



Date: 17 December 2025

Our ref: 10656

Joanne Fisher
Mid Sussex District Council
Oaklands Road
Haywards Heath
West Sussex
RH16 1SS

By email only: Planning Department, planninginfo@midsussex.gov.uk

Thank you for requesting advice on this application from Place Services' ecological advice service. This service provides advice to planning officers to inform Mid Sussex District Council planning decisions with regard to potential ecological impacts from development. Any additional information, queries or comments on this advice that the applicant or other interested parties may have, must be directed to the Planning Officer who will seek further advice from us where appropriate and necessary.

Application: DM/25/2474
Location: Land South Of Hammerwood Road Ashurst Wood West Sussex
Proposal: The erection of twelve houses, comprising 4x two bedroom houses, 4x three bedroom houses & 4x four bedroom houses, with associated access (Via Yewhurst Close) and parking

Thank you for re-consulting Place Services on the above the above application.

No ecological objection	<input type="checkbox"/>
No ecological objection subject to attached conditions	<input checked="" type="checkbox"/>
Further information required/Temporary holding objection	<input type="checkbox"/>
Recommend Refusal	<input type="checkbox"/>
Subject to Natural England's formal comments on the conclusion of the LPA's Appropriate Assessment	<input type="checkbox"/>

Summary

We have reviewed the Dormouse Survey Report Version 01 (Deepdene Ecology, October 2025), Bat Survey – 2024 Activity Surveys (The Ecology Partnership, July 2025) and Preliminary Ecological Appraisal and Biodiversity Net Gain Assessment (The Ecology

Partnership, September 2025), relating to the likely impacts of development on designated sites, protected & Priority species and habitats, and identification of appropriate mitigation measures.

We have also reviewed the information submitted to meet the requirements of mandatory biodiversity net gains, which includes the Preliminary Ecological Appraisal and Biodiversity Net Gain Assessment (The Ecology Partnership, September 2025) and Statutory Biodiversity Metric (September 2025).

In addition, we have reviewed the further information submitted on the 1st and 2nd December 2025, which includes the amended site plan.

We are still satisfied that sufficient ecological information is available and recommend that our comments issued on the 14th December 2025 should still be followed for this application.

However, please note that we have no comments to make on Great Crested Newts as we have been instructed by the Council to leave comments on this this European Protected Species to the NatureSpace Partnership.

Please do not hesitate to contact us if you have any queries in relation to this advice.

Yours sincerely,

Hamish Jackson ACIEEM BSc (Hons)
Senior Ecological Consultant
 Place Services at Essex County Council



Place Services provide ecological advice on behalf of Mid Sussex District Council.

Please note: This letter is advisory and should only be considered as the opinion formed by specialist staff in relation to this particular matter.