

PLANNING APPLICATION NO. DM/26/1045

THE BROOK, CRAWLEY DOWN, RH10 4LR

PRECAUTIONARY WORKING METHOD STATEMENT

The purpose of preparing this Precautionary Working Method Statement is to ensure that reasonable avoidance measures are used throughout the proposed building works and that appropriate mitigation measures are used to avoid any harm to any protected species and their habitats.

This application is for the demolition of the existing dwelling and construction of a replacement self-build dwelling.

There is possible potential for the presence of protected newts, however having commissioned the relevant surveys none were found; however, a precautionary approach will be carried out throughout the building works.

With that in mind the following measures will be implemented: -

- Site personnel will be briefed on ecological sensitivities before any work commences on site.
- Vegetation clearance will be undertaken progressively and if necessary, under ecological supervision.
- Any materials stored on site will be raised off the ground where possible to avoid creating any spaces for wildlife to inhabit.
- No excavations will be left open overnight.
- All works will be kept within the approved working area.

The mitigation measures that will be taken are as follows: -

- If any retained habitats are discovered, they will be protected throughout the construction process.
- If any habitat enhancement measures identified within the planning application will be installed in accordance with the approved plans.
- Any lighting on site will be directed away from any retained habitats where relevant.
- Site waste will be managed to avoid any impact on wildlife.

Should any protected species be found, the following procedures will be followed: -

- Any works within the vicinity will be ceased immediately.
- The area will be secured.
- A qualified ecologist will be contacted for advice.
- No works will recommence until confirmation from the ecologist has been given.

The site manager will be responsible for ensuring that all the details within this statement are adhered to.

By implementing these reasonable avoidance measure and mitigation measures, the proposed works will be able to proceed whilst ensuring that minimal risk is taken to harm any protected species that may be discovered on site.