



## Biodiversity Management Plan

<b>Works</b>	Proposed New Dwelling
<b>Side Address</b>	at Land to Rear of 7 Church Street Epworth North Lincolnshire DN9 1ER
<b>Clients</b>	Mr & Mrs B. Clarke
<b>Reference</b>	424EPWO
<b>Date</b>	December 2015

## **Biodiversity Management Plan**

-	9 <sup>th</sup> December 2014	First Issue
A	-	-
B	-	-

### **424EPWO – Proposed New Dwelling at Land to Rear of 7 Church Street, Epworth, DN9 1ER**

#### **Assessment**

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#### **Appendix A – Email from Environment Team**

## Assessment

### 1.0 Introduction

1.1 This Biodiversity Management Plan has been prepared to accompany a Planning Application for one single new dwelling on the Land to the Rear of 7 Church Street, Epworth.

1.2 It is considered by the Environment Team (see Appendix A) that as the existing outbuildings on the site to be demolished are generally of asbestos type roofs, there is no requirement for a Protected Species Survey in support of this Application, and the site is considered as having a low potential for roosting bats or nesting birds.

1.3 The National Planning Policy Framework (NPPF) states that:

*“The planning system should contribute to and enhance the natural and local environment by:*

- *protecting and enhancing valued landscapes, geological conservation interests and soils;*
- *recognising the wider benefits of ecosystem services;*
- *minimising impacts on biodiversity and providing net gains in biodiversity where possible, contributing to the Government’s commitment to halt the overall decline in biodiversity, including by establishing coherent ecological networks that are more resilient to current and future pressures...”*

*and*

*“opportunities to incorporate biodiversity in and around developments should be encouraged;”*

1.4 Given the opportunity in new developments, we always consider that biodiversity enhancements should be adopted wherever practicably possible.

1.5 This Plan will identify constraints to works and proposals to improve the biodiversity of the area post-development.

## 2.0 Mitigation and Compensation - Birds

- 2.1 Although the site has no identified nesting birds, the proposals for works should take into consideration sensitive working methods and timings. Further, this proposal gives the opportunity to improve the biodiversity of the area.
- 2.2 Birds are afforded various levels of protection and levels of conservation status on a species by species basis.
- 2.3 The most significant general legislation for British birds lies within Part 1 of the Wildlife and 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 that nest is in use or being built, take or destroy an egg of any wild bird.
- 2.4 To provide biodiversity enhancements, the following bird boxes shall be incorporated into the proposed scheme, to improve bird habitats:
- 1no. built-in Swift box from Istock or similar, incorporated into the Northern gable at eaves level.



- 1no. Starling nest box from the RSPB website, or similar, shall be installed on the Western gable of the house between 2-4 metres above ground level.



**Starling Nestbox from RSPB website.**

### 3.0 Mitigation and Compensation - Bats

- 3.1 It is important to note that bat roosts are protected throughout the year, whether bats are present or not.
- 3.2 The site has no or low potential of bat roosts at present, but bats may be active adjacent to or over the site.
- 3.3 There are no mandatory timing constraints surrounding bat box installations, however, the installation of the bat brick / box must be installed prior to building works being completed.
- 3.4 To enhance bat activity and habitats locally, a specially designed bat box shall be incorporated into the new dwelling, as below:
  - 1no. built-in bat box from Ibstock or similar, incorporated central on the Western gable 4-5 metres above ground level or close to the roof line.



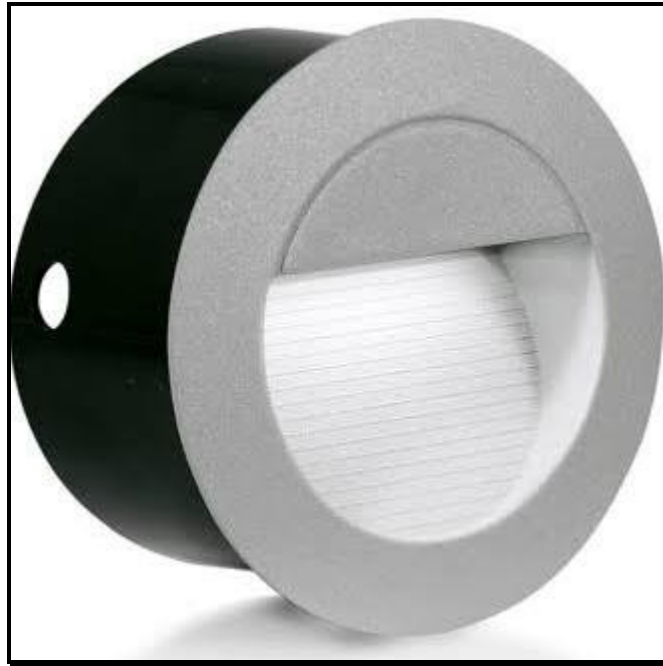
## 4.0 General Mitigation and Notes

- 4.1 The bat and bird boxes identified can be sourced from Ibstock (<http://www.ibstock.com/sustainability-ecozone.asp>), but other manufacturers are available.
- 4.2 It is important that any variations to the proposed boxes are approved in writing by the Local Authority.
- 4.3 Built-in boxes are preferred as they are more permanent and unlikely to be removed, as well as looking more permanent and providing improved weather resistance over cheaper, surface mounted timber boxes, which may deteriorate over time.
- 4.4 To accommodate the development, an existing Pear tree shall be removed. This tree is beyond its best and considered over mature. To mitigate its removal, a new native species, *Prunus Avium* (wild cherry), shall be planted on the Applicants land. The native species will replace a non-native species to enhance the natural environment.

The spring flowers provide an early source of nectar and pollen for bees, while the cherries are eaten by birds including the blackbird and song thrush, as well as mammals such as the badger, wood mouse, yellow necked mouse and dormouse. The foliage is the main food plant for caterpillars of many species of moth, including the cherry fruit and cherry bark moths, the orchard ermine, brimstone and short cloaked moth.

- 4.5 There are no specific external lighting proposals on the development. However, any new external lights should be LED based, low energy lights, which do not emit ultra-violet light.

Any external lights installed should be similar to those shown below, which are designed to light a small area in front of the light, rather than light-up whole areas, this is to reduce the impact of light pollution on foraging habitats.



Any security lighting proposed on this development, shall be on a short timers and motion sensitive to large objects only.



## **APPENDIX A**

# **ENVIRONMENT TEAM CORRESPONDENCE**

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**E-Mail:** [info@keystonetechnical.co.uk](mailto:info@keystonetechnical.co.uk)

----- Forwarded message -----

From: **Andrew Taylor** <[Andrew.Taylor@northlincs.gov.uk](mailto:Andrew.Taylor@northlincs.gov.uk)>

Date: Wed, Apr 15, 2015 at 2:10 PM

Subject: Re: 7 Church Street

To: Ulwin Beetham <

Ulwin

Thanks for your helpful response. I won't pass on your personal e-mail address.

If the only buildings to be demolished/extended/affected by works are those shown with the asbestos roofs, then there will be no need for a bat survey.

Nesting birds may need to be considered when demolishing the buildings and/or clearing vegetation. Usually, this can be addressed with a planning condition looking at work timings and sensitive working methods.

My assessment in terms of bats is as follows. Feel free to pass this on to the planners.

<b>Features Indicating Increased Probability-Buildings *</b>	<b>✓/✗</b>	<b>Notes</b>
Disused or little used; largely undisturbed.	✗	Used for storage.
Large roof void with unobstructed flying spaces	✗	No true roof void. buildings are open to the ridge.
Large dimension roof timbers with cracks, joints and holes	✗	None present.
Uneven roof covering with gaps, though not too draughty	✗	Asbestos sheeting roof - draughty
Entrances that bats can fly in through	✓	Plentiful gaps around roofs and doors.
Hanging tiles or wood cladding, especially on south-facing walls	✗	None present
Rural setting	✗	Centre of Epworth
Close to woodland and/or water	✗	Centre of Epworth. Nearest copses are off Vinegarth about 500 metres away.
Pre-20th century or early 20th century construction	✗	Mid 20th century?
Roof warmed by the sun	✓	
Within the distribution area of horseshoe bats and serotine	✗	
<b>Features Indicating Decreased Probability-Buildings*</b>		
Urban setting or highly urbanised area with few feeding places	✓	Centre of Epworth. Few trees and no open water nearby.

Small or cluttered roof void	✓	No true roof void. buildings are open to the ridge.
Heavily disturbed	?	Possible. Used for storage.
Modern construction with few gaps around soffits or eaves	✘	Traditional brick construction. Plentiful gaps around roofs and doors.
Prefabricated with steel and sheet materials	✓/✘	Walls are of brick construction, but there is a corrugated asbestos sheeting roof.
Active industrial premises	✘	Domestic storage
Roof shaded from the sun	✘	

\* The Bat Mitigation Guidelines (2004). Natural England Standing Advice.

I hope that helps

Regards

Andrew Taylor  
Project Officer (Ecologist)  
Environment Team  
Places Directorate  
01724 297000

-----Ulwin Beetham < > wrote: -----  
To: [andrew.taylor@northlincs.gov.uk](mailto:andrew.taylor@northlincs.gov.uk)  
From: Ulwin Beetham >  
Date: 15/04/2015 11:52AM  
Cc: Subject: 7 Church Street

Andrew

Unfortunately we are having problems with our email server in the office and I'm forced to use my personal email address in this instance. Church Street is indeed a separate project that may need a bat survey.

I attach some images of the outbuilding we are proposing to be knocked down, all but the far blockwork building have been accessed and there doesn't appear to be any signs of bat activity inside and are of a similar construction to the previous building we discussed (older masonry with corrugated roof with gaps under the eaves). Should you require any further photographs we can take them.

Ulwin Beetham

Iain Bramble Architects

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[attachment "IMG\_0274.JPG" removed by Andrew Taylor/PL/NorthLincs]  
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[attachment "IMG\_0279.JPG" removed by Andrew Taylor/PL/NorthLincs]

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