

Council Planning Consultation Response

ECOLOGY

Officer name:	Patrick Olshansky
Date:	28/01/2026
Application No:	PL/2025/09280
Proposal:	Erection of timber shed to provide a combined shelter/feed and bedding store for livestock and associated works.
Site Address:	Land to the rear of 11 Lydiard Green, Lydiard Millicent, SN5 3LP
Case Officer:	Hilary Quixley

Recommendations:

☐	No Comment
☐	Support
☐	No objection
☒	Condition (no objection subject to conditions)
☐	Objection - further information required
☐	Objection in principle
☐	HRA.

Thank you for your consultation on the above application. I have reviewed the submitted documents against OS maps, aerial photographs of the site and surrounding area, together with GIS layers of statutory and non-statutory designated sites and existing records of protected species.

Information considered:

- Proposed Site Plan, November 2025, Home Plan Design Service
- BNG Baseline Plan uploaded December 2025
- BNG Post Development Plan uploaded December 2025
- Statutory Biodiversity Metric Condition Assessments uploaded November 2025
- Existing Site Plan, November 2025, Home Plan Design Service
- The Statutory Biodiversity Metric, 20 November 2025, Wildwood Ecology

COMMENTS:

The site is mostly modified grassland and a native hedgerow with trees but a small slither of vegetated garden and garden wall have also been included in the redline. Based on existing and proposed plans a relatively small shelter/store will be erected on the grassland and a compensated for through the creation of a second hedgerow with trees.

Habitats Regulation Assessment (HRA)

The development lies within the outer zone of influence (4.2 – 9.4km) for the North Meadow National Nature Reserve (NNR)/Site of Special Scientific Interest (SSSI) component of North Meadow and Clattinger Farm SAC, notified as an exceptional example of lowland meadow with a very high proportion of the surviving UK population of snake's head fritillary. The development has been screened out of Appropriate Assessment under the Habitat Regulations 2017 (as amended) as no adverse effects through increased recreational pressure are anticipated in-combination with other plans and projects.

Compliance with CP50 (no net loss etc)

The area of modified grassland to be cleared is small and of low quality. Compensatory planting proposed would result in a net increase in biodiversity in line with CP50 and NPPF.

Protected Species

Based on the small area impacted it is highly unlikely that an offence on protected species would occur. The current use of the field and poor condition suggests limited suitability for protected species. General precautionary measures should be implemented and would likely avoid an offence, but an ecologist should be contacted if the presence of protected species is identified during works.

Biodiversity Net Gain (BNG)

Under Schedule 7A of the Town and Country Planning Act 1990 (as inserted by Schedule 14 of the Environment Act 2021) this application is required to deliver 10% Biodiversity Net Gain (BNG). The Biodiversity Gain Plan condition will automatically apply if approval is forthcoming.

A completed statutory metric calculation confirming the baseline and predicted post- development biodiversity units of the site has been submitted (including the condition assessment sheets and maps).

Information in the completed on-site baseline habitat tabs is accepted as accurate based on the information submitted. The pre-development (baseline) situation is summarised below.

On-site pre-development (baseline) biodiversity value	0.10 Habitat units
	0.29 Hedgerow units
	0.00 Watercourse units
Are there any irreplaceable habitats on-site?	No
Has any habitat degradation of occurred?	No

Approval of the Biodiversity Gain Plan is a post-determination matter. Justification

CONDITIONS:

Compliance with Submitted Documents

- Proposed Sit Plan, November 2025, Home Plan Design Service
- BNG Baseline Plan uploaded December 2025
- BNG Post Development Plan uploaded December 2025

REASON: For the avoidance of doubt and for the protection, mitigation and enhancement of biodiversity.

INFORMATIVES:

The applicant should note that under the terms of the Wildlife and Countryside Act (1981) and the Conservation of Habitats and Species Regulations 2017 (as amended) it is an offence to disturb or harm any protected species including for example, breeding birds and reptiles. The protection offered to some species such as bats, extends beyond the individual animals to the places they use for shelter or resting. Please note that this consent does not override the statutory protection afforded to any such species. If your proposals could potentially affect a protected species you should seek the advice of a suitably qualified and experienced ecologist and consider the need for a licence from Natural England prior to commencing works. Please see Natural England's website for further information on protected species.

Sign off by WC Ecologist will only be given once ALL outstanding information has been submitted and agreed sufficient.

Ecologist	Date
Patrick Olshansky	28/01/2026