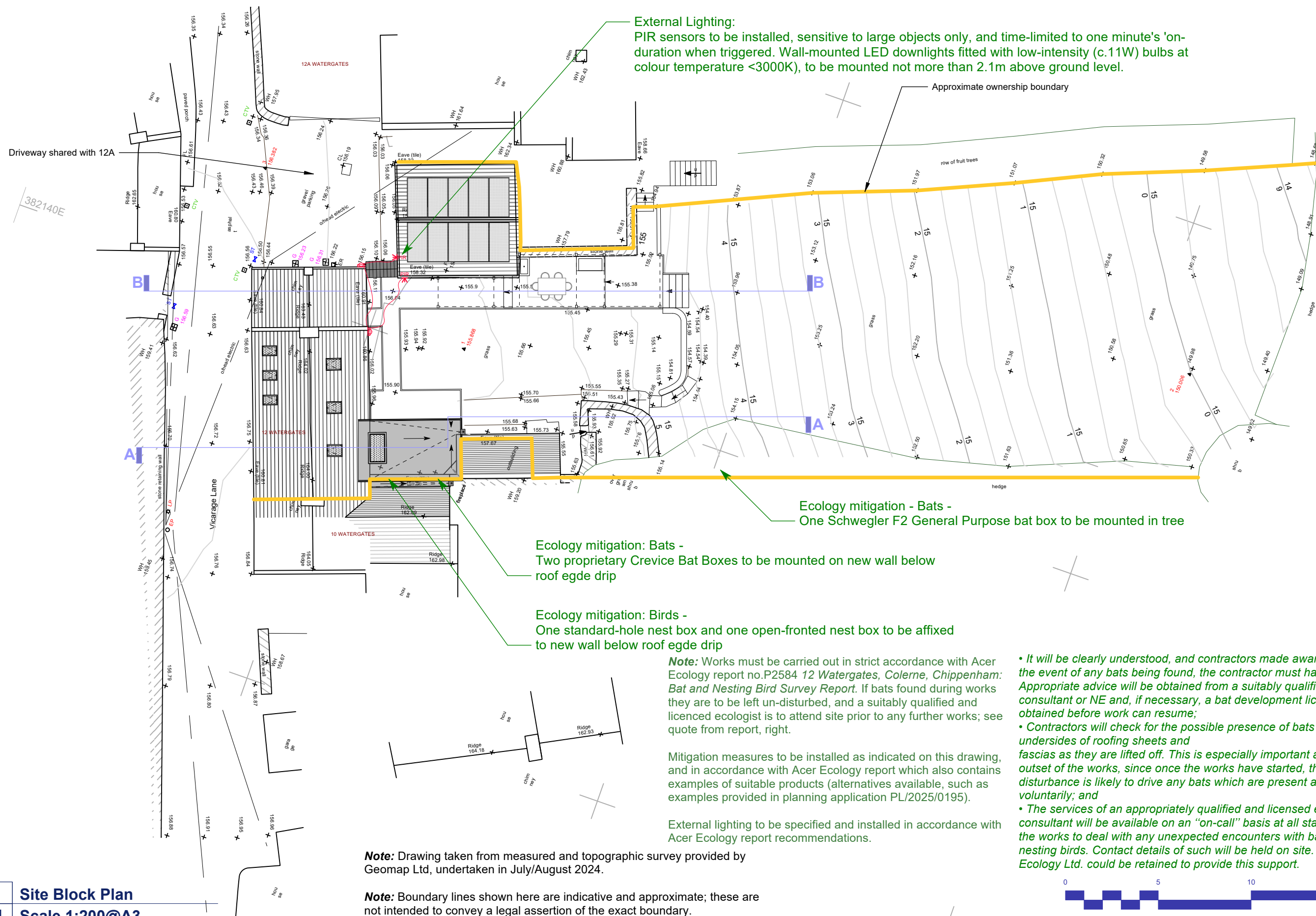




- External Lighting:
PIR sensors to be installed, sensitive to large objects only, and time-limited to one minute's 'on-duration when triggered. Wall-mounted LED downlights fitted with low-intensity (c.11W) bulbs at colour temperature <3000K), to be mounted not more than 2.1m above ground level.

- Ecology mitigation - Bats -
- One Schwegler F2 General Purpose bat box to be mounted in tree

Ecology mitigation: Bats -
Two proprietary Crevice Bat Boxes to be mounted on new wall below
- roof edge drip

Ecology mitigation: Birds -
One standard-hole nest box and one open-fronted nest box to be affixed
- to new wall below roof egde drip

Note: Works must be carried out in strict accordance with Acer Ecology report no.P2584 12 *Watergates, Colerne, Chippenham: Bat and Nesting Bird Survey Report*. If bats found during works they are to be left un-disturbed, and a suitably qualified and licenced ecologist is to attend site prior to any further works; see quote from report, right.

Mitigation measures to be installed as indicated on this drawing, and in accordance with Acer Ecology report which also contains examples of suitable products (alternatives available, such as examples provided in planning application PL/2025/0195).

External lighting to be specified and installed in accordance with Acer Ecology report recommendations.

- It will be clearly understood, and contractors made aware that in the event of any bats being found, the contractor must halt works. Appropriate advice will be obtained from a suitably qualified bat consultant or NE and, if necessary, a bat development licence obtained before work can resume;
- Contractors will check for the possible presence of bats on the undersides of roofing sheets and fascias as they are lifted off. This is especially important at the outset of the works, since once the works have started, the disturbance is likely to drive any bats which are present away voluntarily; and
- The services of an appropriately qualified and licensed ecological consultant will be available on an "on-call" basis at all stages of the works to deal with any unexpected encounters with bats or nesting birds. Contact details of such will be held on site. Acer Ecology Ltd. could be retained to provide this support.



P01	Site Block Plan
SD-201	Scale 1:200@A3

AUSTIN DESIGN WORKS	THE OLD WAREHOUSE OLD MARKET NAILSWORTH GLOUCESTERSHIRE, GL6 0DU Tel: 01453 836 393 E: info@austindw.co.uk ARCHITECTURE AND LANDSCAPE		REV:	DATE:	BY:	DETAILS:	PLANNING	12 Watergates	Drawing Title: 1:200 @A3					
	A	05/02/2025	VG	Update following QA check		Client Details: Laura & Peter Gorman	Block Plan as Proposed							
	B	17/02/2025	MA	Extension size reduced										
	C	23/04/2025	MA	Ecology mitigation added										
	D	28/08/26	MA	Extension raised to include upper floor; dormer omitted in lieu of rooflight			Project Address: Vicarage Lane Colerne Wilts SN14 8DP	Drawing No: SD-201	Revision: D	Drawn by: VG	Drawing Date: 31/01/2025	Checked by: MA	Checked Date: 03/02/25	
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