

Dear Joe,

ECOLOGY REPORTS: PL/2025/06872 EOT 31/07/26: The Old Vicarage, Coombe Bissett, SP5 4LR - Replacement House

Further to the ecological information awaited for this application, I now enclose Kingfisher Ecology's completed Phase 2 Reptile Survey and ***Bat Emergence Survey** (*same as submitted – ad hoc – by David this am).

Please can this email be also uploaded with the reports?

The reptile survey identified only a small population comprising six slow worms and one viviparous lizard. The report provides a clear and proportionate mitigation strategy, including phased habitat manipulation, ecological supervision, temporary exclusion fencing, a retained receptor area and new hibernacula (shelter where reptiles and amphibians can hide, overwinter and sometimes breed). These measures can readily be secured by planning condition.

The bat surveys identified small numbers of common and soprano pipistrelles and serotines using the existing dwelling as occasional summer day roosts. No maternity or hibernation roost was identified.

Kingfisher proposes a comprehensive mitigation and compensation package, including supervised and seasonally timed demolition, temporary receptor boxes, three integrated bat boxes, a dedicated soffit roost, sensitive lighting and subsequent monitoring.

A Natural England mitigation licence will be obtained before the relevant works commence.

Taken together, the reports demonstrate that the ecological effects of the proposal are fully understood and can be appropriately mitigated and compensated for.

There is therefore no identified ecological impediment to planning permission being granted, subject to suitable conditions and the separate Natural England licensing process.

I would be grateful if the application could now progress to determination.

Kind regards

Richard Greenwood BA(Hons) BPl MRTPI

Director