

2.1 Contact Details

Ecological queries should be made to GE Consulting, as detailed below.

Role	Organisation	Address	Phone/ email
Client	Wain Homes (South West)	Unit 2, International Office Park, Clyst Honiton, Exeter, EX5 2HL	01392448900
Ecological Clerk of Works (ECoW)	GE Consulting	Unit 11 Gidleys Meadow Business Park, Christow, Devon, EX6 7QB	info@ge-consulting.co.uk 01647 253652

2.2 Ecological Clerk of Works

An ecological clerk of works (ECoW) will be present during certain tasks.

The roles and responsibilities of the ECoW are:

- Understanding of ecological features and constraints, including sensitive timings;
- Knowledge of construction risks and proposed biodiversity protection zones;
- On site practical undertaking of clerk of works to avoid/ reduce ecological impacts in relation to otters and nesting birds and provision of ecological advice;
- Regular reporting to client, site manager and principal contractor;
- Monitoring and reporting on unplanned incidents and compliance with legal, planning and contract requirements, including a record to demonstrate that the required mitigation and/or compensation measures identified in the CEMP have been completed. This shall be submitted to the Local Planning Authority (including photographic evidence) for approval within 3 months of the date of substantial completion of the development or at the end of the next available planting season, whichever is the sooner.

2.3 Project Ecologist

To ensure the successful delivery of the measures for the protection and enhancement of biodiversity described in this CEMP, a **Project Ecologist**² will be appointed to liaise with the site team and advise on all ecological matters.

- Prior to the commencement of any demolition/ ground works, the Project Ecologist or their agent will deliver a 'Toolbox talk' to contractors, covering their legal responsibilities, relevant ecological constraints, including the location of protected species or sensitive habitats, any areas to be avoided and what to do in the event of a protected species being found. Refer to **Figure 1**.
- All contractors will be required to sign a log at the toolbox talk and they will be legally responsible for their own actions on Site;
- The Project Ecologist will be informed of all forthcoming activities so that they can communicate any requirements (e.g. timings constraints, licenses, Ecological Clerk of Works (ECoW)) to the site team to ensure activities are undertaken in accordance with this strategy and current legislation/best practice guidance);
- The Project Ecologist will be contacted if there are any unexpected finds or ecological issues arising and they will advise on the appropriate course of action;

² The Project Ecologist will oversee/ manage the ecology elements of the project but may delegate any specific tasks to another suitably qualified ecologist.

- 🦋 A log will be maintained during the enabling and construction phases to record any species found, (including unexpected finds) and the mitigation measures undertaken during each development phase.

2.4 Incident Recording

Appendix 1 provides record sheets which the Principal Contractor will use to document actions taken to protect biodiversity and monitor their effectiveness during the construction process.

2.5 Procedure to Follow if Protected Species are Discovered

In the event that any protected species (including bats, dormice, reptiles and nesting birds) are found during construction works, all works will stop immediately, and advice sought from an ECoW immediately on how to proceed.

3 Ecological Features and Protection Zones

All site personnel should be aware of the key ecological features:

- 🦉 Hedgerows and trees provide suitability for breeding birds and commuting and foraging bats. Along with the trees in the boundaries and one infield oak supporting bat roosting potential.
- 🦉 Lambrook stream provides suitable habitat for otters and water vole;
- 🦉 Hedgerows and grassland provide suitable foraging habitat for badgers and hedgehog;
- 🦉 Hedgerow provides suitable habitat for reptiles and common species of amphibian³.

A risk assessment of damaging activities has been undertaken, and the following ecological features will be safeguarded as part of the Biodiversity Protection Zones (BPZs) illustrated in **Figure 1**:

- 🦉 Hedgerows, except those requiring removal for access;
- 🦉 Individual tree root protection and woodland block root protection should be protected with Heras fencing or similar BS 5837:2012;
- 🦉 Watercourses will be protected in line with PPG1 (General Guide to the Prevention of Water Pollution) and PPG5 (Works In, Near or Liable to Affect Watercourses);
- 🦉 Watercourses will be further protected in line with the Silt Management Plan (Wain Homes 2025) (295-SK04-Silt Management-A1).

No clearance, storage or construction activities will take place within these zones unless agreed by an ecologist.

4 Timetable for Ecological Mitigation

4.1 Construction Timetable

Construction is expected to commence in Q4 of 2026 and be completed in 2031.

4.2 Programme for Ecological Work

Certain activities are seasonally constrained due to ecological, legal or licensing periods.

The below timetable shows when specific measures need to be undertaken to avoid or reduce impacts. Methodologies are provided in **Sections 6** and **7** below.

Task	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec
Works on hedgerow, scrub and trees (including removal) where nesting birds may be present.	✓	✓	Subject to a pre-works check by ECOW						✓	✓	✓	✓
Update badger survey c. 4 weeks prior to construction.	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Update otter and water vole survey c. 4 weeks prior to construction	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Works on/ near Lambrook stream – otter, water vole	✓	✓	Subject to a pre-works check by ECOW						✓	✓	✓	✓

³ eDNA surveys conducted by Engain (2021) returned no records of GCN, therefore, GCN are considered absent from the Site.

Task	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec
Vegetation (grassland and tall ruderal) removal – staged directional clearance for common amphibians, reptiles, hedgehog)	-	-	✓	✓	✓	✓	✓	✓	✓	-	-	-

5 Method Statements

5.1 Pre-construction Phase

The below section defines the practical avoidance measures to be undertaken prior to construction to protect ecological features, minimise adverse impacts and prevent any breaches of legislation (including the spring 2022 revision of the WCA); also illustrated in **Figure 1**, which shows **Biodiversity Protection Zones**.

5.1.1 Landscaping plans

The phasing plan for habitat creation and landscape works (including advanced planting proposals and pre-development provision of TBMS Zones A and B), and predevelopment provision of hedgerow mitigation/ translocation along Firs Hill A361 is outlined within the Planting Plan Schedule & Specification notes (PGLA 2025) and Landscape Ecological Management Plan (GE Consulting 2025).

5.1.2 Habitat Protection

All boundary hedgerows/treelines that are not subject to removal during the works will be protected during construction. Tree protection fencing will be installed around the hedgerows/treelines in line with BS 5837:2012 and clearly marked out with Heras fencing (or similar) under the guidance of a suitably qualified arboriculturist. The tree protection fencing will be maintained throughout the construction phase and will be subject to regular checks to ensure it is still intact.

The protection of hedgerows and treelines will also serve to protect the breeding birds, commuting/foraging bats, reptiles, hedgehog and common amphibians that the habitat may provide suitability for.

5.1.3 Habitat Removal

5.1.3.1 Amphibians, Reptiles, Hedgehog

During hedgerow, scrub and grassland removal, the following will be required to prevent adverse impacts upon common amphibians, reptiles and hedgehogs and thereby avoid committing an offence.

-  To avoid the risk of killing/ injury of individual amphibians and reptiles, a precautionary method of working (PMW) will be implemented where suitable habitat is present. This will include sensitive timings and habitat clearance under the supervision of an ECoW.
-  A toolbox talk will be given to all personnel on Site by the ECoW prior to any works commencing.
-  This PMW will also ensure no amphibians, hedgehogs, reptiles or other animals are harmed should they be present during vegetation clearance.
-  Works will be undertaken during the amphibian terrestrial season which runs from March/ April (depending on the weather) through to September/ October.
-  Works will be undertaken under the supervision of an ECoW, taking the requirements for nesting birds into consideration.
-  Habitat will be cleared using a two-stage cutting process. The first cut will take the vegetation down to no lower than 150mm. This will reduce the suitability of the habitat whilst being high enough to reduce the risk of injury to any individual animals that may be present.
-  The area will then be checked by the ECoW for the presence of amphibians and hedgehogs. Any common amphibians (common toad, common lizard etc) or hedgehogs found will be moved to safety in surrounding suitable habitats. If nesting birds are found, the area should be left as described above.

- 🦋 The ECoW will undertake hand searches of any features (rubble/ log piles etc.) determined to be suitable for amphibians and reptiles.
- 🦋 The second cut will take the vegetation to bare ground.
- 🦋 The arisings will be removed from Site so as not to create suitable habitat piles.
- 🦋 These areas will be maintained at as bare ground until ground works commence. Should it be left to regenerate, the PMW will apply again.
- 🦋 Should any GCN be found, all works will stop until a mitigation licence is obtained from Natural England.

5.1.3.2 *Nesting birds*

To ensure complete protection of nesting birds the following actions will be implemented:

- 🦋 Preferably trees and shrubs scheduled for removal will be removed or cut down to ground level outside the bird breeding season (e.g. cutting between September and February inclusive).
- 🦋 Removal of trees and shrubs inside the bird nesting season (e.g. removal between March and August inclusive) will require a nesting bird inspection immediately prior to (maximum of 48 hours in advance of) the commencement of work. If nesting birds or birds constructing a nest are subsequently identified to be present work in that area must cease until the nest is clear.

Regardless of timing of work or results of previous surveys, if nesting birds are found within the development of Site during any part of the construction phase, then work should stop and a qualified ECoW consulted.

5.1.4 *Bats*

The previous ecological report identified a total of 48 trees with either high, moderate, low and negligible potential (Engain, 2021).

- 🦋 All trees with bat roosting potential are to be avoided and retained;
- 🦋 Trees with bat roosting potential will be protected within the BPZ's. No works will take place within the BPZ's; No lighting will be permitted to spill onto the BPZ's to protect bats foraging and roosting habitat.

As no impacts on roosting bats are anticipated as part of development, a pre-commencement survey is not considered to be required.

5.1.5 *Badger*

A pre-commencement badger survey will be undertaken to ensure the species have not colonised in the intervening period. This will take place no more than four weeks prior to commencement to account for the dynamic nature of sett excavation and the general mobility of the species. If a sett is discovered within 30m of the proposed works, monitoring may need to be undertaken subject to the extent of and likely direction of tunnels.

5.1.6 *Otter and water vole survey*

Otters are known to be using Lambrook Stream to commute and forage. Prior to bridge construction, a pre-commencement otter survey will be undertaken to check for otter holts and water vole holes. This will take place no more than four weeks prior to commencement due to the dynamic nature of hole excavation and the general mobility of the species.

5.2 Construction Phase

The below section defines the practical avoidance measures to be undertaken during construction to protect ecological features, minimise adverse impacts and prevent any breaches of legislation.

5.2.1 General Environmental Measures

Excavations will be covered overnight or a wide, rough sawn plank or earth ramp will be placed/created at a 45° angle to enable any animals to escape. In addition, any open pipework larger than 150mm will be capped at the end of each working day to prevent badgers from occupying it.

Pollution prevention measures to be employed as per the Environment Agency's Pollution Prevention Guidance Notes, including PPG1 (General Guide to the Prevention of Water Pollution) and PPG5 (Works, In, Near or Liable to Affect Watercourses). This will reduce potential impacts to the ditch north-east of the site boundary.

Construction activities within 25m of watercourses (including ditches) will be avoided during heavy rain to minimise risk of sediment or pollution entering water. Silt fencing or temporary drainage channels will be used to block or divert runoff from stockpiles of materials as required. Refuelling and wheel washing will only be carried out in a designated area at least 15 metres from any watercourse, surface drain or potential pollution pathway. A spill kit must be kept on site. The Environment Agency will be contacted in the event of a pollution incident to a watercourse.

Silt will be managed in accordance with Wain Homes Silt Management Plan (295-SK04-Silt Management).

5.2.2 Habitat Removal – Nesting Birds

Removal of suitable nesting habitat (trees, hedgerow or scrub) should avoid the nesting bird season (March-August inclusive) or be preceded by a pre-works check by the ECoW. Any active nests that are identified should be suitably buffered (extent to be determined by ECoW on Site) and left in-situ until chicks have fledged.

5.2.3 Lighting

No construction lighting will be permitted to spill onto retained hedgerows and trees to protect nocturnal animals such as bats. Alternatively, construction will be restricted to daylight hours, finishing at least 30 minutes before sunset and commencing at least 30 minutes after sunrise during the main bat activity season (April to October inclusive).

-  Construction will be restricted to daylight hours, finishing at least 30 minutes before sunset and commencing at least 30 minutes after sunrise during the main bat activity season (April to October inclusive);
-  No construction or compound lighting will be permitted to spill onto Lambrook Stream or retained hedgerows and trees, to protect nocturnal animals such as bats;
-  No construction or compound lighting will be permitted to spill onto trees with bat roosting potential.

5.2.4 Otter and water vole

- 🦉 If evidence of otter or water vole is found, exclusion zones will be placed around any resting sites identified in pre-construction surveys;
- 🦉 Engain (2021) found no presence of water voles, however, if pre-commencement surveys do, works should be timed to avoid sensitive periods if required, as per **Section 4.2**;
- 🦉 Plant and equipment that will minimise potential disturbance will be selected.

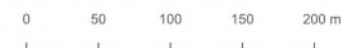
6 Construction Monitoring

Appendix 1 provides record sheets which the Principal Contractor will use to document actions taken to protect biodiversity and monitor their effectiveness during the construction process, with key elements checked by an ecologist/ arboriculturist as appropriate.



Key:

- Site Boundary
- Biodiversity Protection Zone



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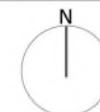
Figure 1:
Biodiversity Protection Zone Map

Project:
Southwick Court Farm, Trowbridge

Client:
Wain Homes (Severn Valley) Ltd

Date:
20/11/2025
Ref:
3081-CEMP-F1

Drawn:
KO
Revision:
-



Appendix 1 – Construction Ecological Mitigation Records Sheets

The following form should be used to record actions taken to protect biodiversity and monitor their effectiveness during the construction process. Signatures should be provided where applicable.

DAILY RECORD OF ECOLOGY MATTERS

To be used as and when required by the Principal Contractor/ site team to keep a record of ecology incidents and procedures undertaken to minimise adverse effects.

If any protected species is found, or in the event of any potentially damaging incidents, the appointed ecologist should be contacted for advice.

Date:		Reported By:	
Summary of Incident/ Activity:			
Ecologist Contacted:		Yes: ☐ No: ☐ N/A: ☐	
Action Taken:			
Outcome (if appropriate):			

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