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123 New Road, Bromham. Preliminary Ecological Appraisal (PEA)

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Non-technical Executive Summary

Background and Proposals

In February 2026, BN Ecology was commissioned by Simon Alexander (hereon referred to as 'the client') to undertake a Preliminary Ecological Appraisal to support the conversion of an agricultural barn to residential use on 123 New Road, Bromham, SN15 2JA (delineated as the redline boundary, totalling 0.12 ha). The key objective of this Preliminary Ecological Appraisal was to record and highlight key habitats on-site and assess the potential the Site has to support or bolster the ecological network for protected species & species of conservation concern. Where necessary, any material ecological considerations for the Site have been noted, and in turn support the results and recommendations.

'20/06406/FUL - Proposed steel frame agricultural building.' This was subject to planning approval in October 2020, and concerns the erection of the agricultural barn which the client wishes to convert to residential use. No ecological data was submitted to support this planning application.

Ecology Survey Methods & Surveyor Competencies

The Preliminary Ecological Appraisal was undertaken in accordance with Codes of Practice as set out in the UK Habitats classification system¹; the Chartered Institute of Ecology and Environmental Management²; the Bat Conservation Trust Good Practice Guidelines for Bat Surveys³; and the BS 42020:2013 *Biodiversity – Code of Practice for Planning and Development* (BSI 2013).

The Preliminary Ecological Appraisal was performed by Evie Rice. All findings are supported by a desk study. Results of the Preliminary Ecological Appraisal are illustrated in a habitat map (Appendix 2), which represents habitat types (outlined as target notes ('TN')) and identifies locations of evidence or potential for protected species and species of conservation concern on the Site. Photos of the site are also provided (Appendix 1). These support the results and recommendations outlined in this report.

Results

The Site is located within a predominantly rural agricultural landscape, characterised by a mosaic of arable fields, improved grassland, and scattered residential properties. Access is provided via New Road to the south. Immediately adjacent to the north and east boundaries are h2b – Non-native ornamental hedgerows, while the western boundary is defined by an h2a6 – native hedgerow. To the south, blue-line land within the client's ownership comprises an agricultural field classified as g4 – modified grassland.

¹ UK Habitat Classification, Habitat Definitions, Version 2.0, 2023.

² Chartered Institute of Ecology and Environmental Management, *Guidelines for Preliminary Ecological Appraisal, Second Edition*: Ampfield, Romsey. Issued December 2017.

³ BCT (2023): Collins, J. (ed.) *Bat Surveys for Professional Ecologists: Good Practice Guidelines* (4th Edition). The Bat Conservation Trust, London.

The Site comprises

- u1b5 – Developed Land - Sealed Surface; Buildings;
- g4 – Modified Grassland;
- u1b – Developed Land – Sealed Surface;
- u1c – Artificial Unvegetated – Unsealed Surface; and
- u1f 81 – Sparsely Vegetated; Ruderal/Ephemeral

Urban developed land occupies the majority of the Site and is considered to be of very low ecological value. The Site is bordered by off-site hedgerows; those to the north and east are dominated by non-native species, while the western hedgerow is mature and contains some native species, giving it moderate ecological value. However, the proposed development will not require the removal of any off-site hedgerows.

The proposed development site does not sit within or adjacent to any priority habitat.

Consideration has been given to the following protected species or notable features:

- The potential for Likely Significant Effects that may occur in relation to the Favourable Conservation Status of designated features concerning the Bath and Bradford-on-Avon Special Area of Conservation; Chilmark Quarries Special Area of Conservation; Mottisfont Special Area of Conservation; and the Rowdeford Lesser Horseshoe Bat Roost.
- Above ground nesting birds
- Foraging and commuting habitats for bats
- Terrestrial badger activity
- The habitat suitability for amphibians during terrestrial phases
- Off-site hedgerow suitability for hazel dormouse
- The habitat suitability for reptiles during terrestrial phases
- Terrestrial habitat potential for hedgehog
- Terrestrial habitat potential for brown hare
- Terrestrial and riparian habitat suitability for otter and water vole
- Root Protection Zones for retained off-site hedgerows

Recommendations

The recommendations outlined in this report briefly comprise:

- Mitigation measures for:
 - Bats
 - Amphibians and reptiles
 - Badgers
 - Nesting birds
 - Hedgehogs
 - Protection of off-site retained habitats
 - On-site enhancements

The report also recommends that a sensitive lighting scheme for bats is designed (if any artificial lighting is required to facilitate the proposals) to ensure the boundary features are not subject to excessive artificial light spill.

No further survey effort is recommended, subject to the recommendations delineated in this report being secured. It is considered that the recommendations can be secured by way of planning obligations, such as conditions.

Baseline Habitat Map



1. Introduction, Background and Project Details

- 1.1. This report has been compiled to support a proposal comprising the conversion of an agricultural barn to residential use on 123 New Road, Bromham, SN15 2JA, delineated as the 'redline boundary', totalling 0.12 ha. The grid reference for the redline boundary site is ST96416427.
- 1.2. The Preliminary Ecological Appraisal has been carried out by BN Ecology to assess the ecological baseline of the site, and where necessary, determine if further Phase II species specific surveys are required.
- 1.3. This report demonstrates and confirms that there are no significant ecological constraints beyond the implementation of avoidance, mitigation and minor compensatory measures, as outlined in section six of this report, in relation to nesting birds; foraging and commuting bats; amphibians and reptiles during terrestrial cycles; hedgehogs, badgers during terrestrial cycles; and protection protocols for hedgerow.

Table 1. – Site Specific Information	
Category	Site Specific Information
Site Name	123 New Road, Bromham
Site Location	123 New Road, Bromham, SN15 2JA
Local Authority	Wiltshire Council
Overall Site Area (Redline)	0.12 ha
Existing Land Use (Redline)	Agricultural
Proposed Land Use (Redline)	Residential

2. Report Objectives

2.1 – The Objectives Set Out in this Report

- To establish the baseline ecological conditions within the redline boundary and future changes resultant from the proposed development.
- To consider significant impacts resultant from the proposed development and identify any ecological considerations and constraints that will inform the proposals design and working methods during the construction phase.
- To assess if development is likely to be in accordance with wildlife legislation.
- HRA Screening (only if within a Consultation/Impact Risk Zone).
- To identify the need for further species specific (commonly referred to as Phase Two) surveys if needed.
- To establish enhancements in accordance with the National Planning Policy Framework (excluding mandatory Biodiversity Net Gain as instilled by the Environment Act 2021, which is addressed in a separate report).

3. Methodology

3.1 Desk Study Assessment

A desk study was performed in March 2026 to inform of local records, some or all information which may be relevant to the proposal. Online resources (in this instance, the Multi-Agency Geographic Information for the Countryside (MAGIC)⁴ website) were used as part of this exercise, and included the following:

- Information pertaining to Statutory Site Designations within 2km of the Site, and within 5km for designations relating to bats.
- Information pertaining to European Protected species licences that have been issued within 2km of the Site.
- Any notable Priority Habitats listed under the Priority Habitats inventory onsite or close to the Site.
- Information relating to Sites of Special Scientific Interest (SSSI), including any associated features that may be within the Site boundary, or within an Impact Risk Zone.
- Any other relevant faunal, floral or geological information.

Google Maps⁵ was also used to view satellite images of the Site from an aerial and street view context.

Not all of the below abbreviations are necessarily used within this report. However, for thoroughness, common abbreviations used in such reports include:

- SAC = Special Areas of Conservation
- SPA = Special Protection Area
- SSSI = Site of Special Scientific Interest
- NNR = National Nature Reserve
- LNR = Local Nature Reserve
- AONB = Area of Outstanding Natural Beauty
- SNCI = Site of Nature Conservation Importance
- ASNW = Ancient Semi-Natural Woodland
- RAWs = Restored Ancient Woodland Site
- PAWS = Plantation of Ancient Woodland Site
- NE = Natural England
- WSBRC = Wiltshire and Swindon Biological Records Centre

PLEASE NOTE: As part of the Preliminary Ecological Appraisal, the client did not commission local records to be obtained by Wiltshire & Swindon Environmental Records Centre.

Aerial images and Ordnance Survey maps were utilised to characterise the wider landscape. Off-site features and habitats were examined and assessed in relation to the ecological value they contribute to existing ecological networks that are tangibly associated with the site.

⁴ <https://magic.defra.gov.uk/MagicMap.aspx>

⁵ <https://www.google.co.uk/maps/@52.8382004,-2.3278149,6z>

Ancient woodland has been defined as non-statutory designated sites for the purposes of this report. Such habitats are defined as 'irreplaceable' and receive strong protection through the National Planning Policy Framework (NPPF). More recently, their protection is further strengthened in Section 41 of the Natural Environment and Rural Communities (NERC) Act 2006 as a result of the Biodiversity Net Gain (BNG) policy, specifically associated with Biodiversity Gain Requirements (Irreplaceable Habitat) Regulations 2024.

3.2 Field Survey

Habitats:

A walkover of the Site was undertaken on the 27th of February 2026. The survey nature was an extended UK Habitat Classification Survey, specifically to inform the baseline of the habitats present on-site and their potential to support protected species and species of conservation concern. Any evidence suggestive of protected species being present on-site was noted throughout the course of the survey. The survey was carried out in reference to CIEEM 2017, UK Habitat Classification 2023 and BS 42020:2013 *Biodiversity – Code of Practice for Planning and Development* (BSI 2013).

Habitats on site were assessed to determine whether habitats present are listed under Section 41 Natural Environment and Rural Communities (NERC) Act, (2006), Priority Habitats UK's listed within the National Biodiversity Strategy and Action Plan (2024), habitats of local priority for conservation such as those that pertain to Local Biodiversity Action Plan (LBAP), or if there are any qualifying features that may justify further designation such as non-statutory designated site inclusions (SINC/ LWS/ SNCI).

Schedule 9 of the Wildlife and Countryside Act 1981 provides a list of non-native invasive species, which essentially prohibits the introduction or accidental introduction/spread of these species into the wild in Great Britain. Examples include Japanese knotweed *Fallopia japonica*, Himalayan balsam *Impatiens glandulifera* and giant hogweed *Heracleum mantegazzianum*. Where observed, such species were noted during the survey.

Protected Species and Species of Conservation Concern:

Species taken into consideration included those listed under;

- Section 41 The NERC Act 2006;
- Species lists such as those of local priority and conservation interest, e.g. ones listed within Local Biodiversity Action Plans (LBAP);
- International Union for Conservation of Nature (IUCN);
- Species of Conservation concern (listed as Red, Amber, Near Threatened or Data Deficient or otherwise listed in a Red Data Book if taxonomic group updated assessments have not been undertaken);
- Species listed within the Species Status Project Reviews, such as those that have been listed as Nationally Rare or Nationally scarce.

Bats:

The assessment of the suitability of structures (if present) for roosting bats was based on current guidance set out by the Bat Conservation Trust⁶.

The assessment comprised a Daytime Bat Walkover survey of the Site for its potential to provide roosting features for bats (if appropriate). The focus of attention was to determine if the habitat features onsite form part of foraging and flight-path networks for local bat populations. Photographs were taken of the Site, including the hedgerows and immediate habitat surroundings. Structures (if present) were assessed on a five-point scale (1-5) for their potential as roost sites (where 1 = High potential, 2 = Moderate potential, 3 = Low potential, 4 = Negligible potential, 5 = No potential (Collins et al, 2023)). The assessment was made according to the criteria set out in Table 2. Habitat was also assessed and made according to the criteria set out in Table 3.

The survey concentrated on looking for signs and evidence of bat usage as follows:

- Live and/or dead bats,
- Chattering and squeaking sounds (social calls) heard,
- Droppings,
- Feeding remains (e.g. butterfly or moth wings, beetle wing cases),
- Bat-fly (Nycteribiid) pupal cases,
- Perch abrasions,
- Characteristic staining from urine,
- Marks from oil secretions.

Table 2 – Roosting potential suitability in reference to presence of roosting and habitat features. (Collins et al, 2023).		
Suitability	Description of roosting habitats	Number of activity survey visits required
None	POINT SCALE: 5 There are no habitat features on site likely to be used by any roosting bats at any time of the year.	None
Negligible	POINT SCALE: 4 There are no noticeable habitat features on site likely to be used by roosting bats.	None
Low	POINT SCALE: 3 The structure in question provides one or more potential roost sites that could be used by individual bats, on an opportunistic basis, at any time of the year.	One, in the period May to August
Moderate	POINT SCALE: 2 The structure in question provides one or more potential roost sites that could be used by bats due to their size, shelter, protection, conditions, and	Two, in the period May to September with at least one of the surveys

⁶ Collins, J. (ed.) (2023). Bat Surveys for Professional Ecologists: Good Practice Guidelines (4th Edition). The Bat Conservation trust, London; Mitchell-Jones A. and McLeish A. (2004). Bat Workers Manual (3rd Edition). Joint Nature Conservation Committee, Peterborough; ell-Jones A. (2004). Bat Mitigation Guidelines. English Nature, Peterborough.

	surrounding habitat, but are unlikely to support a roost of high conservation status.	between May and August
High	POINT SCALE: 1 The structure in question provides one or more potential roost sites that are obviously suitable for use by possibly significant numbers of bats on a recurring basis and if the conditions are appropriate, potentially for longer periods of time due to their size, shelter, protection, conditions, and surrounding habitat. These structures have the potential to support roosts of high conservation status.	Three, in the period May to September, with at least two of the surveys between May and August
Confirmed	POINT SCALE: 0 Evidence of bats or use by bats found during the Daytime Bat Walkover, usually found during the external or internal inspection.	Minimum of two surveys to characterise the roost in the period May to September, with at least one of the surveys between May and August

Table 3 – Summary of guidelines for assessing the suitability of surrounding bat habitat (Collins et al, 2023).

Suitability	Description of commuting and foraging habitats
None	No habitat features on site likely to be used by commuting or foraging bats at any time of the year.
Negligible	No key and/or apparent habitat features on site likely to be used as foraging resources or associated flightpaths.
Low	Habitat is generally isolated but may possess a few features that could be used by small numbers of bats, such as flightpaths, e.g. gappy hedgerow.
Moderate	The concerned habitat is continuous and usually connected to the wider landscape that could be used by bats for flightpaths such as treelines, well developed scrub or linked back gardens.
High	The concerned habitat is usually high-quality habitat that is well-connected to the wider landscape that is likely to be used regularly by bats for flightpaths such as river valleys, streams, hedgerows, lines of trees and woodland edge.

If appropriate, a Ground Level Tree Assessment (GLTA) for trees was also undertaken if trees with potential suitability were identified on-site. The purpose of this is to ascertain and locate

Potential Roosting Features (PRF) on the exterior of the trees (for example, woodpecker holes). The criteria applied to this assessment is outlined as follows:

- PRF – I: PRF(s) only suitable for individual bats or a very small number of bats, either due to their size or a lack of suitable surrounding habitats.
- PRF – M: suitable for multiple bats and could be used by a maternity colony.

An assessment was also undertaken to classify the surrounding habitats suitability for commuting, foraging and roosting bats. This survey was in direct reference to methods recommended in the Bat Conservation Trust Survey Guidelines, 2023⁷.

Badgers:

A search within the Site, which extended across a 30m buffer around the site perimeter where accessible, was undertaken. Where present, the locations of badger evidence, such as runs, setts, latrine, prints, hair, scratching posts, and/or foraging signs such as snuffle holes were noted. The survey considered the Badger Trusts 'Badger Protection: Best Practice Guidance for Developers, Ecologists and Planners (England)'⁸.

Birds:

All bird observations and calls were noted during the survey. Features that could be utilised by nesting birds were also noted, and potential suitability for Schedule 1 listed birds, under the Wildlife and Countryside Act 1981 (as amended), were assessed.

Dormice:

Dormice are small, nocturnal mammals which make use of habitats such as hedgerows, scrub and rich mosaics such as woodland complexes. The dormouse requires a good linear network which is well connected with a good range of food sources such as fruit, nuts, flowers (notably petals) or insects. Notable favourites for the species include hazel, bramble, oak and honeysuckle, but they will utilise other species such as hawthorn, hornbeam, blackthorn, sweet chestnut and sycamore in the network's composition.

Great Crested Newts:

Features on-site, and where appropriate off-site, were assessed for their potential to support great crested newt. The Great Crested Newt Conservation Handbook (Frog life 2001) and Herpetofauna Workers' Manual (Joint Nature Conservation Committee, 2003) were referred to. Aerial maps and Ordnance survey maps were utilised to determine whether any waterbodies within 500m of the site could be used by the species and thus have relevance to the site boundary in terms of terrestrial supporting habitat.

Reptiles:

Features on-site were assessed for their suitability for reptiles. Features relevant to reptiles' ecological lifecycle depending on the time of year were assessed and noted, with

⁷ BCT (2023): Collins, J. (ed.) (2023) *Bat Surveys for Professional Ecologists: Good Practice Guidelines* (4th Edition). The Bat Conservation Trust, London.

⁸ Anon. (2023), *Badger Protection: Best Practice Guidance for Developers, Ecologists and Planners*, Badger Trust, Brighton.

particular consideration given to the Reptile Management Handbook (Edgar, Foster & Baker, 2011) and the Reptile Mitigation Guidelines Technical Note TIN 102 (Natural England, 2013).

Other species:

Other species considerations were noted where appropriate habitat suitability was present or otherwise ruled out where no potential features were found that could be utilised by a species(s).

4. Limitations

4.1 Survey Limitations

The field survey that informs this report is a snapshot of the ecological features and evidence onsite at a specific time of year and is informed by the information obtained during the site visit for a particular period. It cannot be ruled out that important ecological features may be missed due to survey timings, unusual climate events that can disrupt ecological cycles, or the year of the survey. Every effort has been taken to ensure the advice provided within this report is balanced and in depth, but a lack of evidence for protected species does not always mean a likely absence.

The Site visit was undertaken following periods of heavy rainfall. Such conditions can reduce the detectability of certain ecological features and species, including field signs, ground flora, invertebrates, reptiles and mammal activity. Heavy rain can also obscure or wash away evidence such as tracks, droppings and burrows, and may temporarily alter habitat conditions and water levels. As a result, there is a possibility that some ecological features or species presence may not have been identified during the survey, and the findings should be interpreted with an appropriate degree of caution.

February is a suboptimal time of year to assess ground flora of hedgerows, trees and species richness of grassland. Professional judgment has been applied with respect to condition assessments where appropriate.

Bats are very small animals, capable of accessing small spaces, and it is possible that bats, or their signs, might have been missed during the survey if they are normally present opportunistically or in small numbers for a short period of time each year. Not all features in trees or buildings suitable for use by bats are visible from the ground, and there can be no external evidence of use; consequently, it is only possible to make a best effort when carrying out such a survey.

These limitations have been taken into consideration in the conclusions and recommendations following the assessment.

5. Results

5.1 Desk Study and Local Policy and The Law

Local Plan Policies & strategies

The unitary authority now known as Wiltshire Council became existent on the 1st of April 2009. The new unitary council

combined the four former district councils in Wiltshire (Salisbury, West Wiltshire, Kennet, and North Wiltshire) alongside the services provided by the former Districts.

Wiltshire Core Strategy, adopted in January 2015, is the principle planning framework guiding development across Wiltshire. Within that strategy, **Core Policy 50: Biodiversity & Geodiversity**, sets out how biodiversity and geological interests must be incorporated into planning decisions throughout the country.

Policy CP50: Biodiversity and Geodiversity

'Protection:

Development proposals must demonstrate how they protect features of nature conservation and geological value as part of the design rationale. There is an expectation that such features shall be retained, buffered, and managed favourably in order to maintain their ecological value, connectivity and functionality in the long-term. Where it has been demonstrated that such features cannot be retained, removal or damage shall only be acceptable in circumstances where the anticipated ecological impacts have been mitigated as far as possible and appropriate compensatory measures can be secured to ensure no net loss of the local biodiversity resource, and secure the integrity of local ecological networks and provision of ecosystem services.

All development proposals shall incorporate appropriate measures to avoid and reduce disturbance of sensitive wildlife species and habitats throughout the lifetime of the development.

Any development potentially affecting a Natura 2000 site must provide avoidance measures in accordance with the strategic plans or guidance set out in paragraphs 6.75-6.77 above where possible, otherwise bespoke measures must be provided to demonstrate that the proposals would have no adverse effect upon the Natura 2000 network. Any development that would have an adverse effect on the integrity of a European nature conservation site will not be in accordance with the Core Strategy.

Biodiversity enhancement:

All development should seek opportunities to enhance biodiversity. Major development in particular must include measures to deliver biodiversity gains through opportunities to restore, enhance and create valuable habitats, ecological networks and ecosystem services. Such enhancement measures will contribute to the objectives and targets of the Biodiversity Action Plan (BAP) or River Basin/ Catchment Management Plan,

particularly through landscape scale projects, and be relevant to the local landscape character.

Local sites:

Sustainable development will avoid direct and indirect impacts upon local sites through sensitive site location and layout, and by maintaining sufficient buffers and ecological connectivity with the wider environment. Damage or disturbance to local sites will generally be unacceptable, other than in exceptional circumstances where it has been demonstrated that such impacts:

- i. cannot reasonably be avoided
- ii. are reduced as far as possible
- iii. are outweighed by other planning considerations in the public interest
- iv. where appropriate compensation measures can be secured through planning obligations or agreements. Development proposals affecting local sites must make a reasonable contribution to their favourable management in the long-term.'

The Local Nature Recovery Strategy for Wiltshire and Swindon provides a framework to reverse biodiversity decline and build resilience across the county's landscape. It prioritises nine mapped priority habitats that are of BNG Strategic Significance including:

- Calcareous Grassland
- Neutral Grassland
- Woodland
- Heathland, Acid Bogs and Acid Grassland,
- Mixed Habitats
- Open Mixed Habitats
- Rivers, Streams and Wetlands
- Chalk Rivers
- Nature on Our Doorstep

Additionally, the following mapped priority species that are not of BNG Strategic Significance include:

- Bats
- Farmland birds
- Great bustard
- Lapwing and Stone-curlew
- Eurasian Curlew
- Wart Biter Bush Cricket
- Duke of Burgundy Butterfly
- Juniper
- Arable Plants

	Wiltshire's Local Biodiversity Action Plan Prioritises the following listed habitat types and networks: • Woodland: This includes ancient woodland and wood-pasture/parkland • Arable Farmland: This focuses on specific needs of arable fields for biodiversity • Wet Habitats: Broadly, this comprises of reedbeds, fen and marsh, and wet grassland • Hedgerows: Hedgerows of varying types are included, with action plans specifically addressing the conservation and management of these • Scrub: Action plans to protect and manage scrub habitats • Acid and Calcareous Grassland: This addresses these particular grassland types • Open Water: Broadly, includes lakes, reservoirs, and other water bodies • Field Margins, Churchyards, Gardens: Often overlooked, the plan focuses on these • Lowland Heathland: Action plans are delineated for this specific type of habitat • Other Semi-Natural Habitats: The Plan Recognises the importance of various semi-natural habitats for biodiversity In Wiltshire, Local Priority species are those that have been determined as vulnerable or declining and therefore in need of focused conservation interventions. These include the water vole <i>Arvicola amphibius</i>, hedgehog <i>Erinaceus europaeus</i>, common toad <i>Bufo bufo</i>, curlew <i>Numenius Arquata</i>, Duke of Burgundy butterfly <i>Hamearis lucina</i>, and reintroduced Great Bustard <i>Otis tarda</i>. The Wiltshire Wildlife Trust has identified these species as critically important and has developed resources to support their conservation.
Ecological Context	The Site comprises: u1b5 – Developed Land - Sealed Surface; Buildings; g4 – Modified Grassland; u1b – Developed Land – Sealed Surface; u1c – Artificial Unvegetated – Unsealed Surface; and u1f 81 – Sparsely Vegetated; Ruderal/Ephemeral.

	The Site is located within a predominantly rural and intensively worked (for arable purposes) agricultural landscape, characterised by a mosaic of arable fields, improved grassland, and scattered residential properties. Access is provided via New Road to the south. Immediately adjacent to the north and east boundaries are h2b – Non-native ornamental hedgerows, while the western boundary is defined by an h2a6 – native hedgerow. To the south, blueline land within the client's ownership comprises an agricultural field classified as g4 – modified grassland. Urban developed land occupies the majority of the Site and is considered to be of very low ecological value. Off-site hedgerows border the Site; non-native species dominate those to the north and east, while the western hedgerow is mature and contains some native species, giving it moderate ecological value. However, the proposed development will not require the removal of any off-site hedgerows. Local habitats are typical of intensively managed lowland farmland but retain ecological value through linear features such as hedgerows, field margins and small woodland copses which provide connectivity for wildlife. The nearby River Avon corridor and associated floodplain habitats support wet grassland and riparian vegetation, contributing to the wider ecological network within the area.
Statutory & Non-statutory Designated Sites	The desk study revealed that the Site does not sit within any Statutory Designated Sites, and none lie within 2km. The Site is covered by a SSSI Impact Zone. Consultation is required with Natural England if development types fit one or more of the following criteria: • Infrastructure: Airports, helipads and other aviation proposals. • Minerals, Oil and Gas: Planning applications for quarries, including: new proposals, Review of Minerals Permissions (ROMP), extensions, variations to conditions, etc. Oil & gas exploration/extraction. • Air Pollution: Livestock & poultry units with a floorspace > 500m², slurry lagoons > 750m² & manure stores > 3500 tonnes. The proposals do not meet this criterion; therefore, it is not expected that consultation with Natural England will be required. <u>Special Areas of Conservation or Component Sites of Special Scientific Interest (Bats):</u>

	There are no Special Areas of Conservation (SAC) associated with bats within 5km of the site. Impact Zones for Bat Species: Wiltshire Planning Explorer⁹ also shows the Site falls within buffer zones for the Bath and Bradford-on-Avon Bats SAC, Chilmark Quarries bats SAC and Mottisfont bat SAC. Wiltshire Council provides the following descriptions outlining their respective designations¹⁰: Bradford-on-Avon Bats SAC: <i>'The internationally important designation of Bath and Bradford-on-Avon Bats SAC is comprised of a network of significant underground sites in both the Wiltshire and BNES administrative areas, including four nationally important Sites of Special Scientific Interest (SSSIs), namely Box Mine, Winsley Mines, Combe Down and Bathampton Down Mines, and Brown's Folly. These component sites comprise extensive networks of caves, mines and man-made tunnels which are used by bats for hibernation, breeding, mating and as a staging post prior to dispersal. The grassland, watercourses, scrub and woodland surrounding them are used by bats for feeding and commuting. Although these habitats are not included in the SAC designation, they are vital To support the bats which are features of the SAC.</i> <i>Bat species using these sites include the rare Bechstein's bat, greater horseshoe bat and lesser horseshoe bat. All three species are highly mobile throughout the year and use a network of other important roost sites in the surrounding landscape including Iford Manor SSSI, which is the fourth largest breeding colony of greater horseshoe bats in England and one of only 15 breeding roosts in the country. Bats which use the above hibernation sites are known to breed at Iford Manor each year.</i> <i>The network of significant roosts includes sites that are not covered by any statutory designation, such as the breeding colonies of Bechstein's bats at Biss Wood and Green Lane Wood, a pair of ancient woodlands to the east of Trowbridge. This</i>
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⁹https://experience.arcgis.com/experience/88c3030c2e864645aaec7dc3e0ac4cb6/page/Page#data_s=id%3AdataSource_3-196a4bd989f-layer-31-0-1%3A4&widget_22=search_status:%7B%22text%22%3A%22123%2C%20NEW%20ROAD%2C%20BROMHAM%2C%20CHIPPENHAM%2C%20SN15%20JA%22%2C%22status%22%3A%22%7B%5C%22configId%5C%22%3A%5C%22config_0%5C%22%2C%5C%22magicKey%5C%22%3A%5C%22MTAwMTIwOTg5OTE3OjpEUUEE6OkVO%5C%22%7D%22%7D (Accessed: March 2026)

¹⁰https://www.wiltshire.gov.uk/media/15644/SD94-Bat-Special-Areas-of-Conservation-SAC-Planning-Guidance-for-Wiltshire/pdf/SD94_Bat_Special_Areas_of_Conservation_SAC_Planning_Guidance_for_Wiltshire.pdf?m=1743168372347 (Accessed: March 2026)

colony is known to hibernate at Box Mine SSSI and uses the intervening landscape to commute between these sites.

The closest component site relating to the SAC lies 13.4km north-west of the site. Given the scale of the proposals and significant distance from the nearest feature, it has been considered that despite the site being within a buffer zone for this SAC, likely significant effects to the Favourable Conservation Status of the designated site can be ruled out.'

Chillmark Quarry SAC:

'Chilmark Quarries SAC is another of Wiltshire's internationally important bat sites, and includes Chilmark Quarries SSSI and Fonthill Grottoes SSSI. The extensive system of abandoned mines at Chilmark Quarries is undisturbed and displays constant temperature and humidity while the subterranean follies at Fonthill Grottoes also offer a wide range of niches. Together these sites provide suitable conditions for large numbers of hibernating bats. However as with the Bath and Bradford-on-Avon SAC the bats also rely on a wider network of roost sites throughout the year. The site is considered to be one of the best in the UK for Bechstein's bat, barbastelle, and greater horseshoe bats, and supports a significant population of lesser horseshoe bats. The surrounding woodland, grassland and open water habitats provide vital roosting, commuting and feeding areas for these significant populations.'

The closest component site relating to the SAC lies 32.84km south-of the site. Given the scale of the proposals and significant distance from the nearest feature, it has been considered that despite the site being within a buffer zone for this SAC, likely significant effects to the Favourable Conservation Status of the designated site can be ruled out.

Mottisfont Bats SAC:

'The Mottisfont Bats SAC was designated in 2003 in accordance with the EU Habitats and Species Directive. It was selected as a SAC to ensure the conservation of a population of the rare barbastelle bats. At the time of designation the SAC contained one of only six known breeding sites for these bats in the UK. The SAC comprises a mix of woodland types extending to an area of almost 200 hectares on the western side of the Test Valley, near Mottisfont. The boundary of the SAC was defined to ensure that the core area of habitat used for roosting, commuting and feeding, would receive strict protection. Although the site itself does not fall within Wiltshire, the highly mobile nature of barbastelle bats means this population is considered likely to forage and commute within eastern parts of Wiltshire.'

	The closest component site relating to the SAC lies 49.66km south-east of the site. Given the scale of the proposals and significant distance from the nearest feature, it has been considered that despite the site being within a buffer zone for this SAC, likely significant effects to the Favourable Conservation Status of the designated site can be ruled out. Rowdeford Bat Roost Impact Zone Rowdeford Bat Roost is known for its significant Lesser Horseshoe maternity populations. The roost is located 1.6km south-east of the site.
Habitats	<u>The Law</u> There is a list of habitats and species, noted as such by their principal importance in England. This includes 56 habitats and 943 species. These were originally highlighted as priority habitats and species in the UK Biodiversity Action Plan (UK BAP)¹¹. The publication of this list is a legal duty under Section 41 of the Natural Environment and Rural Communities (NERC) Act. A desk study using the Multi-Agency Geographic Information for the Countryside (MAGIC) shows that there are no Priority Habitats located on the site. The nearest known Priority Habitat lies approximately 195 metres southwest of the Site, which is identified as deciduous woodland by the National Forest Inventory 2020. Other priority habitats within 2km comprise: • Deciduous Broadleaved Woodland • Traditional Orchard • Blanket bog, Lowland fens, Limestone pavements, Coastal sand dunes, Ancient woodland, Ancient trees and veteran trees, Spartina saltmarsh swards and Mediterranean saltmarsh scrub are defined as 'irreplaceable' habitats and receive strong protection through the National Planning Policy Framework (NPPF). More recently, their protection is further strengthened by the Biodiversity Net Gain (BNG) policy, specifically associated with <u>Biodiversity Gain Requirements (Irreplaceable Habitat) Regulations 2024</u>. The nearest habitats defined as 'irreplaceable' is an unnamed area of Ancient and Semi-natural Woodland approximately 700m to the southeast of the Site. Ancient Replanted Woodland networks also lie within 2km of the site.

¹¹ <https://jncc.gov.uk/our-work/uk-bap/> (Accessed: March 2026)

	The proposals are located far enough away from the Priority and Irreplaceable Habitat to conclude that no impact is foreseen. The Local Nature Recovery Strategy for Wiltshire and Swindon prioritises nine mapped priority habitats that are of BNG Strategic Significance, including: • Calcareous Grassland • Neutral Grassland • Woodland • Heathland, Acid Bogs and Acid Grassland, • Mixed Habitats • Open Mixed Habitats • Rivers, Streams and Wetlands • Chalk Rivers • Nature on Our Doorstep None of the above habitats sits within the Site boundary.
Amphibians	<u>The Law</u> Great crested newts and natterjack toads are protected under The Conservation of Habitats and Species Regulations 2017 (as amended) and the Wildlife and Countryside Act 1981 (as amended). It is an offence to: - Deliberately capture, injure or kill a great crested newt or natterjack toad - Intentionally or recklessly disturb a great crested newt or natterjack toad - Intentionally or recklessly obstruct access to any structure or place which a great crested newt or natterjack toad uses for shelter or protection - Damage or destroy a breeding site or resting place. Species of principal importance in England include great crested newt, pool frog, natterjack toad and common toad. <u>Findings</u> A desk study using the Multi-Agency Geographic Information for the Countryside (MAGIC) website shows that there are no records confirming the presence of great crested newt within 2km of the site. In addition, no European Protected Species Class Survey Licence Returns for the species were identified within 2km. The Site in its entirety lies within an Amber Risk Zone for great crested newt. Amber Zones indicate regions where the species is likely to be present, with suitable habitat and potential dispersal routes. This indicates a moderate risk of development impacting the newt population.

	The Site lies within a 'Core' Great Crested Newt Strategic Opportunity Area; these are areas that have been strategically identified as locations where the addition of new ponds would significantly benefit the GCN population. A review of OS maps identified five ponds within 500m of the Site, and three within 250m of the site (Appendix 4). The Great Crested Newt Mitigation Guidelines (2001) states that the species can be capable of commuting up to 500m from their ponds during their terrestrial phase; however, these distances for such migration are energetically expensive, very dangerous and only considered necessary where there is a scarcity of habitats within the locality. English Nature (2004) published that most individuals will only travel within 100m of their pond, and few migrate beyond 200m. The nearest pond to the Site is located 144m southwest of the Site and is separated by several intervening features comprising New Road, associated footpaths & residential development, which are likely to deter migration to the Site. The second nearest pond is located 162m northeast of the Site and is separated from it by an unnamed road and intensively worked agricultural land. There are no suitable ephemeral or flowing ditches within 250m.
Badgers	<u>The Law</u> Badgers and their setts are protected under the Protection of Badgers Act 1992. Under this legislation, it is an offence to; - Take, injure, or kill a badger - Treat a badger cruelly - Interfere with a badger sett - Possess or control a live badger - Mark or ring a badger - Damage or destroy a badger sett - Obstruct access to a badger sett - Disturb a badger when it is occupying a sett
Bats	<u>The Law</u> All bat species are protected under The Conservation of Habitats and Species Regulations 2017 (as amended) and the Wildlife and Countryside Act 1981 (as amended). Under this legislation, it is an offence to: - Deliberately capture, injure or kill bats - Intentionally or recklessly disturb bats; or under the habitat regulations deliberately disturb in a way that

	would affect their local distribution or abundance, or affect their ability to survive, breed or rear young - Intentionally or recklessly obstruct access to any structure or place which bats use for shelter or protection - Damage or destroy a breeding site or resting place. - Possess, control, transport, sell, exchange or offer for sale/exchange any live or dead bat or any part of a bat Bat species of principal importance include: - Greater horseshoe bat - Lesser horseshoe bat - Greater mouse-eared bat - Bechstein's bat - Barbastelle - Common pipistrelle - Soprano pipistrelle <u>Findings</u> A desk study using the Multi-Agency Geographic Information for the Countryside (MAGIC) website shows that there has been one European Protected Species licence issued within 2km of the Site, specifically pertaining to bats. The licence for the species was issued approximately 1.8km to the southeast of the Site, for common pipistrelle, lesser horseshoe and soprano pipistrelle, permitting the destruction of a resting place. The licence is due to expire on 01/04/2030.
Birds	<u>The Law</u> All wild birds are granted legal protection under the Wildlife & Countryside Act 1981 (as amended). Under this legislation, it is an offence to: - Kill, injure or take any wild bird - Take, damage or destroy the nest of any wild bird while it is in use or being built - Take or destroy the egg of any wild bird Schedule 1 listed bird species under this Act are afforded further protections, making it illegal to disturb these species while building a nest, or if a nest contains eggs or young, or disturb dependent young. <u>Findings</u>

A desk study using the Multi-Agency Geographic Information for the Countryside (MAGIC) website shows that the Site sits within the following Countryside Stewardship targeting areas:

- Lapwing – Lapwings are listed on the UK Red list. They are listed on Schedule 1 of the Wildlife and Countryside Act 1981 (as amended), which provides special protection for wild birds, their nests, eggs, and young. It's an offence to disturb them during nesting season. Lapwings require arable land, grazed pasture and wet features such as scrapes and flushes, which enhance a 'muddier' environment for invertebrates. No such habitats are present within the Site.

The Site also sits within the following sighting zones:

- Yellow wagtail are listed on the UK Red list and receive protection from the Wildlife and Countryside Act 1981 (as amended), safeguarding them, including their nests and eggs, from intentional harm or disturbance. The species require damp, open habitats like wet pastures, arable farmland, and meadows. They also frequent areas near water, such as marshes, ponds, and wet ditches. In addition, they can be found on farmland, including grazed pasture and manure heaps, and sometimes even in urban areas near streetlights. Such features are likely to be in close proximity to the Site due to the local arable landscape, but none sit within the site boundary.
- Turtle Dove are listed on the UK Red list. They are listed on Schedule 1 of the Wildlife and Countryside Act 1981 (as amended), which provides special protection for wild birds, their nests, eggs, and young. They nest in mature, thorny scrub, tall hedgerows, and open woodlands, often associating with climbing plants like honeysuckle. For feeding, they rely on arable farmland, particularly for seeds from wildflowers. They also need accessible water sources like ponds or shallow-sided pools. Such features are likely to be in close proximity to the Site due to the local arable landscape, but none sit within the site boundary.
- Corn Bunting are listed on the UK Amber list and receive protected under the Wildlife and Countryside Act 1981 (as amended), safeguarding them, including their nests and eggs, from intentional harm or disturbance. The species require open, lowland arable farmland with structurally diverse habitats, specifically needing tall, thick, ungrazed grass margins or cereal crops for ground nesting. Such features are likely to be in close proximity to the Site due to the local arable landscape, but none sit within the site boundary.

Flora & Invertebrates	<u>The Law – Flora</u> Many species of plant are afforded protection under The Conservation of Habitats and Species Regulations 2017 (as amended) and the Wildlife and Countryside Act 1981 (as amended). It is an offence to deliberately collect, pick, uproot, cut or destroy these plants. It is also an offence to possess, sell or exchange such a plant. Additionally, many of these species are also listed as species of principal importance. <u>The Law - Invertebrates</u> The Wildlife & Countryside Act 1981 affords protection to 45 invertebrate species. It is an offence to: - Intentional kill, injure or take such species - Deliberately damage or destroy a breeding site or resting place used by such species - Disturb such species when occupying a structure or place For eight species of invertebrate, the species and associated habitat(s) are afforded further protection under The Conservation of Habitats and Species Regulations 2017 (as amended). An additional 21 species benefit from partial protection. Nearly 400 species of invertebrate are included as species of principal importance. <u>Findings</u> A desk study using the Multi-Agency Geographic Information for the Countryside (MAGIC) website shows that there have been no European Protected Species licences issued within 2km of the Site. The Site does not sit within any priority, targeted or conservation areas pertaining to invertebrates.
Hazel Dormice	<u>The Law</u> Hazel Dormice are protected under The Conservation of Habitats and Species Regulations 2017 (as amended) and the Wildlife and Countryside Act 1981 (as amended). Under this legislation, it is an offence to: - Deliberately capture, injure or kill a dormouse - Intentionally or recklessly disturb dormice

	- Intentionally or recklessly obstruct access to any structure or place which a dormouse uses for shelter or protection - Damage or destroy a breeding site or resting place - Possess, control, transport (alive or dead) Dormice are also listed as a species of principal importance. <u>Findings</u> A desk study using the Multi-Agency Geographic Information for the Countryside (MAGIC) website shows that there have been no European Protected Species licences issued within 2km of the Site.
Otter	<u>The Law</u> Otters are protected under The Conservation of Habitats and Species Regulations 2017 (as amended) and Wildlife and Countryside Act 1981 (as amended). Under this legislation, it is an offence to: • Kill, injure, or capture an otter • Harass an otter • Disturb an otter while it is caring for its young or in its resting place • Damage or destroy an otter's resting place or breeding site • Obstruct access to an otter's resting place or breeding site • Possess, control, or transport an otter, alive or dead
Reptiles	<u>The Law</u> Smooth snakes and sand lizards are protected under The Conservation of Habitats and Species Regulations 2017 (as amended) and the Wildlife and Countryside Act 1981 (as amended). Under this legislation, it is an offence to: - Deliberately capture, injure or kill a smooth snake or sand lizard - Intentionally or recklessly disturb a smooth snake or sand lizard - Intentionally or recklessly obstruct access to any structure or place which a smooth snake or sand lizard uses for shelter or protection - Damage or destroy a breeding site or resting place - Advertise sale, barter, exchange, transport for sale and/or advertise to sell or buy a reptile

	Slow worm, grass snake, adder and common lizard are protected under Schedule 5 of the Wildlife and Countryside Act 1981 (as amended) against killing, injury and sale. <u>Findings</u> A desk study using the Multi-Agency Geographic Information for the Countryside (MAGIC) website shows that there have been no European Protected Species licences issued within 2km of the Site.
Water Vole	<u>The Law</u> Water voles are protected under The Wildlife and Countryside Act 1981 (as amended). Under this legislation, it is an offence to intentionally: - Kill, injure or take them - Possess or control them (alive or dead) - Damage or destroy a structure or place used for shelter or protection - Disturb them in a place used for shelter or protection - Obstruct access to a place used for shelter or protection
Other Notable Species	<u>The Law</u> Other species are identified as species of principal importance in England. Many species are required to be considered under National and often Local Planning Policies. Species of principal importance also include hedgehog and brown hare. Hedgehogs are listed with the following protections and considerations: • Red (IUCN) List mammal species • Have partial protection under the Wildlife and Countryside Act (1981) • Listed as priority species under Section 41 of the Natural Environment and Rural Communities (NERC) Act 2006 • Hedgehogs are highlighted as a priority species under the UK Biodiversity Action Plan • The Countryside and Rights of Way (CROW) Act 2000 was established in light of dramatic population declines. The legislation afforded to hedgehogs in Act 2016 and National Planning Policy Framework (2024) enforces that public authorities must have due regard when exercising their functions to conserve biodiversity. 'Conserving biodiversity' is defined in relation to a living organism or

	type of habitat, and restoring or enhancing a population or habitat. Brown hare are listed with the following protections and considerations: - Protected in the UK under the Wildlife and Countryside Act, 1981 (as amended). Their protection under this act is limited during a closed season from February 1st to September 30th. During this period It is illegal to intentionally or recklessly kill, injure, or take a brown hare without a license - Brown hare are also a Priority Species under the UK Post-2010 Biodiversity Framework. <u>Findings</u> A desk study using the Multi-Agency Geographic Information for the Countryside (MAGIC) website shows that the Site does not sit within any other related protected species zones such as Countryside Stewardship Targeting Areas.
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5.2 Field Survey	
Statutory Designated Sites	No Statutory Designated Sites of such interest are located within or adjacent to the site boundary.
Site Description	u1b5 – Developed Land, Sealed Surface; Buildings, 0.0177 ha, B1 A wooden barn with vertical timber cladding and a pitched roof, featuring a large corrugated metal roll-up door in the centre and a side door to the right. It functions as a workshop-style storage space with a corrugated metal roof supported by steel beams on the interior. There's a block-built mezzanine level at the back with stored timber and materials stacked along the top. There is no internal loft void, and the main barn roof is not fitted with any lining or ceiling, either beneath the primary roof structure or below the mezzanine level. g4 – Modified Grassland, 0.0353 ha, TN1 To the south of the barn lies an agricultural field enclosed by a timber post-and-wire fence. The field is classified as g4 – Modified Grassland. The sward is relatively short and uniform in structure, with a height of approximately 3–10 cm.

The grassland has abundant perennial rye-grass, with rare patches of Yorkshire fog. Forbs are present, including spiny sow-thistle, common nettle, dove's-foot crane's-bill, smooth cat's-ear, sticky chickweed, common vetch, white clover, dandelion, spotted medick, and poison hemlock. Several nectar-producing flowering species of value to invertebrates were recorded. However, the sward shows limited overall diversity and lacks a significant abundance of positive indicator species. A small area of bramble is present along the base of the barn in this location, along with a small hawthorn shrub that is enclosed by stock-proof fencing.

Overall, the grassland is assessed as being of low ecological value due to its modified nature and restricted botanical diversity, although it does contribute to local green space connectivity and offers some limited foraging habitat for common invertebrates.

Average species-richness per meter²: 7

Species	Quadrat 1	Quadrat 2	Quadrat 3
Common nettle	R	O	
Spiny sow thistle	R		R
Poison hemlock	R		
Perennial rye	A	A	A
Dove's-foot crane's-bill	R	R	R
Yorkshire fog	R	R	O
Spotted medick	R	O	
Common dandelion		R	
Smooth cat's ear		R	
Common vetch			R
Sticky chickweed			R
White clover			F

u1b – Developed Land, Sealed Surface, 0.0164 ha, TN2 | A poured concrete surface leads directly to the barn's main roller door. The edges are used for storage and are cluttered with bins, cones, and various work related materials.

u1c – Artificial Unvegetated, Unsealed Surface, 0.0439 ha, TN3 | To the north of the poured concrete there is a narrow gravel strip situated between the concrete surface and an off-site Lawson's cypress hedgerow. This area is used for storage and contains wooden pallets, bags filled with tins, and piles of metal materials and waste.

	The access track extending from New Road to the south of the Site is also made of a gravel surface. u1f 81 – Sparsely Vegetated, Ruderal/Ephemeral, 0.0067 ha, TN4 An earth mound is located in the north-western part of the site, running parallel to an off-site Lawson's cypress hedgerow and adjacent to the gravelled area. Limited vegetation has begun to establish on the mound, including rare occurrences of common nettle, common dandelion, cleavers, ivy common groundsel, perennial rye-grass, annual mercury, opium poppy, and small bugloss.
Amphibians	Amphibians (and notably great crested newts) utilise an array of habitats including open woodland and associated fringes, grassland (varying in sward height, with a preference to rough grassland), hedgerows, scrub, field margins, allotments, gardens (particularly those with ponds), coastal sand dunes, lowland dry heath, log and stone piles, and even misplaced stockpiles, especially those that have been subject to vegetative overgrowth. The mosaic of the above, in part or entirely, is important for the yearly lifecycles of amphibians, for foraging, commuting, shelter and hibernation activities. Field survey No suitable aquatic breeding habitat is present within the Site. The Site is dominated by developed land & agriculturally improved grassland with a short, uniform sward (c. 3–10 cm) and limited structural diversity. Small areas of sparsely vegetated ruderal habitat occur around the earth mound and the northern side of the barn; however, these lack the dense vegetation, leaf litter, and humidity typically required for amphibian refuge and foraging. Overall, the on-site habitats are considered to provide low suitability for amphibians, including great crested newt. Off-site ornamental hedgerows occur immediately north and east of the Site. While the bases of these hedgerows may offer limited cover for amphibians, they lie outside the redline boundary and will not be affected by the proposed works. A review of the Multi-Agency Geographic Information for the Countryside database identified no confirmed records of great crested newts within 2 km, and no European Protected Species licence returns were recorded within this distance. However, the Site lies within an Amber Risk Zone and a Great Crested Newt Core Strategic Opportunity Area. The desk study identified five ponds within 500 m of the Site, including three within approximately 250 m (Ponds 1–3; see

	Appendix 4). These ponds were not accessible during the survey as they lie outside the applicant's ownership. Pond 3 is located approximately 144 m south-west of the Site but is separated by New Road and associated footpaths, which are likely to act as barriers to amphibian dispersal. Ponds 1 and 2 are separated from the Site by an unnamed track and intensively worked agricultural land, which are likely to act as barriers to amphibian dispersal Given the absence of on-site breeding habitat and the limited suitability of terrestrial habitat, the risk of amphibian breeding populations occurring within the Site is considered low. While occasional terrestrial use by amphibians dispersing from nearby ponds cannot be entirely ruled out, the predominance of developed and intensively worked land as well as the limited habitat quality indicate that the likelihood of amphibians, including great crested newts, being present within the Site is low. Furthermore, the proposed development represents a change in land use rather than the loss of habitat; therefore, significant impacts to amphibians are considered unlikely.
Badgers	Field survey No evidence of active badger setts, such as well-used mammal paths or latrines, was recorded on-site or within 30 m of the boundary. Three burrows (WF1, WF2, and WF3; Photos 19–23) were observed. WF1 was located within the earth mound, while WF2 and WF3 were situated at the base of the northern off-site h2b - Non-native Ornamental Hedgerow. All three burrows are likely to be attributed to rabbit burrows, based on their approximate width and height of 10 cm (significantly below the 25–30cm wide and around 20cm high entrance size typical for badgers) and the presence of characteristic round rabbit droppings adjacent to each entrance. Badgers are known to forage in short grassland and improved pasture, such as amenity grassland and semi-improved fields. While the Site includes a parcel of improved grassland and surrounded by arable land, which could occasionally support foraging, the majority of the site consists of developed land that experiences frequent human disturbance. Therefore, it is reasonably likely that badgers may occasionally commute through and/or forage within the site boundary.
Bats	Field survey The primary purpose of the Daytime Bat Walkover Survey was as follows:

- Determine whether species of bats are using the barns
- Confirm the type of bat roost(s) (e.g. maternity roost, day roost, feeding perch, night roost, mating roost, transitional roost, hibernation roost) and species(s) if present
- Establish how bats use any roosts (e.g. the location of roosting bats, possible exit and entrance points to the roost)
- Determine the intensity of roost use (e.g. number of bats, time and duration of use)
- Identify features and characteristics of the roost and the surroundings that are important
- If a confident assessment can be made, the times of year the bats are likely to be present.

B1 Barn Overview

The absence of internal linings or concealed voids beneath the roof offers minimal potential for bats to establish roosts. Additionally, gaps where the roof meets the walls allow natural light to penetrate the interior, and the barn is regularly used as both a storage space and workshop, resulting in frequent disturbances. No potential roosting features externally or internally were observed during the survey.

No evidence of bat activity was observed internally or externally. The barn is therefore assessed as having **negligible roosting potential** (Point Scale: 4).

The wider site with the context of the surrounding landscape is considered to provide moderate foraging and commuting opportunities for bats.

Wider landscape

The Site exhibits limited connectivity within the wider ecological network. A mature off-site h2a6 – Other Native Hedgerow is present to the west of the access track; however, this feature is isolated and severed by roads at both ends, limiting its continuity to approximately 150m in a north–south direction. The hedgerow terminates at New Road to the south and an unnamed road to the north, preventing direct connectivity with other boundary features within the surrounding landscape.

Similarly, the off-site h2b - non-native hedgerows located along the northern and eastern boundaries are limited in extent and do not connect to wider hedgerow systems within the local landscape. The eastern hedgerow extends approximately 110m in a north–south direction, while the northern hedgerow extends approximately 35m east–west.

As such, the Site provides limited habitat connectivity and is unlikely to function as a significant wildlife corridor within the local ecological network.

Grazed pasture was noted within 1km of the site; several bat species (particularly horseshoes) have a strong preference for permanently grazed pastures, which are optimised by interspersed patches of deciduous woodland that are well connected by hedgerows. There are habitats comprising broad-leaved woodland within 1km of the Site. Nearby land-uses may generate higher levels of favourable prey which could disperse across the landscape include the Site's boundary, such as Aphodius beetles, as well as Melontha and Tupilid species, which require short grass to oviposit, which the land provides.

Many juvenile bats, including barbastelles pipistrelle spp., and several Myotis spp. foraging areas, small woodland floodplains and ponds or small river systems with dense layers of shrubby growth. Ponds lie within 250m of the Site.

Mosquitoes and caddies fly larvae are aquatic invertebrates, as well as gnat larvae, and midges use riparian habitats to breed. Five ponds lie within 500m of the site, meaning bats may occasionally travel across the perimeter of this site to exploit these water features. Studies have found that soprano pipistrelles preferred foraging in wetland habitats (Vaughan et al., 1997) and typically favour riparian habitats, as known water features are often found within a 2km radius of its maternity roosts.

Traditional orchards provide a significant resource for foraging bats, especially greater horseshoe bats. Orchards can provide a protective and sheltered microhabitat for local bat populations, and the concentration of small trees enables bats (particularly low wing-bearing and aerial hawking species) to move through the area more easily and take advantage of the insect prey from under the canopy and underlying grassland, which is often species-rich. Such habitat lies within 2km of the Site.

The Site is located within a rural, low-density landscape comprising large residential and agricultural landholdings. Surrounding roads do not appear to be street-lit, and the artificial light spill is minimal. In the absence of significant lighting disturbance, the wider area may be used by bats for commuting and foraging.

However, the Site itself is poorly connected to the surrounding landscape, with fragmented boundary features and limited ecological linkages. As such, it does not form part of a cohesive habitat network.

	Whilst the assemblage of Priority, Irreplaceable and other related optimal bat foraging/commuting habitat/resources are well dispersed across the wider landscape, rationale has been applied to the context of the Site's integral relationship with such features. The proposals will not result in any losses to such features beyond low-quality habitats within the Site Boundary, including improved grassland and hardstanding features. It is not anticipated that any of the off-site hedgerows will need to be removed to facilitate the proposals.
Birds	Field survey During the survey of Building B1, a single historic bird's nest was recorded internally above the small entrance door (WF4); it was disused at the time of inspection. Twigs were also noted lodged between external timber panels, likely the result of previous nesting attempts. No active nests, birds, or further evidence of current use were identified during the survey. It was determined that the likely species was wood-pigeon or dove spp. The off-site non-native ornamental hedgerows located to the west and east of the redline boundary are likely to support breeding birds. These features are understood to lie outside the development footprint and will not be removed. Should this change, and works be undertaken during the breeding bird season, nesting bird checks would be required in advance of vegetation clearance. The on-site area of g4 - modified grassland appears to be regularly managed, forming a short and uniform sward (approximately 3-10 cm in height), which is unsuitable for ground-nesting species. During the survey, bird species including carrion crow, red kite, robin and blue tit were observed and/or heard in the vicinity. Carrion crow, robin and blue tit amongst other common garden bird species are likely to utilise the Site and adjacent field margins for foraging and, where suitable habitat exists including off-site hedgerow, breeding. Overall, breeding birds are likely to be present within the wider area and along off-site boundary features during the nesting season, although the Site itself offers limited nesting opportunities with the exception of the existing agricultural barn, where historic evidence was noted.
Flora & Invertebrate	Field survey The habitats on site are commonplace. The majority of the Site is made up of urban developed land. The small parcel of grassland is structurally simple due to management, providing limited resources for notable or specialist invertebrate species. Some species such as white clover, common vetch, and dandelion—

	may support generalist pollinators and other common taxa. However, the site lacks the habitat heterogeneity, floral diversity, and microhabitat variation typically required to sustain significant invertebrate communities. Therefore, common invertebrates are likely to be present on-site. No invasive and non-native species listed under Schedule 9 of the Wildlife and Countryside Act 1981 (as amended) were observed. However, the survey was undertaken at a time when many plants were not present, and so the absence of such species cannot be definitively confirmed.
Hazel Dormice	Field survey The Site offers low suitability for hazel dormice. Habitats within the redline boundary lack dense, species-rich hedgerows, scrub, or woodland edges structure typically associated with dormouse foraging, nesting, or commuting. No evidence of dormouse presence (e.g. nests or characteristic hazelnut feeding remains) was identified during the field survey. The hedgerows adjacent to the northern and eastern boundaries are non-native and provide limited foraging value. Although the hedgerow to the west of the access track includes some native species, such as field maple, it is species-poor and isolated, lacking connectivity to other suitable hedgerows or woodland habitats. The nearest area of broadleaved woodland lies approximately 195 m to the southwest and is separated from the Site by New Road, which presents a barrier to movement. Hazel dormice are largely arboreal and rely on continuous, well-connected woody vegetation to disperse; they generally avoid crossing open ground. The Site does not provide such connectivity. There are no known records of dormouse within or near the Site, and it is not located within a recognised stronghold for the species. Accordingly, the presence of hazel dormouse is considered unlikely.
Reptiles	Habitat for reptiles (particularly with the United Kingdom's unpredictable weather patterns) requires optimal thermal and structural properties (Edgar et al. 2011). Field survey The Site predominantly comprised of built development and structurally simple, closely managed grassland, offering little suitability for reptiles. The short sward provides no meaningful

	refuge, limited basking opportunities, and exposes any potential individuals to increased predation and temperature fluctuation. Common UK reptiles, such as slow worm, common lizard and grass snake, typically require a mosaic of open basking areas alongside dense vegetation and tussocky cover for shelter and foraging. While small areas of ruderal and ephemeral vegetation (e.g. common nettle and ivy) are present within u1f 81 - Sparsely Vegetated parts of the Site, this cover is sparse and not sufficiently extensive to provide suitable habitat. The off-site boundary hedgerows create limited pockets of shelter and potentially favourable microclimates for basking; however, these features are isolated and poorly connected to higher-quality reptile habitats within the wider landscape. The bordering land is also intensively worked for agricultural purposes, limiting and deterring terrestrial movements. As such, they are more likely to facilitate occasional or transient use rather than support a resident population. Overall, the Site is considered to be of low suitability for reptiles, with habitat value largely restricted to peripheral features outside the development footprint. Accordingly, the presence of reptiles within the Site boundary is considered unlikely.
Otter	The Site does not present habitats required for this species, such as watercourses, vegetated riverbanks, reedbeds and woodland. Otters are likely to be active in the wider landscape, but their presence is considered to be unlikely on-site. This species is not considered further in this assessment.
Water Vole	The Site does not present habitats required for this species, such as slow moving or still watercourses, and soft banks. Therefore, their presence is considered to be unlikely on-site. This species is not considered further in this assessment.
Other Notable Species	The Site provides limited but potentially suitable refuge habitat for small mammals, particularly European hedgehog, primarily in association with the off-site hedgerows. These boundary features offer structural cover. Hedgehogs are known to utilise woodland edges, rough grassland, scrub, log piles and dense undergrowth for shelter, nesting and foraging (Williams et al., 2018; People's Trust for Endangered Species). While the majority of higher-quality habitat lies outside the redline boundary, it is possible that hedgehogs may occasionally cross into the Site when moving between boundary features, particularly during nocturnal foraging activity. However, habitats within the Site itself are relatively limited in structural diversity and therefore offer reduced suitability compared to the adjoining hedgerow network

	Brown hare are unlikely to utilise the Site. The predominance of built development offers little suitability for this species, which generally favours arable farmland landscapes that provide a mosaic of open fields, grassland, and hedgerows for foraging and predator avoidance.
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6. Recommendations and Enhancement Opportunities

6.1 Assessment of Impacts

Statutory and Non-Statutory Designated Sites

Rowdeford Bat Roost Impact Zone

The site lies within an impact zone pertaining to the Rowdeford Bat Roost. Rowdeford Bat Roost is known for its significant Lesser Horseshoe maternity populations. The roost is located 1.6km south-east of the site.

Whilst this roost is not designated as such, BN Ecology have assessed potential impacts the proposals may have on the roost and associated habitats in accordance with guidance delineated on '*Bat Special Areas of Conservation (SAC) Planning Guidance for Wiltshire*'¹²

Wiltshire Councils SAC guidance provides a thorough breakdown on potential impacts and causations resultant from related proposal activities which can have an impact on one or more of the sensitive features, and thus require further consideration in relation to satisfying further assessments (by way of a Habitat Regulations Assessment) to ascertain 'likely significant' effects on the 'Favourable Conservation Status' of the Designated Site Feature to fulfil requirements outlined under Regulation 63 of the Conservation of Habitats and Species Regulations 2017:

- 1) Physical changes – alteration / demolition / removal of a potential roost feature including environmental conditions (temperature, humidity, internal light levels etc), loss, damage or change of management of potential foraging habitat, removal / fragmentation / modification of habitats in a potential commuting corridor
- 2) Lighting – artificial lighting close to potential roosting, foraging and commuting features;
- 3) Noise and vibration – construction / demolition activities close to potential roost features;
- 4) Recreational disturbance – increasing the risk of recreational visits both organised and informal;

¹² <https://www.wiltshire.gov.uk/media/992/Bat-S-A-C-developers-guidance-inc-Bath-Bradford-on-Avon-Chilmark-and-Mottisfont/pdf/Bath-and-bradford-on-avon-september-2015-bat-sac-guidance.pdf?m=1594229486227> (Accessed: March 2026)

- 5) Pollution – dust and fumes close to potential roost features; and
- 6) Mortality – predation by domestic cats at roost entrances, collision risk from wind turbines.

The proposals are small scale, and below delineates how the proposed development is highly unlikely to have an effect on the designated bat species populations associated with Rowdeford Bat Roost:

- 1) As detailed above, the existing agricultural building on-site does not comprise of any potential roosting features (such as enclosed void spaces) that could be utilised by horseshoe bats. Moreover, no evidence suggestive of roosting bats was noted. No habitat removal is required to facilitate the proposals, however, the change of land-use will result in the potential change in management for a small area of species poor grassland and sparsely vegetated land. Lesser horseshoe bats primarily forage within broadleaved woodland, particularly woodland with a well-developed understorey, although mixed woodland, parkland, grazed pasture and linear landscape features such as hedgerows, tree lines and well-vegetated river corridors are also used. Landscapes containing a high proportion of woodland, grazed grassland and connected linear features are generally preferred, while open, intensively managed arable land is typically avoided. The species feeds mainly on small flying insects, particularly Diptera (including crane flies, biting midges, non-biting midges, mosquitoes and window gnats), as well as Lepidoptera (moths), Trichoptera (caddisflies) and Neuroptera (lacewings). Grazed pasture can provide important prey resources due to dung-associated insects, while damp habitats and watercourses may support key prey species such as crane flies and caddisflies. No such habitats sit within the site boundary, and moreover none sit within the wider blueline boundary within the clients ownership. Hedgerow to sit close to the redline boundary, however, these are significantly isolated and do not provide the structural continuity or feasible connections to other suitable habitats required by the species. Additionally, no such habitats are proposed for removal.
- 2) Whilst permanent external lighting fixtures is likely to be required to facilitate the proposals, as delineated above, there are considered to be no potential roosting, foraging and functional commuting features on-site or in close proximity to the site. In any case, external lighting shall be installed and designed in accordance with the joint guidance note publish by the Bat Conservation Trust and the Institute of Lighting Professionals, and shall ensure that

	illuminance on neighbouring hedgerow feature is below 0.2 lux on the horizontal plane, and at or below 0.4 lux on the vertical plane. 3) No demolition works are required, and construction noise will be minimal due to the small scale of the proposals which are unlikely to disturb any roosts as there are no potential roosting features within the redline boundary. 4) Residential properties already border the redline boundary on its northern and southern boundaries. The proposals concern a single residential dwelling, and there it is not expected to be an increase in recreational visits to unacceptable levels. 5) The proposals are small scale and are unlikely to cause pollution through dust or fumes. Additionally, there are no potential roosting features onsite. The roost lies 1.6km from the site, meaning there is sufficient distance between the proposals and the roost site to conclude no risk of degradation to the component features. 6) No roosting features will be affected by the proposals and the small scale of the works are unlikely to cause mortality due to collision risk as they sit in line with surrounding properties. Therefore, it has been determined that the proposed development is unlikely to have an effect on bat populations associated with Rowdeford Bat Roost, and therefore, no additional mitigation or compensatory measures above those already recommended in this assessment are considered necessary. All other sites as listed within section 5.1 are not foreseen to be subject to any impact in relation to the proposals owing to the small-scale nature of the proposals, as well as the distance from the site and intervening barriers obstructing the ecological connectivity to the site.
Habitats	The desk study revealed that there are no habitats listed under Section 41 of the Natural Environment and Rural Communities Act 2006 present. The Site is covered by the following Habitat compositions: • u1b5 (buildings) – Developed Land; Sealed Surface; • g4 – Modified Grassland; • u1b – Developed Land; Sealed Surface; • u1c – Artificial Unvegetated, Unsealed Surface; and • u1f 81 – Sparsely Vegetated; Ruderal/Ephemeral.

	The habitats recorded within the site are classified as having 'low' or 'very low' distinctiveness under the Statutory Biodiversity Metric framework. According to the Statutory Biodiversity Metric User Guide (DEFRA, July 2025), habitat distinctiveness reflects the ecological value of a habitat based on its type and defining characteristics. This assessment takes into account factors such as species diversity, habitat coverage, statutory protection status, and the extent to which the habitat supports species that are uncommon elsewhere. No off-site hedgerow removal is planned as part of the proposals. However, During the construction phase there is potential for indirect impacts to retained off-site hedgerows adjacent to the Site. Construction activities, including the movement of machinery and storage of materials within close proximity to these features, could lead to soil compaction within the hedgerow root protection areas. Compaction of soils may reduce aeration and water infiltration, potentially affecting root health and resulting in a gradual decline in hedgerow structure and condition. In the absence of appropriate mitigation, such as protective fencing and the implementation of root protection zones, this could result in a temporary to permanent adverse effect of low magnitude at the local level. With the implementation of standard construction safeguards, the significance of this impact is expected to be negligible. Overall, the Site is considered to be of Site value for habitats. No further surveys are recommended. Please see section 6.2.
Amphibians	It is not expected that there will be direct impacts on the species as a result of the proposed development. However, it cannot be ruled out that local common populations (such as the common frog) utilise the site during terrestrial phases. Therefore, there is a risk that amphibians may be harmed during the proposed habitat clearance The Site's habitats, predominantly being urban developed land and modified grassland, are sub-optimal for amphibians and features that could be utilised by amphibians as daytime refuge, including the off-site hedgerows, will remain unaffected and subject to sufficient buffers from the developed footprint. A review of the MAGIC database identified no records of great crested newt within 2km of the Site, and no European Protected Species licence returns were recorded within this search radius. However, the Site lies entirely within an Amber Risk Zone for great crested newt and within a 'Core' Strategic Opportunity Area. Review of Ordnance Survey mapping confirms there are five ponds within 500m of the Site.

	The Natural England Rapid Risk Assessment Tool for great crested newts (GCN) provides a method to quickly assess the likelihood of encountering the species and whether a licence may be required for a development. The tool considers factors such as the proximity of suitable breeding ponds, habitat quality, and the scale and duration of the proposed works. BN Ecology undertook an assessment using this tool, which concluded that an offence is 'highly unlikely' (see Figure 1). The proposal would result in the loss of approximately 0.005 ha of modified grassland within 100–250 m of potential breeding ponds, which is considered highly unlikely to result in an offence. This assessment represents a precautionary worst-case scenario, assuming habitat loss occurs as a result of the land-use change, despite no actual habitat loss being needed to facilitate the proposals. In practice, the habitat is likely to remain vegetated as garden space and may be enhanced through the planting of native shrubs, trees, and hedgerows. <table><tr><th>Component</th><th>Likely effect (select one for each component; select the most harmful option if more than one is likely; lists are in order of harm, top to bottom)</th><th>Notional offence probability score</th></tr><tr><td>Great crested newt breeding pond(s)</td><td>No effect</td><td>0</td></tr><tr><td>Land within 100m of any breeding pond(s)</td><td>No effect</td><td>0</td></tr><tr><td>Land 100-250m from any breeding pond(s)</td><td>0.001 - 0.01 ha lost or damaged</td><td>0.005</td></tr><tr><td>Land >250m from any breeding pond(s)</td><td>No effect</td><td>0</td></tr><tr><td>Individual great crested newts</td><td>No effect</td><td>0</td></tr><tr><td colspan="2"></td><td>Maximum:</td></tr><tr><td colspan="2">Rapid risk assessment result:</td><td>0.005</td></tr><tr><td colspan="2"></td><td>GREEN: OFFENCE HIGHLY UNLIKELY</td></tr></table> Figure 1. Rapid Risk Assessment Results All other habitats will remain unaffected by the proposals. Overall, the Site is considered to be of Site value for amphibians. No further surveys are recommended. See section 6.2.	Component	Likely effect (select one for each component; select the most harmful option if more than one is likely; lists are in order of harm, top to bottom)	Notional offence probability score	Great crested newt breeding pond(s)	No effect	0	Land within 100m of any breeding pond(s)	No effect	0	Land 100-250m from any breeding pond(s)	0.001 - 0.01 ha lost or damaged	0.005	Land >250m from any breeding pond(s)	No effect	0	Individual great crested newts	No effect	0			Maximum:	Rapid risk assessment result:		0.005			GREEN: OFFENCE HIGHLY UNLIKELY
Component	Likely effect (select one for each component; select the most harmful option if more than one is likely; lists are in order of harm, top to bottom)	Notional offence probability score																										
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Individual great crested newts	No effect	0																										
		Maximum:																										
Rapid risk assessment result:		0.005																										
		GREEN: OFFENCE HIGHLY UNLIKELY																										
Badgers	It is not expected that there will be direct impacts on the species as a result of the proposed development. However, it cannot be ruled out that local populations utilise the site for commuting and foraging purposes. Therefore, there is a risk that badgers may commute through the Site and fall into excavations (if any are created) during the construction phase. Given the absence of signs of current use, the proposed development is unlikely to result in direct impacts on badgers or active setts, and no offence under the Protection of Badgers Act 1992 is anticipated based on current site conditions. Overall, the Site is considered to be of Site value for badgers. No further surveys are recommended. Please see section 6.2.																											
Bats	The desk study shows that there has been one European Protected Species licence issued within 2km of the Site,																											

	specifically pertaining to bats. The closest licence for the species was issued approximately 1.8km to the southeast of the Site. The Daytime Bat Walkover Survey determined the barn was categorised as <u>offering negligible potential for roosting bats (Score: 4)</u>. It cannot be ruled out that local populations utilise the site for occasional commuting and foraging purposes. Any increased artificial lighting on site may reduce, sever or result in existing low quality commuting lines and associated foraging habitats becoming inaccessible to local bat populations. Overall, the Site is considered to be of Site value for bats. No further surveys are recommended. Please see section 6.2.
Birds	The desk study identified the Site within a targeted zone for lapwing; however, the species requires wet features such as scrapes or flushes to support invertebrate prey, none of which are present within the Site. The Site also falls within sighting zones for yellow wagtail, turtle dove and corn bunting. Yellow wagtail favour damp, open farmland, including wet pasture, arable fields and areas near ditches or ponds. Turtle doves nest in mature thorny scrub, tall hedgerows and open woodland, relying on seed-rich arable farmland and accessible water sources for foraging. Corn buntings are typically associated with open arable landscapes, nesting on the ground within tussocky margins and foraging on seeds and invertebrates. While suitable habitats for these species are likely to occur within the surrounding agricultural landscape, they are not represented within the Site boundary. A historic bird's nest was recorded within Barn B1 (WF4), together with evidence of attempted nesting indicated by nesting material lodged within the timber cladding. As the barn is proposed for conversion, there is potential for nesting birds to be present during the construction phase if works coincide with the breeding season. The off-site boundary hedgerows provide suitable nesting and foraging habitat for a range of common bird species. Several species were observed and heard during the survey and are likely to utilise these boundary features for breeding. In contrast, habitats within the redline boundary are of low suitability for nesting birds, including ground-nesting species. All wild birds and their active nests are protected under the Wildlife and Countryside Act 1981 (as amended). Given the proximity of the proposed works to suitable off-site nesting habitat and evidence of nesting birds in the barn, there is a risk of

	disturbance during construction if nesting birds are present, unless appropriate mitigation measures are implemented. Overall, the site is considered to be of Site value for nesting birds. No further surveys are recommended. Please see section 6.2.
Hazel Dormouse	The Site boundary offers low suitability for hazel dormouse, with no evidence of nesting, commuting, or foraging recorded during the field survey. No direct impacts are anticipated on the off-site hedgerows, which represent the most suitable habitat feature within the local landscape. Additionally, the desk study did not reveal any records of the species within 2km of the site. It has been deemed that impacts for this species do not need to be considered further, particularly as no loss to off-site linear features is anticipated. Overall, the Site is considered to be of Site value for hazel dormouse. No further surveys are recommended.
Reptiles	The desk study did not reveal any European Protected Species licences being issued within 2km. Habitats within the Site are of low suitability for reptiles, comprising predominantly short, managed grassland and built surfaces that lack structural cover and refuge opportunities. While the adjacent off-site hedgerows offer comparatively greater habitat value, providing some herbaceous cover and limited potential for shelter or dispersal, these features lie outside the development footprint and will remain unaffected. Furthermore, they are poorly connected to higher-quality habitats within the wider landscape. The reasonable likelihood of reptiles being impacted by the development is low. Overall, the Site is considered to be of Site value for reptiles. No further surveys are recommended. Please see section 6.2.
Flora & Invertebrates	The habitats on-site are common place. It can be expected that common invertebrates will utilise the on-site vegetation networks, albeit on a microhabitat scale. However, these habitats can be readily compensated, and indeed, habitat enhancement and creation proposals on adjacent land pertaining to Biodiversity Net Gain will provide significant enhancement for the diversity and extent of habitats available for invertebrates. Overall, the Site is considered to be of Site value for invertebrates. No further surveys are recommended.
Other Notable Species	The Site offers limited refuge for hedgehog, mainly provided by the off-site hedgerows and trees. Hedgehogs may commute

	through the Site, fall down and get stuck in any excavations during the construction phase. Moreover, death, injury or otherwise increased disturbance levels may be resultant during construction activities, especially vegetative habitat clearance. No further surveys are recommended. Please see section 6.2.
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6.2 Further Surveys (if required) and Recommendations

Methodology to Identifying Ecological Constraints

All potential ecological constraints in relation to the development proposals have been thoroughly considered in Section 5. Opportunities to deliver ecological enhancement in accordance with local and national planning policy have also been considered and are outlined below.

Planning policy makes it clear that any proposed development duly considers and applies the below mitigation hierarchy when considering impacts to ecological species and habitats:

1. **Avoidance:** every attempt should be made to avoid creating impacts on features from the outset;
2. **Minimisation:** where avoidance cannot be wholly achieved, measures by design, suitably designed methods of working or other actions to minimise impacts (otherwise known as mitigation) should be employed;
3. **Compensation/restoration:** if avoidance and minimisation cannot be wholly achieved, significant impacts on features should be compensated in such a way to restore an area to its original ecosystem or any other ecological functions/services that existed prior to impacts relating to the development.

The hierarchy requires that avoidance is applied where possible. When it is not feasible to avoid such impacts, rationale for minimisation/compensation/restoration should be sufficiently detailed, showing the measures are feasible to implement.

The ecological constraints associated with the development have been assessed in accordance with the mitigation hierarchy, with due consideration to apply, as much as possible, actions to avoid impacts on ecological features.

In addition to the above, Section 40 of the Natural Environment and Rural Communities Act 2006 states that *'Every public authority must, in exercising its functions, have regard, so far as is consistent with the proper exercise of those functions, to the purpose of conserving biodiversity'* as well as *'Conserving biodiversity includes, in relation to a living organism or type of habitat, restoring or enhancing a population or habitat'*.

It should be highlighted that the below recommendations may require amendments, subject to the results of any recommended further survey work as outlined below.

Protection of Habitats

Retained off-site hedgerows should be protected during the works, including any groundworks, by the establishment of Root Protection Areas in accordance with BS 5837:2012. All off-site boundary features should be marked by Heras fencing, if appropriate, erected prior to works commencing. No materials or construction plant(s) should be allowed within the allocated buffer zone.

General

Prior to the commencement of any works, construction operatives should be inducted by a suitably qualified ecologist to make them aware of the possible presence of protected species, briefed on their legal protection, how to identify them, the habitats they are most likely to be found in, and the working practices to avoid harming them.

Species

Amphibians and reptiles

The proposed development does not require the removal of suitable habitats. The habitats on-site are sub-optimal for the species owing to the lack of features such as tussocky vegetation and diverse herbaceous cover. However, the Site does sit within an Amber Risk Zone for great crested newt and five ponds lie within 500m of the Site.

It is recommended that precautionary working measures are implemented in relation to amphibians should habitats such as grassland be allowed to grow or become more suitable for amphibians in the period between this assessment and the commencement of construction works. The precautionary measures should comprise the following:

- Vegetation must be maintained below 5cm to maintain the sub-optimal habitat value for amphibians.
- Any excavations should be covered overnight, or a means of escape, such as a plank, installed to allow amphibians to escape if they fall in.
- Pollution prevention measures should be implemented in accordance with the Environment Agency's Pollution Prevention Guidelines 2015.
- Where the use or generation of chemicals and pollutants occurs, COSHH regulations should be implemented in relation to storage and disposal in order to preserve and protect nearby waterbodies.
- In the unlikely event that amphibians are found within the working area, they should be given sufficient time to disperse, or in extreme circumstances, moved by hand to suitable sheltered vegetation.
- In the unlikely event that a great crested newt is identified, works must cease immediately, and advice must be sought from a suitably qualified ecologist.
- Whilst it is not expected that such features will require dismantling, any features such as rubble piles which potentially afford resting places for reptiles or amphibians should be dismantled by hand by a competent ecologist in either April or August through October, and any individuals *found translocated to a location agreed prior to works commencing on site*

Badger

No setts or evidence of commuting or foraging badgers were identified within the Site or within 30m of the site. Therefore, the Site is likely to be used occasionally by commuting and foraging badgers.

It is recommended that, during construction, if excavations or large pipes are created (>200mm diameter), these must be covered at night. If excavations are left open, then it is essential that a means of escape is created. As an example, this may include a plank to allow badgers and other small mammals to escape if they fall in. If further signs of badgers are encountered during the works, then works should stop until advice is sought from a suitably qualified ecologist at the earliest possible opportunity.

Bats

No evidence of bats was found during the Daytime Bat Walkover Survey. No potential features internally or externally that could sustain a functioning roost were noted during the survey, and therefore, the storage unit to be removed was classified as offering **Negligible Potential for roosting bats**.

In the unlikely event that a bat is discovered during the works, operations must stop immediately, and a qualified and licensed bat ecologist must be contacted to advise on further requirements for appropriate avoidance, mitigation and compensation.

If the bat is injured and/or within danger of becoming exposed to predation or further disturbance, the landowner or contractors should gently place a towel over the bat and transfer it to a small box. The box should contain four small air holes, approximately a pencil width wide and no larger, as this may enable escape. The box should also contain a towel to provide cover and security, and a milk bottle lid filled with water.

If the bat is not injured, the box should be taken and left within a high position at night with the lid left open for the bat to leave on its own accord. The release site should not be accessible to cats.

If the bat is injured or unwell, the bat should be taken to:

RSPCA Oak and Furrows Wildlife Rescue Centre
Blakehill Nature Reserve, Leigh
Malmsbury Road,
Cricklade,
SN6 6RH
01793 751412

The introduction of artificial lighting levels would increase light spill as a result of the proposals. Although habitats onsite were assessed as having low suitability for commuting and foraging bats, the off-site hedgerows offer marginally more suitable commuting and foraging habitat at a site level, and it cannot be ruled out that bat populations utilise the site for commuting and foraging purposes.

It is therefore recommended that a sensitive lighting design for bats, which follows Guidance Note 08/23 Bats and artificial lighting in the UK (ILP and BCT 2023), should be prepared by a suitably qualified consultant. The design should show how and where

external lighting will be installed and supported, where appropriate, with technical specifications. The sensitive lighting design for bats should also ensure that areas to be lit will not disturb or prevent bats using their territory. The design should accord with Step 5 of Guidance Note 08/23. The Local Planning Authority will likely require that all external lighting needs to be installed in accordance with the specifications and locations set out in the agreed design and thereafter maintained in accordance with the design.

Nesting Birds

Although no vegetation clearance is proposed for the off-site hedgerows, construction activities undertaken in close proximity during the bird nesting season (typically March to August inclusive) have the potential to cause disturbance to nesting birds. Historic nests were also recorded within the existing agricultural building; therefore, similar disturbance risks are associated with works affecting this structure which will be subject to conversion works.

To avoid committing an offence, the following mitigation measures are recommended:

- Seasonal Timing: Vegetation clearance and works within influencing distance (a minimum of 5m) of the hedgerows should, where practicable, be undertaken outside of the main bird nesting season (March–September inclusive).
- Pre-Commencement Check: If works must occur during the nesting season, a suitably qualified ecologist should undertake a pre-works nesting bird check of the adjacent hedgerows and trees no more than 48 hours prior to works commencing.
- Exclusion Buffer: Where active nests are identified, an appropriate exclusion buffer should be established. As a guide, a minimum stand-off distance of 5 m should be maintained for common passerine species, increasing to 10 m or more where larger or more disturbance-sensitive species are present. The buffer should remain in place until a suitably qualified ecologist confirms that the young have fledged and the nest is no longer active.
- If a Nest is Discovered During Works: All works in the vicinity must cease immediately. An ecologist should be contacted to assess the situation and define an appropriate buffer zone. Works must not recommence within the buffer area until the nest is confirmed inactive.

The proposed development will require significant modification concerning an existing agricultural structure. It is recommended that no works to the buildings on-site should take place between 1st March and 30th of September inclusive, unless a competent ecologist has undertaken a careful, detailed check for active birds' nests immediately before the works to or demolition of the building commence. In no circumstances should netting be used to exclude nesting birds. If nesting birds are recorded during this inspection(s), then the supporting element will remain with a sufficient sectioned exclusion zone marked around the nest site until any dependent young have fledged.

Other Notable Species

The site offers limited refuge for hedgehog, mainly provided by the off-site hedgerows. Therefore it is recommended that prior to any vegetative clearance, any features potentially used by hedgehogs, , shall be checked by a competent ecologist via a fingertip search. Any individuals found will be translocated to an appropriate location outside of the construction site and away from roads prior to works commencing.

Enhancement Opportunities

The National Planning Policy Framework (193d) requires biodiversity enhancement to be provided within the development boundary.

- It is recommended that consideration is given to the proposed on-site hedgerow creation. Species composition of new hedgerow(s) should be planted with native species comprised of the following: hazel, blackthorn, hawthorn, dogrose, elder, holly.
- It is recommended that any new shrubs incorporated within the Site boundary should be high nectar producing to encourage invertebrates to the Site, as well as provide continued foraging for bats. The Royal Horticultural Society guide, "RHS Perfect for Pollinators, www.rhs.org.uk/perfectforpollinators" provides a well-suited plants list of both native and non-native species. In addition, all new trees planted on site should ideally be from local native stock, such as field maple, ash, hornbeam *Carpinus betulus*, beech *Fagus sylvatica* and spindle *Euonymus europaeus*.
- It is recommended that a Vivra Pro Woodstone House Martin nest or similar is mounted directly under the eaves of the north elevation on the dwelling.
- It is recommended that new fencing incorporates accessible hedgehog holes, measuring 13cm x 13cm to allow the movement of hedgehogs into and out of the Site.

7. Conclusion

It is considered that the proposals will not breach wildlife legislation, national or local planning policies, subject to the recommendations as outlined in section 6.2 being followed.

Appendix 1: Figures

For convenience – press “Alt + Left Arrow” to return to the section of the report

Alt



Site Photos

Figure 1:
Photo
showing
B1 west
elevation.



Figure 2:
Photo
showing
the Site
facing
east.



Figure 3:
Photo
showing
south
elevation
of B1.



Figure 4:
Photo
showing
potential
nesting
materials
on south
elevation
of B1.



Figure 5:
Photo
showing
north
elevation
of B1 next
to off-site
non-
native
hedgerow.



Figure 6:
Photo
showing
east
elevation
of B1 next
to off-site
non-
native
hedgerow.



Figure 7:
Photo
showing
internal
B1.



Figure 8:
Photo
showing
historic
birds nest
in B1
above
entrance
door
(WF4).



Figure 9:
Photo
showing
the
internal of
B1.



Figure 10:
Photo
showing
TN2 and
TN4.



Figure 11:
Photo
showing
TN4.



Figure 12:
Photo
showing
WF1.

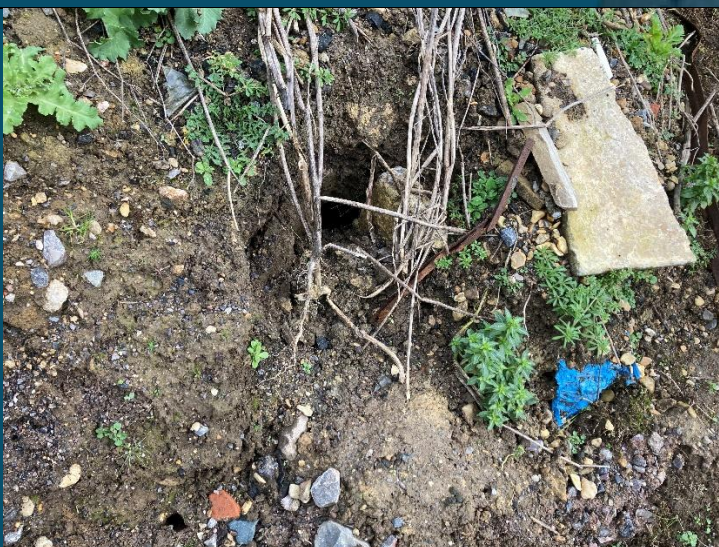


Figure 13:
Photo
showing
WF1.



Figure 14:
Photo
showing
droppings
outside
WF2.



Figure 15:
Photo
showing
WF2.



Figure 16:
Photo
showing
WF3.



Figure 17:
Photo
showing
TN2, TN3
and TN4
and off-
site non-
native
hedge.



Figure 18:
Photo
showing
TN4.



Figure 19:
Photo
showing
TN1.

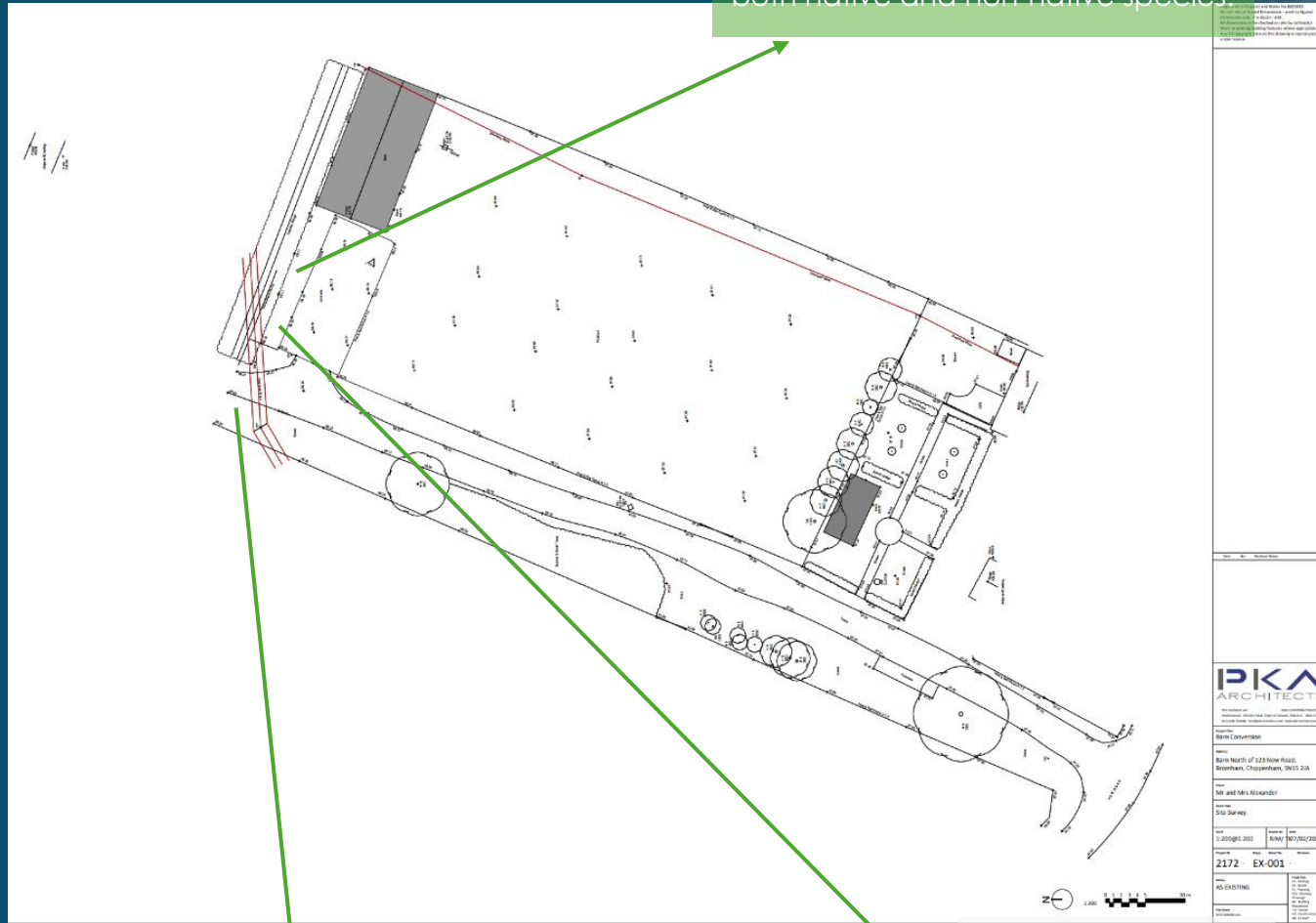


Figure 20:
Photo
showing
blueline
land and
TN3
access
track.



Site Plan and Enhancement Proposals

Any new shrubs should be high nectar producing. The Royal Horticultural Society guide, "RHS Perfect for Pollinators, www.rhs.org.uk/perfectforpollinators" provides a well suited plants list of both native and non-native species.



Any new trees on site should ideally be from local native stock, such as field maple, ash, hornbeam, beech and spindle.

Any new hedgerow to be planted should be done so with native species comprised of the following: hazel, blackthorn, hawthorn, field maple and elder.



Eco Hedgehog
Hole Fence Plate



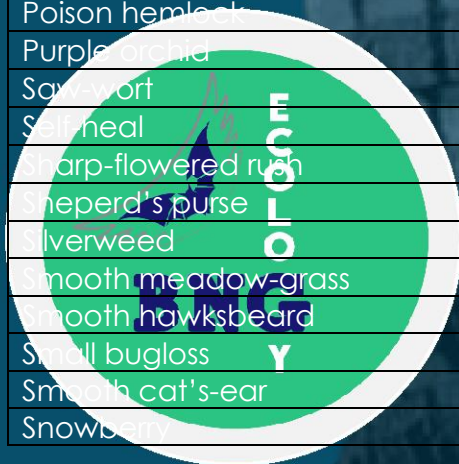
Vivara Pro
WoodStone House
Martin Nest Box

Appendix 2: Latin Names

Floral species	
Species	Latin name
Annual meadow grass	<i>Poa annua</i>
Annual mercury	<i>Mercurialis annua</i>
Barren brome	<i>Bromus sterilis</i>
Bird's-foot trefoil	<i>Lotus corniculatus</i>
Bittersweet	<i>Solanum dulcamara</i>
Bluebells	<i>Hyacinthoides non-scripta</i>
Broad-leaved dock	<i>Rumex obtusifolius</i>
Bulbous buttercup	<i>Ranunculus bulbosus</i>
Carnation sedge	<i>Carex panicea</i>
Chickweed	<i>Stellaria media</i>
Cleavers	<i>Galium aparine</i>
Comfrey	<i>Symphytum officinale</i>
Common bent	<i>Agrostis capillaris</i>
Common bindweed	<i>Calystegia sepium</i>
Common dock	<i>Rumex obtusifolius</i>
Common fleabane	<i>Pulicaria dysenterica</i>
Common nettle	<i>Urtica dioica</i>
Common ragwort	<i>Jacobaea vulgaris</i>
Common groundsel	<i>Senecio vulgaris</i>
Common reed	<i>Phragmites australis</i>
Common sorrel	<i>Rumex acetosa</i>
Common thistle	<i>Cirsium vulgare</i>
Common vetch	<i>Vicia sativa</i>
Cocks-foot	<i>Dactylis glomerata</i>
Cows parsley	<i>Anthriscus sylvestris</i>
Cranesbill	<i>Geranium dissectum</i>
Creeping bent	<i>Agrostis stolonifera</i>
Creeping buttercup	<i>Ranunculus repens</i>
Creeping cinquefoil	<i>Potentilla reptans</i>
Crested dogs-tail	<i>Cynosurus cristatus</i>
Cut-leaved cranesbill	<i>Geranium dissectum</i>
Dandelion	<i>Taraxacum officinale</i>
Devil's-bit scabious	<i>Succisa pratensis</i>
Dove's-foot crane's-bill	<i>Geranium molle</i>
Dog mercury	<i>Mercurialis perennis</i>
Dyer's greenweed	<i>Genista tinctoria</i>
False oat grass	<i>Arrhenatherum elatius</i>
Field bindweed	<i>Convolvulus arvensis</i>
Flowering sweet-grass	<i>Glyceria fluitans</i>
Garlic mustard	<i>Alliaria petiolata</i>
Great mullein	<i>Verbascum thapsus</i>
Ground ivy	<i>Glechoma hederacea</i>
Hard sedge	<i>Carex hirta</i>
Hawthorn	<i>Crepis</i>
Heath spotted orchid	<i>Dactylorhiza maculata</i>



Hedge bedstraw	<i>Galium mollugo</i>
Hedge woodruff	<i>Galium odoratum</i>
Hedge woundwort	<i>Stachys sylvatica</i>
Hemlock	<i>Conium maculatum</i>
Herb-Robert	<i>Geranium robertianum</i>
Hogweed	<i>Heracleum sphondylium</i>
Hop	<i>Humulus lupulus</i>
Horse parsley	<i>Smyrnium olusatrum</i>
Horsetail	<i>Equisetum arvense</i>
Honeysuckle	<i>Lonicera periclymenum</i>
Ivy	<i>Hedera helix</i>
Lilac	<i>Syringa vulgaris</i>
Lady's bedstraw	<i>Galium verum</i>
Lords and ladies	<i>Arum maculatum</i>
Meadow barley	<i>Hordeum secalinum</i>
Meadow buttercup	<i>Ranunculus acris</i>
Meadow foxtail	<i>Alopecurus pratensis</i>
Meadow thistle	<i>Cirsium dissectum</i>
Meadow vetchling	<i>Lathyrus pratensis</i>
Morning glory	<i>Ipomoea purpurea</i>
Oval sedge	<i>Carex ovalis</i>
Opium poppy	<i>Papaver somniferum</i>
Oxeye daisy	<i>Leucanthemum vulgare</i>
Ragwort	<i>Senecio jacobaea</i>
Red campion	<i>Silene dioica</i>
Red clover	<i>Trifolium pratense</i>
Red fescue	<i>Festuca rubra</i>
Ribwort plantain	<i>Plantago lanceolata</i>
Rosebay willowherb	<i>Chamerion angustifolium</i>
Rosemary beetle	<i>Chrysolina americana</i>
Roses	<i>Rosa</i> spp.
Rough hawksbeard	<i>Crepis biennis</i>
Rough meadow grass	<i>Poa trivialis</i>
Pendulous sedge	<i>Carex pendula</i>
Pepper-saxifrage	<i>Silaum silaus</i>
Perennial rye grass	<i>Lolium perenne</i>
Purple beech	<i>Fagus sylvatica purpurea</i>
Poison hemlock	<i>Conium maculatum</i>
Purple orchid	<i>Orchis mascula</i>
Saxifrage	<i>Serratula</i>
Stitchwort	<i>Prunella vulgaris</i>
Stitchwort	<i>Prunella vulgaris</i>
Sharp-flowered rush	<i>Juncus acutiflorus</i>
Shepherd's purse	<i>Capsella bursa pastoris</i>
Silverweed	<i>Potentilla anserina</i>
Smooth meadow-grass	<i>Poa pratensis</i>
Smooth hawksbeard	<i>Crepis capillaris</i>
Small bugloss	<i>Anchusa arvensis</i>
Smooth cat's-ear	<i>Hypochaeris radicata</i>
Snowberry	<i>Symphoricarpos albus</i>



Soft brome	<i>Bromus hordeaceus</i>
Soft rush	<i>Juncus effusus</i>
Spear thistle	<i>Cirsium vulgare</i>
Spiny sow-thistle	<i>Sonchus asper</i>
Spiked sedge	<i>Carex spicata</i>
Stitchwort	<i>Stellaria holostea</i>
Spotted medick	<i>Medicago arabica</i>
Sweet vernal grass	<i>Anthoxanthum odoratum</i>
Timothy grass	<i>Phleum pratense</i>
Virginia creeper	<i>Parthenocissus quinquefolia</i>
Wall barley	<i>Hordeum murinum</i>
White clover	<i>Trifolium repens</i>
White dead nettle	<i>Lamium album</i>
Wild onion	<i>Allium vineale</i>
Wild privet	<i>Ligustrum vulgare</i>
Wood avens	<i>Geum urbanum</i>
Wood speedwell	<i>Veronica montana</i>
Yarrow	<i>Achillea millefolium</i>
Yorkshire fog	<i>Holcus lanatus</i>

Tree species	
Species	Latin name
Ash	<i>Fraxinus excelsior</i>
Beech	<i>Fagus sylvatica</i>
Blackthorn	<i>Prunus spinosa</i>
Bramble	<i>Rubus fruticosus agg</i>
Buddleia	<i>Buddleja davidii</i>
Bird cherry	<i>Prunus padus</i>
Canadian poplar	<i>Populus x canadensis</i>
Common buckthorn	<i>Rhamnus cathartica</i>
Dog rose	<i>Rosa canina</i>
Dogwood	<i>Cornus sanguinea</i>
Elder	<i>Sambucus nigra</i>
Elm	<i>Ulmus procera</i>
Field maple	<i>Acer campestre</i>
Garden privet	<i>Ligustrum ovalifolium</i>
Goat willow	<i>Salix caprea</i>
Hawthorn	<i>Crataegus monogyna</i>
Hazel	<i>Corylus avellana</i>
Highbush cranberry	<i>Viburnum trilobum</i>
Holly	<i>Ilex aquifolium</i>
Hornbeam	<i>Carpinus betulus</i>
Horse chestnut	<i>Aesculus hippocastanum</i>
Lime	<i>Tilia cordata</i>
Oak	<i>Quercus robur</i>
Rowan	<i>Sorbus aucuparia</i>
Scots pine	<i>Pinus sylvestris</i>
Silver birch	<i>Betula pendula</i>
Spindle	<i>Euonymus europaeus</i>



Sweet chestnut	<i>Cryphonectria parasitica</i>
Sycamore	<i>Acer pseudoplatanus</i>
Wayfaring tree	<i>Viburnum lantana</i>

<i>Mammal species</i>	
Species	Latin name
Badger	<i>Meles meles</i>
Brown hare	<i>Lepus europaeus</i>
Hazel dormice	<i>Muscardinus avellanarius</i>
Hedgehog	<i>Erinaceus europaeus</i>
Otter	<i>Lutra lutra</i>
Water vole	<i>Arvicola amphibius</i>

<i>Bat species</i>	
Species	Latin name
Alcathoe	<i>Myotis alcathoe</i>
Barbastelle	<i>Barbastella barbastellus</i>
Bechstein's	<i>Myotis bechsteinii</i>
Brandt's	<i>Myotis brandtii</i>
Brown long-eared	<i>Plecotus auritus</i>
Common pipistrelle	<i>Pipistrellus pipistrellus</i>
Daubentons	<i>Myotis daubentonii</i>
Greater horseshoe	<i>Rhinolophus ferrumequinum</i>
Greater mouse-eared	<i>Myotis myotis</i>
Grey long-eared	<i>Plecotus austriacus</i>
Leislars	<i>Nyctalus leisleri</i>
Lesser horseshoe	<i>Rhinolophus hipposideros</i>
Nathusius's pipistrelle	<i>Pipistrellus nathusii</i>
Natterer's	<i>Myotis nattereri</i>
Noctule	<i>Nyctalus noctula</i>
Serotine	<i>Eptesicus serotinus</i>
Soprano pipistrelle	<i>Pipistrellus pygmaeus</i>
Whiskered	<i>Myotis mystacinus</i>

<i>Bird species</i>	
Species	Latin name
Barn owl	<i>Tyto alba</i>
Bittern	<i>Botaurus stellaris</i>
Blackbird	<i>Turdus merula</i>
Black redstart	<i>Phoenicurus ochruros</i>
Blue tit	<i>Cyanistes caeruleus</i>
Chaffinch	<i>Pyrrhula pyrrhula</i>
Buzzard	<i>Buteo buteo</i>
Corvid	<i>Corvus corone</i>
Crow	<i>Numenius arquata</i>
Coal tit	<i>Periparus ater</i>
Common buzzard	<i>Buteo buteo</i>



Common gull	<i>Larus canus</i>
Common quail	<i>Coturnix coturnix</i>
Common redpoll	<i>Acanthis flammea</i>
Corn bunting	<i>Emberiza calandra</i>
Crossbill	<i>Loxia curvirostra</i>
Dipper	<i>Cinclus cinclu</i>
Dunnock	<i>Prunella modularis</i>
Eurasian hobby	<i>Falco subbuteo</i>
Fire crest	<i>Regulus ignicapilla</i>
Goldcrest	<i>Regulus regulus</i>
Goldfinch	<i>Carduelis carduelis</i>
Goosander	<i>Mergus merganser</i>
Great Bustard	<i>Otis tarda</i>
Great spotted woodpecker	<i>Dendrocopos major</i>
Great tit	<i>Parus major</i>
Greenfinch	<i>Chloris chloris</i>
Green sandpiper	<i>Tringa ochropus</i>
Green woodpecker	<i>Picus viridis</i>
Greylag goose	<i>Anser anser</i>
Grey Partridge	<i>Perdix perdix</i>
Grey wagtail	<i>Motacilla cinerea</i>
Hawfinch	<i>Coccothraustes coccothraustes</i>
Hen harrier	<i>Circus cyaneus</i>
Hobby	<i>Falco subbuteo</i>
House martin	<i>Delichon urbica</i>
House sparrow	<i>Passer domesticus</i>
Jack snipe	<i>Lymnocyrtus minimus</i>
Kingfisher	<i>Alcedo atthis</i>
Kestrel	<i>Falco tinnunculus</i>
Lapwing	<i>Vanellus Vanellus</i>
Lesser spotted woodpecker	<i>Dryobates minor</i>
Little egret	<i>Egretta garzetta</i>
Long-eared Owl	<i>Asio otus</i>
Magpie	<i>Pica pica</i>
Mandarin duck	<i>Aix galericulata</i>
Merlin	<i>Falco columbarius</i>
Mistle thrush	<i>Turdus viscivorus</i>
Moorhen	<i>Gallinula chloropus</i>
Nuthatch	<i>Sitta europaea</i>
Osprey	<i>Pandion haliaetus</i>
Peregrine	<i>Falco peregrinus</i>
Pigeon	<i>Columba livia domestica</i>
Redshank	<i>Tring tetanus</i>
Redstart	<i>Phoenicurus phoenicurus</i>
Seed bunting	<i>Emberiza schoeniclus</i>
Red kite	<i>Milvus milvus</i>
Robin	<i>Erithacus rubecula</i>
Siskin	<i>Spinus spinus</i>
Skylark	<i>Alauda arvensis</i>



Song thrush	<i>Turdus philomelos</i>
Sparrowhawk	<i>Accipiter nisus</i>
Spotted flycatcher	<i>Muscicapa striata</i>
Starling	<i>Sturnus vulgaris</i>
Stone curlew	<i>Burhinus oedicephalus</i>
Swallow	<i>Hirundo rustica</i>
Swift	<i>Apus apus</i>
Tawny owl	<i>Strix aluco</i>
Treecreeper	<i>Certhia familiaris</i>
Tree sparrow	<i>Passer montanus</i>
Turtle dove	<i>Streptopelia turtur</i>
Tundra swan	<i>Cygnus columbianus</i>
Whimbrel	<i>Numenius phaeopus</i>
Wood pigeon	<i>Columba palumbus</i>
Wren	<i>Troglodytes troglodytes</i>
Yellow-browed warbler	<i>Phylloscopus inornatus</i>
Yellow wagtail	<i>Motacilla flava</i>

<i>Butterfly species</i>	
Species	Latin name
Brown hairstreak butterfly	<i>Thecla betulae</i>
Crayling	<i>Hipparchia semele</i>
Duke of Burgundy butterfly	<i>Hamearis lucina</i>
Grizzled skipper	<i>Pyrgus malvae</i>
Marsh fritillary	<i>Eurodryas aurinia</i>
Meadow brown	<i>Maniola jurtina</i>
Red admiral	<i>Vanessa atalanta</i>
Ringlet	<i>Aphantopus hyperantus</i>
Silver washed fritillary	<i>Argynnis paphia</i>
Small Copper	<i>Lycaena phaeas</i>
Speckled wood	<i>Pararge aegeria</i>
Wall brown	<i>Lasiommata megera</i>

<i>Invertebrate species</i>	
Species	Latin name
Beautiful demoiselle	<i>Calopteryx virgo</i>
Blue ground beetle	<i>Carabus intricatus</i>
Bramble moth	<i>Epiblema uddmanniaria</i>
Buttermine	<i>Spilarctia luteum</i>
Gaddies fly	<i>Enicocampa pusilla</i>
Cinnabar moth	<i>Tyria jacobaeae</i>
Common hawk	<i>Aeshna juncea</i>
Gnat	<i>Trichocerca larva</i>
Honeybee	<i>Apis mellifera</i>
Ladybird	<i>Coccinellidae</i>
Mediterranean oil beetle	<i>Meloe mediterraneus</i>
Midge	<i>Culicoides impunctatus</i>
Mullein moth	<i>Cucullia verbasci</i>



Pale-palped spring beegrabber	<i>Myopa pellucida</i>
Rugged oil beetle	<i>Meloe rugosus</i>
Scarlet tiger moth	<i>Callimorpha dominula</i>

<i>Reptile and amphibian species</i>	
Species	Latin name
Adder	<i>Vipera berus</i>
Common lizard	<i>Zootoca vivipara</i>
Common toad	<i>Bufo bufo</i>
Grass snake	<i>Ix helvetica</i>
Great crested newt	<i>Triturus cristatus</i>
Natterjack toad	<i>Epidalea calamita</i>
Palmate newt	<i>Lissotriton helveticus</i>
Pool frog	<i>Pelophylax lessonae</i>
Sand lizard	<i>Lacerta agilis</i>
Slow worm	<i>Anguis fragilis</i>
Smooth newt	<i>Lissotriton vulgaris</i>
Smooth snake	<i>Coronella austriaca</i>



Appendix 3: Relevant Wildlife Legislation & Relevant National and Local Policies

Conservation of Habitats and Species Regulations 2017 (as amended)

The Conservation of Habitats and Species Regulations 2017 (SI No. 2017/1012) are the principal means by which the European Habitats Directive is transposed in England and Wales.

The Regulations provide for the designation and protection of a network of 'European Sites' termed Natura 2000, the protection of 'European protected species', and the adaptation of planning and other controls for the protection of European Sites.

These Regulations transpose Council Directive 92/43/EEC¹³ on the conservation of natural habitats and of wild fauna and flora (OJ No. L 206, 22.7.1992, p.7) ("the Habitats Directive"). This establishes protected wildlife sites across the European Union, known as 'Natura 2000'. This network consists of designated sites, including Special Areas of Conservation (SACs) designated under the Habitats Directive and Special Protection Areas (SPAs) designated under the Birds Directive (Council Directive 79/409/EEC)¹⁴. These sites form part of a series of measures aimed at conserving important and threatened habitats and species.

These Regulations consolidate the Offshore Marine Conservation (Natural Habitats, &c.) Regulations 2007 (S.I. 2007/1842) with subsequent amending instruments, and make minor modifications reflecting changes to related legislation. The instruments being consolidated by these Regulations made, amongst things, provision for implementing Council Directive 2009/147/EC on the conservation of wild birds (OJ No. L20, 26.01.2010, p.7.) and Council Directive 92/43/EEC on the conservation of natural habitats and of wild fauna and flora (OJ No. L206, 22.7.92, p.7) in relation to marine areas where the United Kingdom has jurisdiction beyond its territorial sea. The Regulations make provision in relation to the offshore marine area, offshore marine installations and certain ships and aircraft. The "offshore marine area" is defined in regulation 2(1).

Regulation 43 relates to the protection of European protected species listed under Schedule 2 of the Regulations. Taken together it is an offence to undertake the following acts with regard to European Protected Species:

- deliberately capture, injure or kill any wild animal of a European Protected Species;



¹³ European Commission (1992). Council Directive 92/43/EEC on the conservation of natural habitats and of wild fauna and flora. European Commission, Brussels.

¹⁴ European Commission (1979). Council Directive 79/409/EEC on the conservation of wild birds. European Commission, Brussels.

- deliberately disturb animals of any such species in such a way as to be likely to: impair their ability to survive, breed, rear or nurture their young, hibernate or migrate, or
- affect significantly the local distribution or abundance of the species to which they belong;
- deliberately take or destroy the eggs of such an animal; or
- damage or destroy a breeding site or resting place of such an animal.

The disturbance offence is generally taken to refer to a discernible effect at population level and biogeographic level, rather than simply to an individual animal. However, in certain circumstances the disturbance of one individual animal may have population level effects.

The Regulations also make it an offence (subject to exceptions) to deliberately pick, collect, cut, uproot, destroy, or trade in the plants listed in Schedule 5.

However, the actions listed above can be made lawful through the granting of licences (European Protected Species Licence) by the appropriate authorities (Natural England in England). Licences may be granted for a number of purposes (such as science and education, conservation, preserving public health and safety), but only after the appropriate authority has determined that the following regulations are satisfied:

- the works under the licence are being carried out for the purposes of 'preserving public health and public safety, or for other imperative reasons of overriding public interest, including those of a social or economic nature and beneficial consequences of primary importance for the environment';
- there is 'no satisfactory alternative'; and
- the action 'will not be detrimental to the maintenance of the population of the species concerned at favourable conservation status in their natural range'.

The Wildlife and Countryside Act 1981¹⁵

The Wildlife and Countryside Act 1981 (as amended) is the principal piece of UK legislation relating to the protection of wildlife. It consolidates and amends existing national legislation to implement the Convention on the Conservation of European Wildlife and Natural Habitats (Bern Convention) and Council Directive 79/409/EEC on the Conservation of Wild Birds (Birds Directive) in Great Britain.



The Act makes it an offence (with exception to species listed in Schedule 2) to intentionally kill, injure, or take any wild bird or their eggs or nests. Special penalties are available for offences related to birds listed on Schedule 1, for which there are additional offences of disturbing these birds at their nests, or their dependent young. The Secretary of State may also designate Special Protection Areas

¹⁵ Secretary of State, 1981. Wildlife and Countryside Act. Her Majesty's Stationery Office.

(subject to exceptions) to provide further protection to birds. The Act also prohibits certain methods of killing, injuring, or taking birds, restricts the sale and possession of captive bred birds, and sets standards for keeping birds in captivity.

The Act makes it an offence (subject to exceptions) to intentionally kill, injure, or take, possess, or trade in any wild animal listed in Schedule 5, and prohibits interference with places used for shelter or protection, or intentionally disturbing animals occupying such places. The Act also prohibits certain methods of killing, injuring, or taking wild animals listed in Schedule 6.

The Act makes it an offence (subject to exceptions) to pick, uproot, trade in, or possess (for the purposes of trade) any wild plant listed in Schedule 8, and prohibits the unauthorised intentional uprooting of such plants.

The Act contains measures for preventing the establishment of non-native species which may be detrimental to native wildlife, prohibiting the release of animals and planting of plants listed in Schedule 9. It also provides a mechanism making any of the above offences legal through the granting of licences by the appropriate authorities.

The Countryside and Rights of Way Act 2000¹⁶

The Countryside and Rights of Way Act 2000 (CRoW) was passed to provide additional levels of protection for wildlife whilst also strengthening the protection afforded to Sites of Special Scientific Interest.

Schedule 12 of the Act amends the Wildlife and Countryside Act 1981, strengthening the legal protection for threatened species. The provisions make certain offences 'arrestable', create a new offence of 'reckless' disturbance, confer greater powers to police and wildlife inspectors for entering premises and obtaining wildlife tissue samples for DNA analysis, and enable heavier penalties on conviction of wildlife

Natural Environment and Rural Communities Act 2006



The Natural Environment and Rural Communities Act 2006 (NERC) is designed to help achieve a rich and diverse natural environment and thriving rural communities through modernised and simplified arrangements for delivering Government policy.

It was created to make provision in connection with wildlife, Sites of Special Scientific Interest, National Parks and the Broads; to amend the law relating to rights of way; to make provision as to the Inland

¹⁶ Secretary of State, 2000. The Countryside and Rights of Way Act. Her Majesty's Stationery Office.

Waterways Amenity Advisory Council; to provide for flexible administrative arrangements in connection with functions relating to the environment and rural affairs and certain other functions; and for connected purposes.

Section 40 of NERC carries an extension of the earlier CRow Act biodiversity duty to public bodies and statutory undertakers to ensure due regard to the conservation of biodiversity. Section 41 requires the Secretary of State, as respects England, to publish a list of the living organisms and types of habitat which in the Secretary of State's opinion are of principal importance for the purpose of conserving biodiversity. The updated S41 list, published in August 2010, identified 56 habitats and 943 species of principal importance.

The Wild Mammals (Protection) Act 1996

The Wild Mammals (Protection) Act 1996 makes it an offence for any person to mutilate, kick, beat, nail or otherwise impale, stab, burn, stone, crush, drown, drag or asphyxiate any wild mammal with intent to inflict unnecessary suffering.

The Animal Welfare Act 2006

Prior to the Animal Welfare Act 2006, people only had a duty to ensure that an animal didn't suffer unnecessarily. The new Act keeps this duty but also imposes a broader duty of care on anyone responsible for an animal to take reasonable steps to ensure that the animal's needs are met. This means that a person has to look after the animal's welfare as well as ensure that it does not suffer. The Act says that an animal's welfare needs include:

- a suitable environment (how it is housed);
- a suitable diet (what it eats and drinks);
- the ability to exhibit normal behaviour patterns;
- any need it has to be housed with, or apart from, other animals; and
- protection from pain, suffering, injury and disease.



With regards to development, this may have implications when translocations of animals are proposed. As such, care must be taken to ensure that any receptor sites are suitable for the species in terms of habitat and carrying capacity.

National and Local Planning Policy in Relation to Biodiversity

National Planning Policy Framework

The National Planning Policy Framework has recently been revised in response to the Proposed reforms to the National Planning Policy Framework and other changes to the Planning system consultation on 12 December 2024, and sets out the government's planning policies for England and how these are expected to be applied.

This revised framework replaces the previous National Planning Policy Framework published in March 2012, revised in July 2018, updated in February 2012, revised in July 2021, updated in September 2023 and revised in December 2023.

The NPPF places a presumption in favour of sustainable development.

'Planning policies and decisions should contribute to and enhance the natural and local environment by:

a) protecting and enhancing valued landscapes, sites of biodiversity or geological value and soils (in a manner commensurate with their statutory status or identified quality in the development plan);

b) recognising the intrinsic character and beauty of the countryside, and the wider benefits from natural capital and ecosystem services – including the economic and other benefits of the best and most versatile agricultural land, and of trees and woodland;

c) maintaining the character of the undeveloped coast, while improving public access to it where appropriate;

d) minimising impacts on and providing net gains for biodiversity, including by establishing coherent ecological networks that are more resilient to current and future pressures and incorporating features which support priority or threatened species such as swifts, bats and hedgehogs;

e) preventing new and existing development from contributing to, being put at unacceptable risk from, or being adversely affected by, unacceptable levels of soil, air, water or noise pollution or land instability. Development should, wherever possible, help to improve local environmental conditions such as air and water quality, taking into account relevant information such as river basin management plans, and

f) remediating and mitigating despoiled, degraded, derelict, contaminated and unstable land, where appropriate.'

If a protected species is present it becomes a material consideration for a local planning



authority dealing with planning application for any development that would be likely to result in harm to the species or its habitat. Circular 06/2005¹⁷: Biodiversity and geological conservation, prepared in support of the former PPS9, is provides substantiated guidance on how the law is applied in relation to planning and nature conservation.

Biodiversity Action Plans

The UK BAP lists are delineated as statutory lists of priorities in England, Scotland, Wales and Northern Ireland. In England, there are 56 habitats of principal importance and 943 species of principal importance.

Local Planning Policy

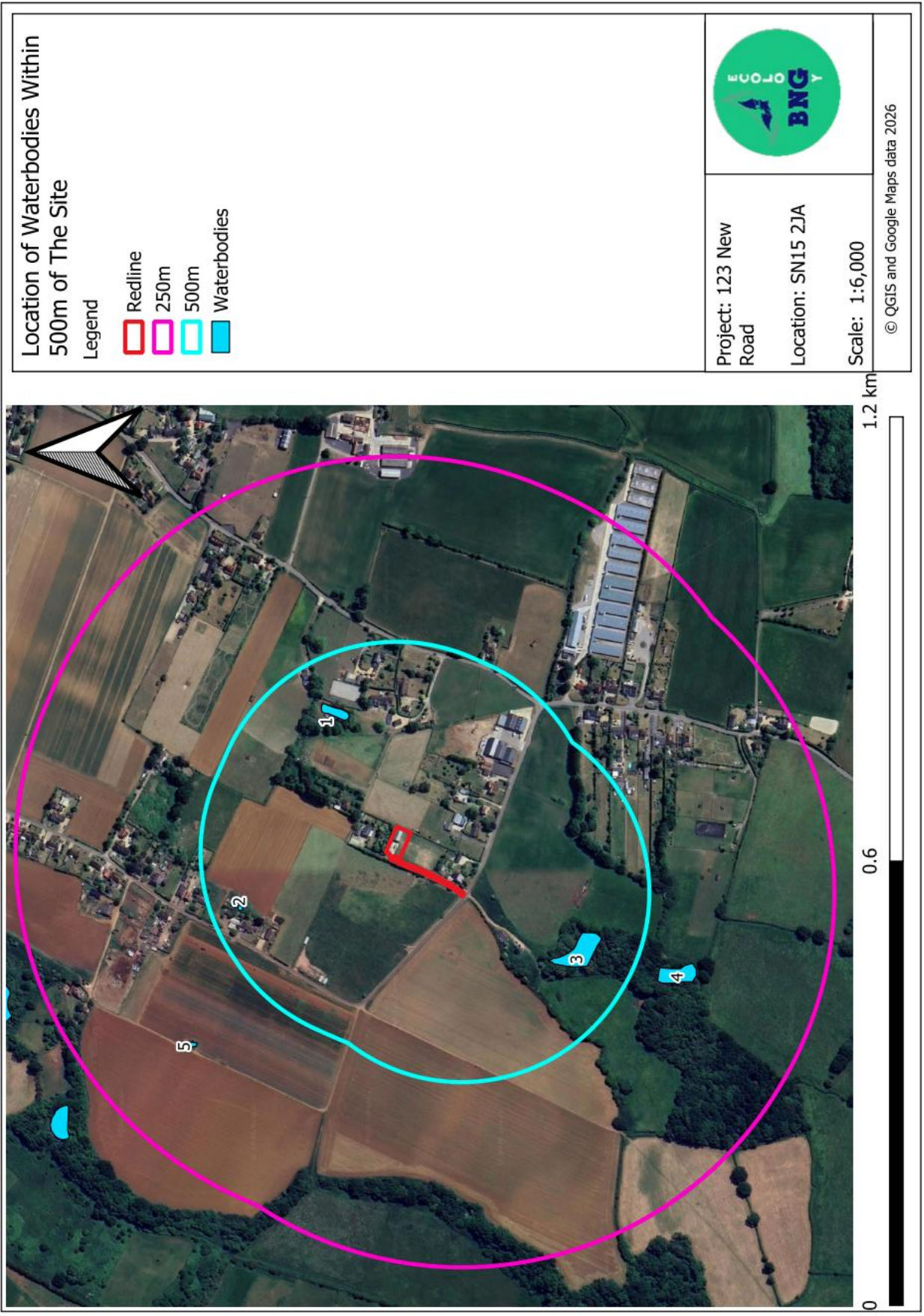
The Draft Local Nature Recovery Strategy for Wiltshire and Swindon prioritises nine mapped priority habitats that are of BNG Strategic Significance including:

- Calcareous Grassland
- Neutral Grassland
- Woodland
- Heathland, Acid Bogs and Acid Grassland,
- Mixed Habitats
- Open Mixed Habitats
- Rivers, Streams and Wetlands
- Chalk Rivers
- Nature on Our Doorstep



¹⁷ ODPM Circular 06/2005 Government Circular: Biodiversity and Geological Conservation – Statutory Obligations and their Importance within the Planning System.

Appendix 4: Location of Waterbodies Within 500m of The Site



Habitats

Ancient Woodland (England)

- Ancient and Semi-Natural Woodland
- Ancient Replanted Woodland
- Ancient Wood Pasture

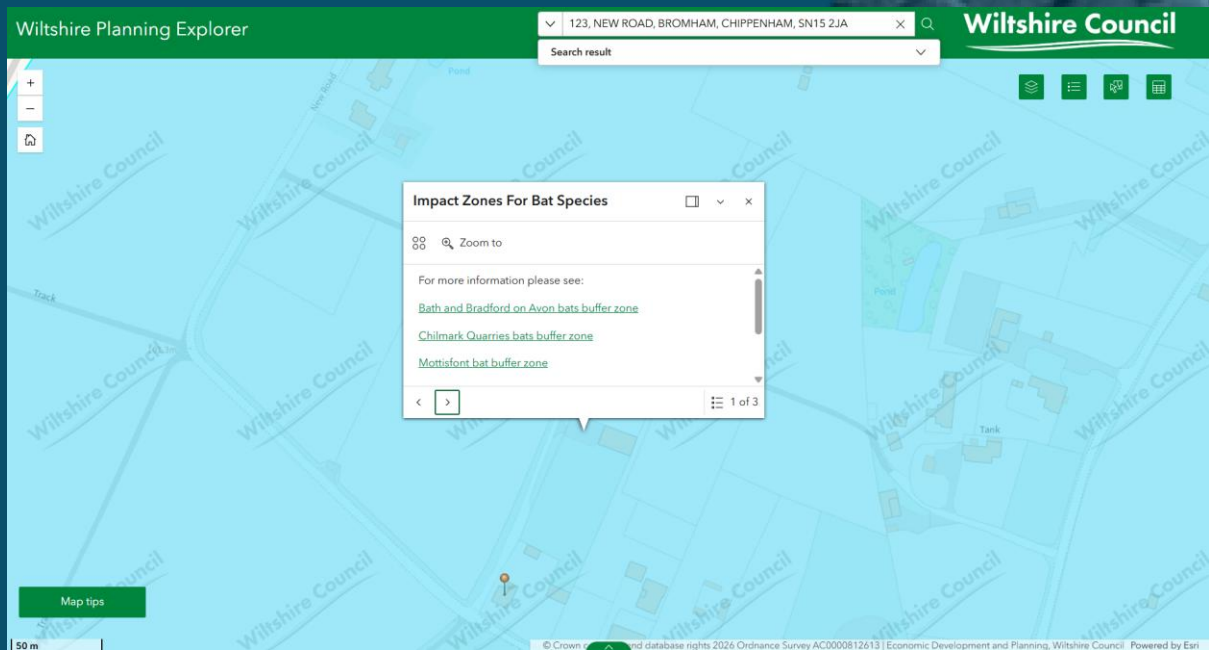
Priority Habitat Inventory - Deciduous Woodland (England)



Priority Habitat Inventory - Traditional Orchards (England)



Appendix 6: Site Location in Relation to SAC Buffer Zones



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