

Construction Environmental Management Plan

Land South of White Horse Business
Park, Trowbridge, Wiltshire

02 July 2026

Ecology
Arboriculture
Land Management





Site Details

Site Name and Location	Land South of White Horse Business Park, Trowbridge, Wiltshire
Central OS Grid Reference	ST 85748 55748
Client	Allison Homes

Report Details

Report Title	Construction Environmental Management Plan
Report Reference	3208-CEMP-LO

Quality Assurance & Revision Record

Revision	Date	Author	Checked By	Approver	Summary of Changes
V1	24 April 2026	Luke Owen BSc	Lindsay Taylor BSc MSc ACIEEM	Lindsay Taylor BSc MSc ACIEEM	
V2	02 July 2026	Luke Owen BSc	Chris Merrick BSc ACIEEM	Chris Merrick BSc ACIEEM	Minor amends to text

Disclosure

The content of this report that has been provided by GE Consulting is true, and has been prepared and submitted in accordance with the Chartered Institute of Ecology and Environmental Management's Code of Professional Conduct. Its contents are compliant with British Standard BS42020: 2013 Biodiversity Code of Practice for Planning and Development.

This report has been prepared for the exclusive use of the stated client and unless otherwise agreed in writing by GE Consulting, no other party may use, make use of or rely on the contents of the report. No liability is accepted by GE Consulting for any use of this report, other than for the purposes for which it was originally prepared and provided.

GE Consulting has exercised due care in preparing this report. It has not, unless specifically stated, independently verified information provided by others. No other warranty, express or implied, is made in relation to the content of this report and GE Consulting assumes no liability for any loss resulting from errors, omissions or misrepresentation made by others.

Any recommendation, opinion or finding stated in this report is based on circumstances and facts as they existed at the time that GE Consulting undertook the work. Nothing in this report constitutes legal opinion. If legal opinion is required the advice of a qualified legal professional should be secured.

© Copyright GE Consulting Services (UK) Limited 2026



Contents

1	Introduction	1
1.1	Background	1
1.2	Aims	1
2	Roles & Responsibilities	3
2.1	Contact Details	3
2.2	Ecological Clerk of Works	3
2.3	Incident Recording	3
2.4	Procedure to Follow if Protected Species are Discovered	3
3	Ecological Features and Protection Zones	4
3.1	Temporary Work Areas and Construction Compounds	4
4	Timetable for Ecological Mitigation	5
4.1	Programme for Ecological Work	5
4.2	Phasing Plan for Bat Habitat Creation	5
5	Method Statements	6
5.1	Pre-construction Phase	6
5.2	Construction Phase	7
6	Construction Monitoring	8

Figures

- 1: Biodiversity Protection Plan

Appendices

Appendix 1 – Construction Ecological Mitigation Records Sheets	10
Appendix 2 – North Bradley Build Plan	11

1 Introduction

This report has been produced by GE Consulting on behalf of Allison Homes for a development at Land South of White Horse Business Park, Trowbridge, Wiltshire.

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

1.1 Background

The Site was granted outline planning permission as outlined within the Committee Minutes in March 2025 (planning ref: 20/03641/OUT), subject to the prior completion of a s106 legal agreement, and the specified conditions set out in the committee report, for up to 70 dwellings, landscaping, green infrastructure, associated drainage measures and vehicular access from the A363, as well as all associated works.

The outline application was accompanied by an Ecological Impact Assessment (Nicholas Pearson Associates 2020) which detailed various surveys undertaken in July 2018 to December 2019. This was supplemented by two ecology addenda (Nicholas Pearson Associates 2022 & 2023). An update walkover survey was undertaken in December 2025 to accompany the reserved matters application which reassessed the development's impacts on ecology and nature conservation (GE Consulting, 2025).

1.2 Aims

This report was commissioned in order to discharge Condition 15 of the outline planning consent. Condition 15 states:

'No development shall commence on site, including demolition, ground works/excavation, site clearance, vegetation clearance and boundary treatment works, until a Construction Environmental Management Plan (CEMP) shall be submitted to the local planning authority for approval in writing. The CEMP shall include a detailed marked-up plan showing detail of the avoidance, mitigation and protective measures to be implemented before and during the construction phase, including but not necessarily limited to, the following:

- a) Phasing plan for bat habitat creation and landscape works along the eastern boundary and the area of informal bat habitat in the south/south-western part of the site.*
- b) Identification of ecological protection areas/buffer zones/bat habitat and tree root protection areas and details of physical means of protection, e.g. exclusion fencing and including who will be responsible for its installation.*
- c) Locations of temporary work areas/construction compounds.*
- d) Details on locations of any construction lighting (if required: Note: this must be kept away from boundary features).*
- e) Working method statements for protected/priority species, such as nesting birds, and reptiles.*
- f) Mitigation strategies already agreed with the local planning authority prior to determination, such as for great crested newts/bats; this should comprise the pre-construction/construction related elements of strategies only.*



g) Work schedules for activities with specific timing requirements in order to avoid/reduce potential harm to ecological receptors; including details of when a licensed ecologist and/or ecological clerk of works (ECoW) shall be present on site.

h) Key personnel, responsibilities and contact details (including Site Manager and ecologist/ECoW).

i) Timeframe for provision of compliance report to the local planning authority; to be completed by the ecologist/ECoW and to include photographic evidence.

The development shall then be carried out in accordance with the approved CEMP.'

This document sets out ecological protection measures and has been prepared to provide sufficient information to satisfy Condition 15 of the above consent.

This document should be read in conjunction with the Construction Management Statement (produced to discharge Condition 13), Construction Method Statement (produced to discharge Condition 14) and will be in line with Condition 19.

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

2 Roles & Responsibilities

2.1 Contact Details

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

Role	Organisation	Address	Phone/ email
Client	Allison Homes	Allison Homes SW Limited Suites 11, 13 & 14 Swallow Court, Devonshire Gate, Tiverton, Devon, EX16 7EJ	01823 774009
Ecological Clerk of Works (EcoW)	GE Consulting	Unit 11 Gidleys Meadow Business Park, Christow, Devon, EX6 7QB	info@ge-consulting.co.uk 01647 253652

2.2 Ecological Clerk of Works

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

The roles and responsibilities of the ECoW are:

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

2.3 Incident Recording

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

2.4 Procedure to Follow if Protected Species are Discovered

In the event that any protected species are found during construction works, all works will stop immediately, and advice sought from an ECoW immediately on how to proceed.

3 Ecological Features and Protection Zones

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

- 🦉 Hedgerows and Trees;
- 🦉 Pond;
- 🦉 Bats;
- 🦉 Badger, hedgehog;
- 🦉 Reptiles (slow worm and grass snake), common amphibians;
- 🦉 Nesting birds; and
- 🦉 Great crested newt.

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

- 🦉 Hedgerows and trees, except those areas requiring removal (including for temporary construction access), should be protected with Heras fencing or similar; and
- 🦉 Individual tree root protection and woodland block root protection should be protected with Heras fencing or similar following BS 5837:2012.

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

3.1 Temporary Work Areas and Construction Compounds

The following temporary buildings and structures will be in place during the construction period:

- 🦉 Site office and canteen;
- 🦉 Drying room and toilets;
- 🦉 Ground works contractor office;
- 🦉 Mortar silos;
- 🦉 Secured material storage containers;
- 🦉 Hardcore parking areas designated for contractors, site staff and visitors; and
- 🦉 Pedestrian and plant segregation provisions.

The locations of the temporary work areas and construction compounds as outlined above are contained within the Construction Management Strategy (Allison Homes, 2026).

4 Timetable for Ecological Mitigation

4.1 Programme for Ecological Work

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

The below timetable shows when specific measures need to be undertaken to avoid or reduce impacts. Methodologies are provided in **Sections 5** below.

Task	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec
Works near hedgerow, scrub and trees (including removal) - nesting birds	✓	✓	Subject to a pre-works check by ECoW.						✓	✓	✓	✓
Vegetation (grassland and tall ruderal) removal – staged directional clearance for great crested newt, reptiles, and hedgehog	-	-	Subject to pre-works check by ECoW.								-	-
Resurvey to assess badger sett status c.6 weeks prior to construction	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓

4.2 Phasing Plan for Bat Habitat Creation

The landscaping works along the eastern boundary, and the area of informal bat habitat in the south/south-western part of the Site form the bat habitat creation works. These landscaping works (with the exception of the northern field as shown in **Appendix 2**) will be undertaken prior to the commencement of construction on the scheme.

5 Method Statements

5.1 Pre-construction Phase

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

5.1.1 Habitat Protection and Removal

The hedgerow, scrub and trees on each Site boundary that will be retained will be protected as part of the scheme. Root Protection Areas (RPAs) as shown on 3208-TRP-KO (GE Consulting, 2026) will be installed around the hedgerow and retained trees in line with BS5837:2012 and clearly marked out with Heras fencing (or similar) and will be inspected after installation by an arboriculturist. It should be noted that a temporary construction access from Woodmarsh will be created as part of the works (see **Appendix 2** and **Figure 1**). When this construction access is no longer required, replacement planting will be undertaken, and tree protection fencing will be installed, where required, as shown on 3208-TPP-KO (GE Consulting, 2026). The tree protection fencing will be maintained throughout the construction phase and will be subject to regular checks to ensure it is still intact. The fencing will serve as exclusion barriers, and warning signs will be erected on the fencing indicating the activities being undertaken on Site.

The protection of the hedgerow and trees will also serve to protect the breeding birds, commuting/foraging bats and reptiles that the habitat provides suitability for.

The ECoW will monitor the protective fencing, as listed above, three months from the date of installation to ensure that the fencing is still in place and is functional. Any remedial actions required will be detailed to the principal contractor in a short note format. The monitoring will occur periodically until the development has been completed.

Hedgerow removal will be subject to ECoW checks to protect any breeding birds, reptiles, or hedgehog currently using the feature. Only hedgerows identified on the Ecological Parameters Plan (Nicholas Pearson Associates, 2022) will be removed and those retained will be retained in their entirety.

5.1.2 Badgers

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

A 'probable active' badger sett (B4) was identified as part of an application to the south in 2018 (20/05805/OUT). An update survey was undertaken on 8th February 2026 to assess this sett and no evidence of activity was noted. A mammal hole was identified within the field; however, this lacked the shape of a badger sett entrance and was of insufficient width and height to plausibly provide access for a badger. As such B4 is considered to be abandoned, however it will be reassessed as part of the pre-commencement badger survey, as outline above.

If a sett is confirmed to be active, and works cannot avoid potential impacts, a temporary or permanent closure of a sett requiring a badger licence from Natural England (NE) may be required. Under a licence, closure must follow an approved exclusion process (usually involving one-way gates) undertaken at the

appropriate time of year and supported by evidence that badgers have safely vacated the sett. NE normally only permit sett closure or exclusion between 1 July and 30 November, outside of the main breeding period (when dependent cubs may be present underground).

5.2 Construction Phase

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

5.2.1 General Environmental Measures

Excavations will be covered overnight, or a wide, rough sawn plank or earth ramp will be placed/created at a 45° angle to enable any animals to escape. In addition, any open pipework larger than 150mm will be capped at the end of each working day to prevent badgers from occupying it. Any trenches/pits should be inspected each morning to ensure no badgers or hedgehog have become trapped overnight.

Pollution prevention measures to be employed as per the Environment Agency's Pollution Prevention Guidance Notes, including PPG1 (General Guide to the Prevention of Water Pollution) and PPG5 (Works, In, Near or Liable to Affect Watercourses). Additional pollution prevention measures (including the parking of vehicles, loading and unloading of plant and materials, storage of plant and materials, wheel washing facilities, measures to control the emission of dust and dirt during construction, recycling/disposing of waste, and measures for the protection of the natural environment) will be outlined within the accompanying Construction Management Statement (submitted prior to commencement to discharge Condition 13).

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

5.2.2 Habitat Removal – Nesting Birds

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

5.2.3 Habitat Removal – Reptiles, Common Amphibians, Hedgehog

Due to the potential presence of reptile, common amphibians and hedgehog, any vegetation removal at the base of hedgerows, or removal of rough grassland, will follow the below method statement. This method statement will be required to avoid the risk of killing/ injury of individuals, a precautionary method of working (PMW) will be implemented where suitable habitat is present to prevent adverse impacts upon reptiles, amphibians and hedgehog including sensitive timings and habitat clearance under the supervision of an ECoW.

- 🦊 A toolbox talk will be given to all personnel on Site by the ECoW prior to any works commencing.
- 🦊 Works will be undertaken during the amphibian active season which runs from March/April (depending on the weather) through to September under the supervision of an ECoW.
- 🦊 The ECoW will undertake hand searches of any features (rubble/ log piles etc.) determined to be suitable for amphibians.

- 🦋 Habitat will be cleared using a two-stage cutting process. The first cut will take the vegetation down to no lower than 150mm. This will reduce the suitability of the habitat whilst reducing the risk of injury to any individual animals that may be present.
- 🦋 The area will then be checked by the ECoW for the presence of amphibians, reptiles and hedgehogs. Any common amphibians (excludes great crested newt – see below), reptiles or hedgehogs found will be moved to safety in suitable retained habitats. If nesting birds are found within the grassland, the area should be left as described above.
- 🦋 The second cut will take the vegetation to bare ground (<50mm and below).
- 🦋 The arisings will be removed from Site so as not to create suitable habitat piles.
- 🦋 These areas will be maintained as bare ground (<50mm and below) until ground works commence. Should it be left to regenerate, the PMW will apply again.

5.2.4 Habitat Removal – Great Crested Newt

Condition 36 states that ‘the scheme will be operating under a District Level Licence (DLL) for Great Crested Newts...’, as such a DLL for GCN will be secured from Natural England prior to the commencement of works. All site activities will be undertaken in strict accordance with the terms, conditions, and associated method statements of the DLL, which shall take precedence over the general measures outlined within this CEMP with regard to GCN. Contractors and site personnel will be informed of the licence requirements during Site inductions and toolbox talks, and works will be carried out in line with the approved DLL strategy, including any constraints on timing, working methods, and supervision requirements. A copy of the DLL will be retained on site at all times, and all reasonable avoidance measures, alongside any required compensation contributions, will be implemented in full accordance with its provisions.

5.2.5 Lighting

During the construction phase, the following mitigation measures will be implemented:

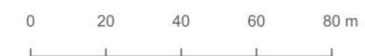
- 🦋 All works will be undertaken during 7:30am to 6:00pm Monday to Friday and 8.00am to 1.00pm Saturdays;
- 🦋 No construction lighting, where required, will be left on outside of normal working hours;
- 🦋 Where construction lighting is required, **it will not be permitted to spill onto retained hedgerows and trees** to protect nocturnal animals such as bats; and
- 🦋 Where security lighting is required, it is recommended that these are motion activated with hooded luminaires, these must be direct away from boundary habitats (including hedgerows and trees).

6 Construction Monitoring

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

Key:

-  Site Boundary
-  Temporary Construction Access
-  Habitat to be removed
-  Core Bat Habitat
-  Biodiversity Protection Zone



Imagery ©2026 CNES / Airbus, Getmapping plc, Infoterra Ltd & Bluesky, Maxar Technologies. Map data ©2026 Google

Figure 1:
Biodiversity Protection Plan

Project:
Land South of White Horse Business Park, Trowbridge

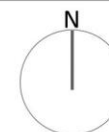
Client:
Allison Homes

Date:
2/7/2026

Ref:
3208-CEMP-F1

Drawn:
LO

Revision:
v2



Appendix 1 – Construction Ecological Mitigation Records Sheets

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

DAILY RECORD OF ECOLOGY MATTERS

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

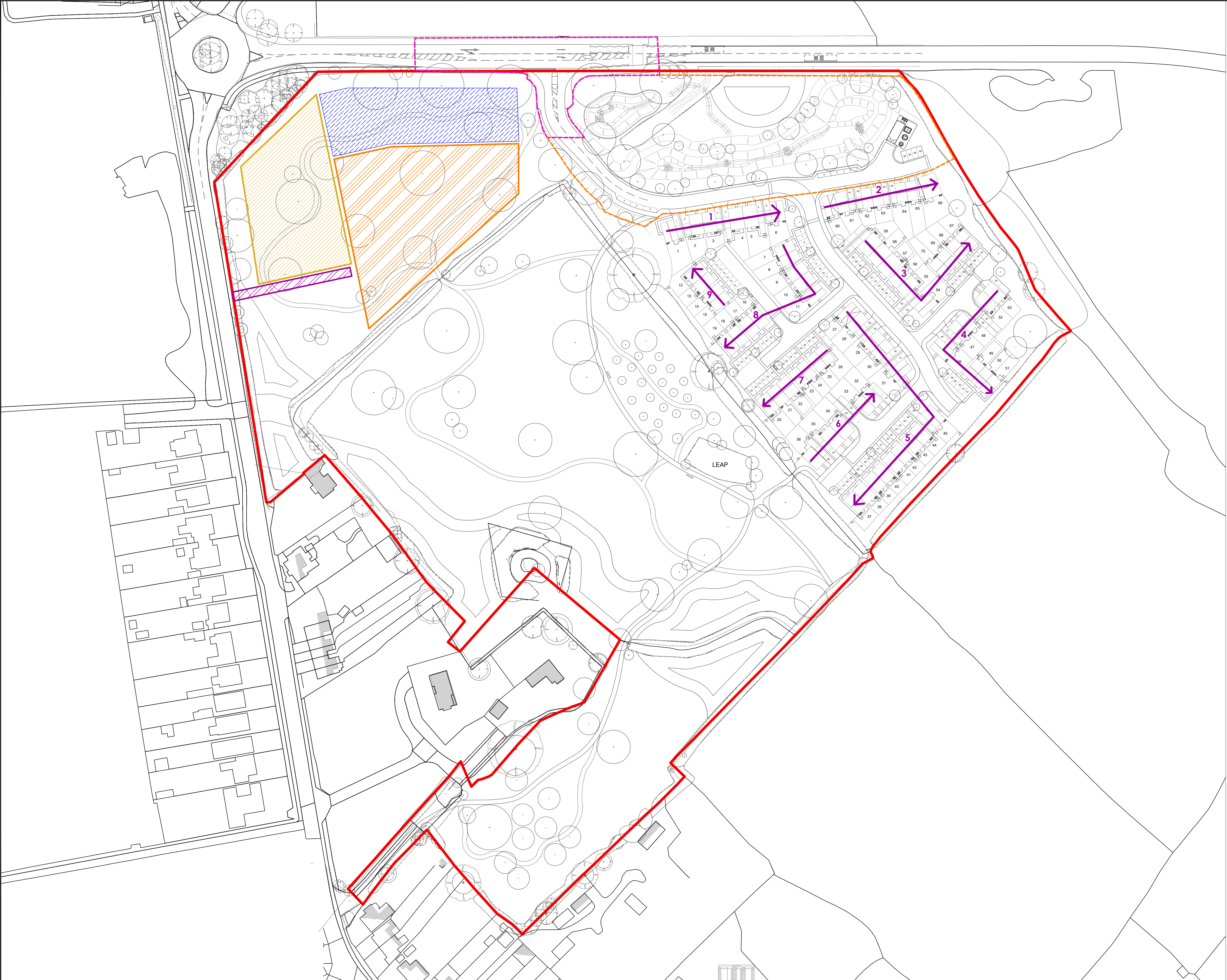
If any protected species is found, or in the event of any potentially damaging incidents, the appointed ecologist should be contacted for advice.

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



Appendix 2 – North Bradley Build Plan

- KEY
- Welfare
 - Construction Access from Woodmarsh
 - Car Park
 - Material Storage
 - Infrastructure Phase 1 (Access Formation)
 - Infrastructure Phase 2 (Pond & Access Road)
 - Phase of Build Route



Digital Mansion,
Mansion House, Pickwick
Road,
Corham,
SN13 9BL
W: www.hud-ld.co.uk
E: bhughes@hud-ld.co.uk
T: 07814288128

Project	Land south A363, North Bradley
Drawing	Build Plan
Status	Planning
Project No.	10
W: www.hud-ld.co.uk	
E: bhughes@hud-ld.co.uk	
T: 07814288128	
Revision	*
Drawn By	BH
Scale	NTS @A1
Checked By	AC
Date	07.11.25

This drawing uses survey information by others. The accuracy of this information has not been verified. Hughes Urban Design Ltd (hud) cannot be held liable for any errors or omissions in this information or any design changes which may be required as a consequence of reliance on such information. Dimensions should be verified on site before finalising detailed design of any element of the proposals.

Includes OS Data @Crown copyright and database rights

© Copyright Hughes Urban Design Ltd



Website: www.ge-consulting.co.uk
Phone: 01647 253652
Email: info@ge-consulting.co.uk

GE Consulting is a trading name for
GE Consulting Services (UK) Ltd
registered number 08435536

Registered office: Unit 11A, Gidleys
Meadow Business Park, Christow,
Devon, EX6 7QB.
VAT Number 160595992

Ecology
Arboriculture
Land Management

