

Imberhorne Lane, East Grinstead

Dog Walking Field Ltd

Biodiversity Enhancement Strategy

2507

30th January 2025

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1. Introduction

JWK Wildlife Surveys Ltd was commissioned by Dog Walking Field Ltd to produce a Biodiversity Enhancement Strategy to support proposed development works at Imberhorne Lane, East Grinstead, West Sussex.

1.1 Purpose of the Biodiversity Compensation and Enhancement Plan

The Biodiversity Enhancement Strategy (BES) has been prepared to support the establishment and ongoing management of planting and ecological features related to the proposed development works. The BES provides a guide to the management operations required to help ensure the various landscape and environmental elements align with their intended ecological benefits (Refer to Section 4).

1.2 Study Area Context

The survey area is located within a rural location approximately 1.75km southwest of East Grinstead within the Mid-Sussex District of West Sussex. The site is accessed directly from Imberhorne Lane that bounds the northern extent of the proposed development boundary. The site encompasses the eastern extents of a larger agricultural grassland with ancient woodland bounding to the east and the wider field to the south and west. In the wider surrounds agricultural land dominates with scattered woodland blocks and an associated network of hedgerows and interspersed private residential properties. The site has an approximate area of 1.4ha with a central grid reference of TQ374 372.

1.3 Phases of the BES

The BES period will commence following the discharge of the relevant planning conditions for the site. At this point Dog Walking Field Ltd will be responsible for the initial stages of the BES period and will undertake the installation and initial establishment operations outlined in Section 6.

On completion of the scheme after the construction period, Dog Walking Field Ltd will continue and take on the long-term management of the BES period.

2. Description of the Proposals

The proposed development involves fencing of approximately 1.4ha of agricultural land as a specific dog walking facility. Discrete access and parking will be constructed within the north-western extent; however the majority of the site will remain untouched.

Condition 6

Prior to the use of the development a Biodiversity Enhancement Strategy for protected and Priority or threatened species, prepared by a suitably qualified ecologist, shall be submitted to and approved in writing by the local planning authority. The content of the Biodiversity Enhancement Strategy shall include the following:

- a) Purpose and conservation objectives for the proposed enhancement measures;*
- b) detailed designs or product descriptions to achieve stated objectives;*
- c) locations of proposed enhancement measures by appropriate maps and plans (where relevant);*
- d) persons responsible for implementing the enhancement measures; and*
- e) details of initial aftercare and long-term maintenance (where relevant).*

The works shall be implemented in accordance with the approved details shall be retained in that manner thereafter.

3. Methodology

3.1 General Approach

This BES has been compiled to ensure a comprehensive approach to compensation and enhancement proposals of the scheme from installation/seeding, through construction/establishment and post-completion/operational phases.

The BES has been produced in line with the latest site and landscape plans (Henry Adams Planning, 2024), which has been updated to include relevant BES features in Appendix A.

3.2 Background Information Review

The following background documents have been reviewed and used to inform the production of the BES:

- Biodiversity Net Gain Assessment (Henry Adams Planning, 2024); and
- Block/Site Plan, Habitat Plan (Henry Adams Planning, 2024)

3.3 Planning and Legislative Context

The proposed development received planning consent in January 2025. The BES covers specific items set out in planning condition 6 (ref. DM/24/2112).

'Prior to the use of the development a Biodiversity Enhancement Strategy for protected and Priority or threatened species, prepared by a suitably qualified ecologist, shall be submitted to and approved in writing by the local planning authority. The content of the Biodiversity Enhancement Strategy shall include the following: a) Purpose and conservation objectives for the proposed enhancement measures; b) detailed designs or product descriptions to achieve stated objectives; c) locations of proposed enhancement measures by appropriate maps and plans (where relevant); d) persons responsible for implementing the enhancement measures; and e) details of initial aftercare and long-term maintenance (where relevant). The works shall be implemented in accordance with the approved details shall be retained in that manner thereafter.'

4. Aims and Objectives

The principal aim of the BES is to secure the long-term sustainable management of the onsite ecological enhancement measures and to ensure that the respective environmental functions are achieved.

The main ecological objectives for each of the proposed BES elements are listed below in Table 1. This includes habitat creation and management of newly proposed features.

Table 1: Ecological Objectives

Ecological Measure	Objective
Tree Planting	To maximise overall biodiversity value of the site and maintain green corridors to allow mobile species to move freely through the site.
Bird Boxes	Ensure nesting opportunities for local BAP species within the site through the installation of specific and general nesting boxes.
Bat Boxes	Increase the value of the site for roosting bats and compensate for known roosting features lost.
Log Pile	To maximise the overall biodiversity value of the site with specific aim towards reptiles and amphibians.

5. Roles and Responsibilities

5.1 Construction

Dog Walking Field Ltd will be responsible for initial habitat creation and installation, which may involve the use of third party contractors with appropriate landscape and environmental experience to deliver and manage the development as required. Refer to Section 6 of this report, and the BES Site Plan in Appendix A, Figure 1.

5.2 Operational / Post-Works

Following completion of all onsite works Dog Walking Field Ltd will continue with the long-term management and maintenance.

Due to the limited maintenance required for the majority of onsite enhancement features proposed, beyond standard management methods, it is not considered that any post-works monitoring by an ecologist, will be required. However, should works or any actions that may impact the onsite bird or bat boxes be required, it is recommended that a suitably qualified ecologist be contacted to provide the most appropriate advice.

6. Establishment, Installation and Management

6.1 Habitat

6.1.1 Tree Planting

Planting

- Planting of 40 native tree species will be undertaken between November—March. However, very cold or windy weather should be avoided.

First Year Management

- Scattered wood chippings along the base of the trees to prevent competition from weeds.

Management Once Established

- Checks of the planted specimens should be undertaken to ensure any damage or disease is managed.

6.2 Bird Boxes

Three bird boxes will be installed within boundary woodland habitats adjacent to the site within three months of works commencing, as detailed within Fig 1 Appendix A. Boxes should be sited at least 2m high facing between north and east, thus avoiding strong sunlight and the wettest winds. The birds should have a clear flight path to the nest without any clutter directly in front of the entrance.

Details of specific boxes are provided below (specific make is interchangeable but species specificity and build quality must remain). Refer to Appendix A for specific locations.

Schwegler 2h nest box – x1

Schwegler 1b bird box 26mm – x2

A two yearly check of all boxes, comprising the removal of any internal old nesting material should be undertaken between September and February to ensure the boxes remain in-situ and no damage has occurred. Where boxes become damaged or unusable these should be replaced.

6.3 Bat Boxes

Four boxes should be positioned as detailed within Fig 1 Appendix A, within three months of works commencing within mature trees within adjacent woodland habitats. The boxes will be orientated so they are exposed to direct sun for part of the day, sheltered from strong wind, away from artificial light sources and located at least 4m above ground level within immediate proximity of suitable foraging habitat.

Eco Kent bat box x 2

Schwegler 2f bat box – x1

A two yearly check of the boxes, comprising a remote view with no direct contact should be undertaken to ensure the boxes remain in-situ and no damage has occurred. Where boxes become damaged or unusable these should be replaced. It should be noted that should any direct works be required to the bat boxes, a suitably qualified and licenced ecologist should be contacted prior to work being undertaken.

6.4 Log Piles

Three horizontal log piles will be created within the marginal areas of the wider ancient woodland buffer zone. Refer to Fig 1 in Appendix A for specific location and Appendix B for construction style diagrams. Construction details below.

Horizontal

- Use native hardwood species, preferably of local origin where possible.
- Logs should measure between 0.5m and 2m in length and between 0.1m – 0.5m in diameter and orientated with the longest aspect facing south.
- Supporting stakes with an above ground height of 1m should be installed vertically at each proposed corner of the log pile and then each 0.5m (or where required) along the length to ensure the main body of the log pile does not collapse.
- Logs should be piled within the supporting frame to a height of 1m with additional logs piled against each long side creating an overall trapezium shape in cross-section. Soil should be tipped over 25% of the length to approximately 0.2m height from ground level.
- Features should be maintained by adding additional logs to as required to maintain suitable habitat

7. Monitoring

The coverage, health and vigour of planting, the usable condition of nesting, roosting and sheltering instalments shall be checked on an annual basis, with particular emphasis on:

- checking the health and safety of trees and reporting any issues to an arboriculturist for further advice;
- checking of bird and bat boxes (reporting any issues to a suitably qualified ecologist of works required to a bat box) and replacement/repair where necessary.
- monitoring of the condition of log piles.

The information gained through annual monitoring shall be used to inform the management operations required in the subsequent year of management. Agreements made in relation to changes or continuation of management regimes shall be recorded.

8. References

- Bird Brick Houses Ltd (2013). Homes for bats and birds [on-line]. Available from: <https://www.birdbrickhouses.co.uk/brick-nesting-boxes/> [Accessed June 2025].
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- Schwegler (2025). *Bird and Nature Conservation Products* [on-line]. Available from https://www.schwegler-natur.de/wp-content/uploads/2021/09/gbr-79_product_catalog.pdf [Accessed January 2025]

Appendix A. Figures



- Bird Features**
- Schweger 2h nest box
 - Bird nest box 1b (26mm)
- Bat Boxes**
- Eco kent bat box
 - 2f bat box
- Other Species features**
- Horizontal Log Pile

Notes

Scale 1:500

Annotated habitats as of the date of application.

Henry Adams
planning

100%
Final

Dog walking facility -
land adjacent to
Imberhorne Lane

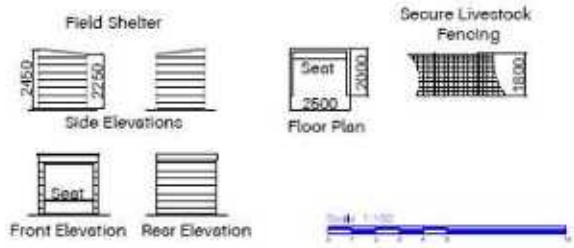
Mr A Rawher

Henry Adams

Land ad Imberhorne Lane

Back Site Plan, Height Map,
Floor Plan and Elevations

Scale	1:500	Date	29/11/24	Drawn	CS
Check		By		Check	CS



Appendix B. Log Pile

Horizontal Log Pile

