

Persimmon Homes
Persimmon House
Lancaster Business Park
Caton Road
Lancaster
LA1 3RQ

ERAP (Consultant Ecologists) Ltd ref: 2019-283b

2nd March 2021 (Updated 13th April 2022)

Dear Stuart,

RE: Bat Access Panel and Bird Box Provisions: Hawthorne Farm, Clitheroe BB7 2HU (Version 2)

Further to our recent correspondence ERAP (Consultant Ecologists) Ltd has prepared this letter to advise on the installation of provisions for roosting bats and nesting birds at the development at land at Hawthorne Farm, Clitheroe BB7 2HU.

The proposed locations and aspects for the bat access panels and bird boxes are presented at **Table 1** and **Figure 1** illustrates the locations, aspects, specification and supplier information for the provisions.

The specification of one bat and one bird box per dwelling as requested by the local planning authority has been accommodated on version 2 of **Figure 1**, appended.

The specifications are appropriate for use by bat and bird species typical of suburban areas and appropriate for species likely to be attracted to the developed site.

If any of the specified boxes are unavailable, it is acceptable to substitute the boxes for a similar specification, as required. Please contact ERAP (Consultant Ecologists) Ltd and we can advise further.

Boxes should not be installed directly over windows or doorways to minimise nuisance cause by droppings.

Bird box positions have been chosen to avoid south-facing elevations to minimise risk of chicks overheating in the nest box. House sparrow nesting terraces, starling nest boxes and small bird nest boxes should be sited at least 2 metres above ground level and bat access panels and swift nest boxes should be sited at least 4 metres above ground level, ideally beneath the gable apex or eaves of the properties.

The scheme should be implemented in accordance with **Figure 1**.

The following quantities of panels and boxes are proposed (57 bat boxes and 57 bird boxes, total):

- 57 Ibstock 'B' or 'C' Enclosed Bat Access Panels;
- 11 House Sparrow Nesting Terraces;
- 11 Small Bird Nest Boxes;
- 6 Starling Nest Boxes; and
- 29 Swift Nest Boxes

Bat access panels and bird boxes are available from www.nhbs.com and/or www.wildcare.co.uk.



I trust this will satisfy all requirements. Please contact me if you have any queries.

Yours sincerely,



Checked by: VB 17.04.2022

Enc.

Table 1: Bat Access Panel and Bird Box Proposed Locations

Figure 1: Proposed Bird and Bat Box Locations and Specifications



Table 1: Bat Access Panel and Bird Box Proposed Locations

| Bird Boxes | | | Bat Access Panels | | |
|------------|-------------------------------|---------------------|-------------------|------------------|------------|
| Plot No. | Box type | Aspect | Plot No. | Box type | Aspect |
| 1 | House sparrow nesting terrace | North (garage) | 1 | Bat access panel | West |
| 2 | Swift nest box | West | 2 | Bat access panel | East |
| 3 | Swift nest box | North | 3 | Bat access panel | South |
| 4 | Swift nest box | East | 4 | Bat access panel | West |
| 5 | Swift nest box | East | 5 | Bat access panel | South |
| 6 | Swift nest box | West | 6 | Bat access panel | South |
| 7 | Swift nest box | North-west | 7 | Bat access panel | South-west |
| 8 | Swift nest box | North-west | 8 | Bat access panel | North-west |
| 9 | Swift nest box | North-east | 9 | Bat access panel | North-west |
| 10 | House sparrow nesting terrace | North-east | 10 | Bat access panel | South-west |
| 11 | Swift nest box | North-east | 11 | Bat access panel | South-west |
| 12 | Swift nest box | North-east | 12 | Bat access panel | South-west |
| 13 | Swift nest box | North-west | 13 | Bat access panel | South-west |
| 14 | Swift nest box | North-east | 14 | Bat access panel | North-west |
| 15 | Swift nest box | North-west | 15 | Bat access panel | South-west |
| 16 | Swift nest box | North-east | 16 | Bat access panel | West |
| 17 | Small bird nest box | North | 17 | Bat access panel | West |
| 18 | Swift nest box | North | 18 | Bat access panel | South |
| 19 | Small bird nest box | North | 19 | Bat access panel | South |
| 20 | Starling nest box | North | 20 | Bat access panel | West |
| 21 | House sparrow nesting terrace | North | 21 | Bat access panel | West |
| 22 | Starling nest box | North | 22 | Bat access panel | West |
| 23 | House sparrow nesting terrace | North | 23 | Bat access panel | West |
| 24 | House sparrow nesting terrace | North | 24 | Bat access panel | East |
| 25 | Starling nest box | East | 25 | Bat access panel | West |
| 26 | Starling nest box | East | 26 | Bat access panel | South |
| 27 | Small bird nest box | East | 27 | Bat access panel | South |
| 28 | Swift nest box | North-east | 28 | Bat access panel | South |
| 29 | House sparrow nesting terrace | North | 29 | Bat access panel | West |
| 30 | Swift nest box | North | 30 | Bat access panel | South |
| 31 | Swift nest box | East | 31 | Bat access panel | South |
| 32 | House sparrow nesting terrace | West (garage) | 32 | Bat access panel | South |
| 33 | Swift nest box | East | 33 | Bat access panel | West |
| 34 | Swift nest box | West | 34 | Bat access panel | South |
| 35 | Swift nest box | North | 35 | Bat access panel | West |
| 36 | House sparrow nesting terrace | North (garage) | 36 | Bat access panel | South |
| 37 | Swift nest box | North | 37 | Bat access panel | South |
| 38 | Swift nest box | North | 38 | Bat access panel | South |
| 39 | Small bird nest box | West (garage) | 39 | Bat access panel | South |
| 40 | Small bird nest box | East (garage) | 40 | Bat access panel | West |
| 41 | House sparrow nesting terrace | North-east | 41 | Bat access panel | South |
| 42 | Small bird nest box | East | 42 | Bat access panel | West |
| 43 | Starling nest box | North-east | 43 | Bat access panel | South |
| 44 | Small bird nest box | East | 44 | Bat access panel | South |
| 45 | House sparrow nesting terrace | East | 45 | Bat access panel | South |
| 46 | Swift nest box | North | 46 | Bat access panel | South-east |
| 47 | Swift nest box | East | 47 | Bat access panel | South |
| 48 | Swift nest box | West | 48 | Bat access panel | South |
| 49 | Small bird nest box | East (garage) | 49 | Bat access panel | West |
| 50 | Small bird nest box | East (garage) | 50 | Bat access panel | South |
| 51 | Small bird nest box | East (garage) | 51 | Bat access panel | South |
| 52 | Starling nest box | North | 52 | Bat access panel | East |
| 53 | Small bird nest box | East (garage of 52) | 53 | Bat access panel | West |
| 54 | Swift nest box | North | 54 | Bat access panel | East |
| 55 | Swift nest box | North | 55 | Bat access panel | West |
| 56 | Swift nest box | North | 56 | Bat access panel | South |
| 57 | House sparrow nesting terrace | North | 57 | Bat access panel | South-east |



Figure 1: Proposed Bird and Bat Box Locations and Specifications

Bat Access Panel

Quantity: 57

Installation and specification:
To be installed integral or onto the elevation wall beneath the eaves or gable apex, at least 4 metres above ground level. Positions directly above windows or doorways to be avoided to minimise risk of nuisance via droppings. South-facing positions preferred.

Supplier: www.nhbs.com

Insert 1 (left): Istock Enclosed Bat Box 'B'
Insert 2 (right): Istock Enclosed Bat Box 'C'



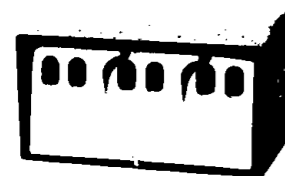
House Sparrow Nesting Terrace

Quantity: 11

Installation and specification:
To be installed integral or onto the elevation wall at least 2 metres above ground level. Positions directly above windows or doorways to be avoided to minimise risk of nuisance via droppings. South-facing positions to be avoided to minimise risk of chicks overheating in the nest.

Supplier: www.nhbs.com

Insert 3: Schwegler 1SP Sparrow Terrace



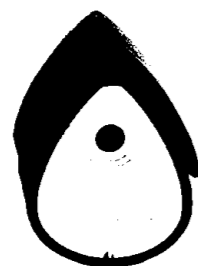
Small Bird Nest Box

Quantity: 11

Installation and specification:
To be installed onto the elevation wall at least 2 metres above ground level. Positions directly above windows or doorways to be avoided to minimise risk of nuisance via droppings. South-facing positions to be avoided to minimise risk of chicks overheating in the nest.

Supplier: www.nhbs.com

Insert 4: 1MR Schwegler Avianex



Starling Nest Box

Quantity: 6

Installation and specification:
To be installed onto the elevation wall at least 2 metres above ground level. Positions directly above windows or doorways to be avoided to minimise risk of nuisance via droppings. South-facing positions to be avoided to minimise risk of chicks overheating in the nest.

Supplier: www.nhbs.com

Insert 5: Vivara Pro Woodstone Starling Nest Box



Swift Nest Box

Quantity: 29

Installation and specification:
To be installed integral or onto the elevation wall beneath the gable apex at least 4 metres above ground level. Positions directly above windows or doorways to be avoided to minimise risk of nuisance via droppings.

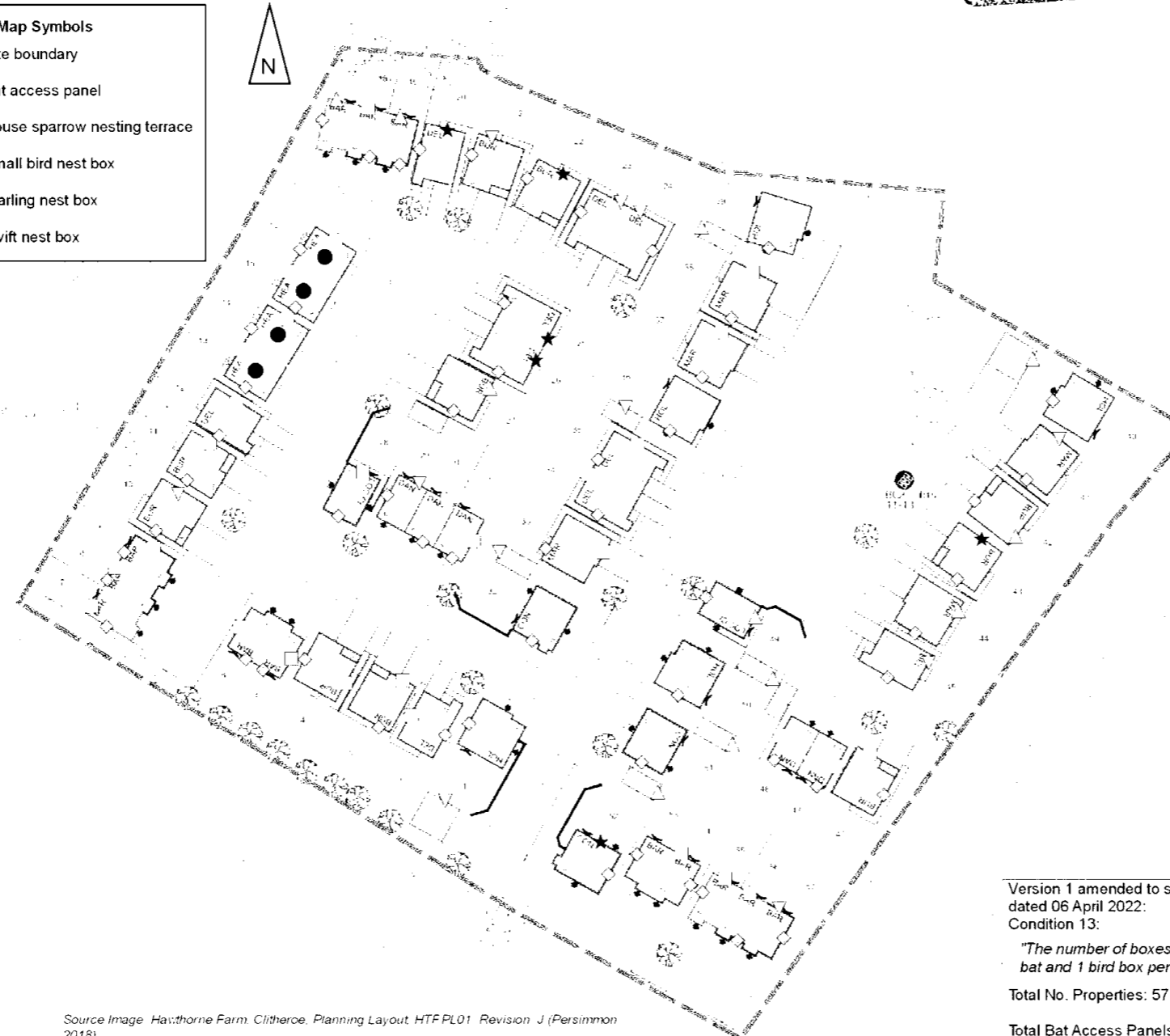
Supplier: www.nhbs.com

Inserts 6 and 7: Vivara Pro Cambridge Brick Faced Swift Nest Box (two parts)



Key to Map Symbols

- Site boundary
- Bat access panel
- House sparrow nesting terrace
- Small bird nest box
- Starling nest box
- Swift nest box



Source Image: Hawthorne Farm, Clitheroe, Planning Layout, HTF PL01 Revision J (Persimmon 2018)

| Plot No. | Box type | Aspect | Plot No. | Box type | Aspect |
|----------|-------------------------------|----------------|----------|-------------------------------|---------------------|
| 01 | House sparrow nesting terrace | North (garage) | 27 | Bat access panel | South |
| 01 | Bat access panel | West | 27 | Small bird nest box | East |
| 02 | Swift nest box | West | 28 | Swift nest box | North-east |
| 02 | Bat access panel | East | 28 | Bat access panel | South |
| 03 | Bat access panel | South | 29 | Bat access panel | West |
| 03 | Swift nest box | North | 29 | House sparrow nesting terrace | North |
| 04 | Swift nest box | East | 30 | Swift nest box | North |
| 04 | Bat access panel | West | 30 | Bat access panel | South |
| 05 | Bat access panel | South | 31 | Swift nest box | East |
| 05 | Swift nest box | East | 31 | Bat access panel | South |
| 06 | Swift nest box | West | 32 | House sparrow nesting terrace | West (garage) |
| 06 | Bat access panel | South | 32 | Bat access panel | South |
| 07 | Bat access panel | South-west | 33 | Bat access panel | West |
| 07 | Swift nest box | North-west | 33 | Swift nest box | East |
| 08 | Bat access panel | North-west | 34 | Bat access panel | South |
| 08 | Swift nest box | North-west | 34 | Swift nest box | West |
| 09 | Bat access panel | North-west | 35 | Bat access panel | West |
| 09 | Swift nest box | North-east | 35 | Swift nest box | North |
| 10 | House sparrow nesting terrace | North-east | 36 | House sparrow nesting terrace | North (garage) |
| 10 | Bat access panel | South-west | 36 | Bat access panel | South |
| 11 | Bat access panel | South-west | 37 | Swift nest box | North |
| 11 | Swift nest box | North-east | 37 | Bat access panel | South |
| 12 | Bat access panel | South-west | 38 | Bat access panel | South |
| 12 | Swift nest box | North-east | 38 | Swift nest box | North |
| 13 | Bat access panel | South-west | 39 | Bat access panel | South |
| 13 | Swift nest box | North-west | 39 | Small bird nest box | West (garage) |
| 14 | Bat access panel | North-west | 40 | Small bird nest box | East (garage) |
| 14 | Swift nest box | North-east | 40 | Bat access panel | West |
| 15 | Bat access panel | South-west | 41 | House sparrow nesting terrace | North-east |
| 15 | Swift nest box | North-west | 41 | Bat access panel | South |
| 16 | Bat access panel | West | 42 | Small bird nest box | East |
| 16 | Swift nest box | North-east | 42 | Bat access panel | West |
| 17 | Bat access panel | West | 43 | Bat access panel | South |
| 17 | Small bird nest box | North | 43 | Starling nest box | North-east |
| 18 | Swift nest box | North | 44 | Small bird nest box | East |
| 18 | Bat access panel | South | 44 | Bat access panel | South |
| 19 | Small bird nest box | North | 45 | House sparrow nesting terrace | East |
| 19 | Bat access panel | South | 45 | Bat access panel | South |
| 20 | Bat access panel | West | 46 | Bat access panel | South-east |
| 20 | Starling nest box | North | 46 | Swift nest box | North |
| 21 | Bat access panel | West | 47 | Bat access panel | South |
| 21 | House sparrow nesting terrace | North | 47 | Swift nest box | East |
| 22 | Starling nest box | North | 48 | Swift nest box | West |
| 22 | Bat access panel | West | 48 | Bat access panel | South |
| 23 | Bat access panel | West | 49 | Small bird nest box | East (garage) |
| 23 | House sparrow nesting terrace | North | 49 | Bat access panel | West |
| 24 | Bat access panel | East | 50 | Small bird nest box | East (garage) |
| 24 | House sparrow nesting terrace | North | 50 | Bat access panel | South |
| 25 | Starling nest box | East | 51 | Bat access panel | South |
| 25 | Bat access panel | West | 51 | Small bird nest box | East (garage) |
| 26 | Starling nest box | East | 52 | Starling nest box | North |
| 26 | Bat access panel | South | 52 | Bat access panel | East |
| | | | 53 | Bat access panel | West |
| | | | 53 | Small bird nest box | East (garage of 52) |
| | | | 54 | Bat access panel | East |
| | | | 54 | Swift nest box | North |
| | | | 55 | Swift nest box | North |
| | | | 55 | Bat access panel | West |
| | | | 56 | Swift nest box | North |
| | | | 56 | Bat access panel | South |
| | | | 57 | Bat access panel | South-east |
| | | | 57 | House sparrow nesting terrace | North |

Version 1 amended to satisfy Condition 13 of the Decision Notice, dated 06 April 2022:
Condition 13:

"The number of boxes proposed ... should be provided at a ratio of 1 bat and 1 bird box per dwelling"

Total No. Properties: 57

Total Bat Access Panels: 57
Total Bird Boxes: 57

Figure 1:
Proposed Bird and Bat Box Locations and Specifications

Project Name:
Hawthorne Farm, Clitheroe, BB7 2HU

Central Grid Ref: SD 7438 4254
Reference No.: ERAP Ltd. 2019-283b

Version & Date:
v2 (CH) 13/04/2022

Scale: 1:1,000 at A3

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