envirotech

Ecological Consultants
Environmental and Rural Chartered Surveyors

Preliminary Ecological Appraisal

Standen Central Site, Clitheroe, Lancashire

Residential Care Home

Green at Heart BEN GOLD

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ACCURACY OF REPORT

This report has been compiled based on the methodology as detailed and the professional experience of the surveyor. Whilst the report reflects the situation found as accurately as possible, all of the protected species this survey covers are wild and can move freely from site to site. Their presence or absence detailed in this report does not entirely preclude the possibility of a different past, current or future use of the site surveyed.

We would ask all clients acting upon the contents of this report to show due diligence when undertaking work on their site and/or in their interaction with protected species. If protected species are found during a work programme, and continuing the work programme could result in their disturbance, injury or death, either directly or indirectly an offence may be committed.

If in doubt, stop work and seek further professional advice.

Quality and Environmental Assurance

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Contents

1. EXECUTIVE SUMMARY

1.1.1 Envirotech NW Ltd were commissioned in November 2022 to carry out a Preliminary Ecological Appraisal of land in Clitheroe, Lancashire. It is proposed that a new care home is constructed on the site.

1.1.2 A data search and desk study of the site and an area within 2km of the site were undertaken to establish the presence of protected species and notable habitats.

1.1.3 The site was then visited by a licenced ecologist from Envirotech NW Ltd on the 6th December 2022. A full botanical survey of the site was initially undertaken and this was followed by surveys to establish the presence or absence of notable species at the site or in proximity such that they may be affected by the proposed development.

1.1.4 The plant species assemblages recorded at the site are all common in the local area and are considered to be of low ecological value. Sympathetically landscaped open space is considered to offer habitat of equal or greater ecological value.

1.1.5 Low numbers of common bat species may forage over the site. No bats were recorded roosting on or near site. It is proposed that some roosting provision for bats will however be incorporated into the new houses on site.

1.1.6 Birds are unlikely nesting between March and September. Any vegetation clearance should therefore be undertaken outside of this period.

1.1.7 No other notable or protected species were recorded on the site.

2. INTRODUCTION

2.1 Background

2.1.1 In November 2022 Envirotech NW Ltd were commissioned by Eric Wright Construction Ltd. to carry out a Preliminary Ecological Appraisal of land on the South-eastern edge of Clitheroe, Lancashire, central grid reference SD7489 4072 (Figure 1). A site investigation was undertaken and a report compiled which includes recommendations for any future actions and or mitigation required.

2.1.2 The survey was requested in connection with the proposed construction of a new care home facility.

2.2 Objectives

2.2.1 The main objectives of the study were:

- The completion of a Phase 1 Habitat Survey including the preparation of a vegetation and habitat map of the site and the immediate surrounding area.
- The survey and assessment of all habitats for statutorily protected species.
- An evaluation of the ecological significance of the site.
- The identification of any potential development constraints and the specification of the scope of mitigation and enhancement required in accordance with wildlife legislation, planning policy and other relevant guidance, and;
- The identification of any further surveys or precautionary assessments that may be required prior to the commencement of any development activities.

3. METHODOLOGY AND SOURCES OF INFORMATION

3.1 Data Search

3.1.1 The Biological Records centre for Lancashire "LERN" was searched for a 2021 survey of the land adjacent to the survey site (see report Ref. SE/LCCQ150/01), and this information has been used for this report, along with data from the Envirotech dataset and the Multi-Agency Geographic Information for the Countryside (MAGIC). These searches were used to establish the presence of any records of statutorily protected, notable or rare species, and any designated sites of international, national, regional or local importance within a 2km radius of the site boundary.

3.1.2 The Envirotech dataset is compiled from extensive field surveys from the period 2004-present, as well as records obtained from third parties during this time.

3.1.3 Google Earth and Google Street View were consulted to establish the presence of any features of ecological importance within the local area.

3.2 Vegetation and Habitats

3.2.1 A vegetation and habitat map was produced for the site and the immediate surrounding area. The mapping is based on the Joint Nature Conservation Committee Phase 1 Habitat Survey methodology (JNCC 2003).

3.2.2 Searches were made for uncommon, rare and statutorily protected plant species, those species listed as protected in the Wildlife and Countryside Act (1981) and indicators of important and uncommon plant communities. All plant nomenclature follows Stace (2019).

3.2.3 Searches were carried out for the presence of invasive species, including those listed on Schedule 9 of the Wildlife and Countryside Act (1981), namely Japanese knotweed (*Fallopia japonica*), Himalayan balsam (*Impatiens glandulifera*) and giant hogweed (*Heracleum mantegazzianum*) on terrestrial habitat and aquatic species such as floating pennywort (*Hydrocotyle ranunculoides*), water hyacinth (*Eichhornia crassipes*) and New Zealand pygmyweed (*Crassula helmsii*).

3.3 Timing and Personnel

3.3.1 During the visit, weather conditions were suitable for the survey types undertaken being a dry day in winter.

3.3.2 The site and surrounding land was visited on the 6th December 2022 by

- (FW) Miss Flora Whitehead BSc (Hons)
  Natural England Bat Class Licence (Level 2)
  Natural England Barn Owl Licence (Agent)
  Natural England Great Crested Newt Licence (Level 1 Agent)

4. SPECIES SURVEY METHODOLOGY

4.1 Amphibian

4.1.1 Great crested newts (*Triturus cristatus*) are protected under Schedule 2 of the Conservation of Habitats and Species (Amendment) (EU Exit) Regulations 2019 and Schedule 5 of the Wildlife & Countryside Act (1981).

4.1.2 Water-bodies located within or adjacent to the study area were identified and where access was possible were assessed for their potential to support great crested newts.

4.1.3 The criteria used in the assessment are based on those contained in the Herpetofauna Workers Manual and Oldham et al, 2000, and in applying these criteria a precautionary approach was adopted. Following the criteria developed by Oldham et al (2000), the HSI tool developed for use with great crested newts and forming part of Natural England's Licensing process was used to determine the suitability of ponds for great crested newts.

4.1.4 The pond assessment was undertaken in order to determine which water-bodies, based on their potential to support great crested newts, should be subject to presence/absence surveys.

4.2 Badger

4.2.1 Badgers (*Meles meles*) and their setts are protected under the Protection of Badgers Act (1992). This legislation arises from animal welfare issues (rather than on the basis of nature conservation grounds) and protects badgers from being killed, injured or disturbed whilst occupying a sett.

4.2.2 A disturbance to badgers in their setts may occur as a result of construction operations. Natural England recommends that the use of heavy machinery in proximity of a sett entrance should be avoided, with a 'disturbance free-zone' being established.

4.2.3 The degree of disturbance attributed to construction activity is a function of the background level of activity badgers are accustomed to and that which will be attributed to a proposed activity. The "disturbance free zone" is therefore site specific.

4.2.4 The survey for badgers comprised an assessment of all suitable habitat within and outside the study area boundary (where this was possible) to a distance of 30m for indications of use by badgers.

4.2.5 Signs of badgers which were searched for included:

- Setts - 'D' shaped entrances at least 25cms wide and wider than they are high with large spoil mounds
- Discarded bedding at sett entrances (this includes grass and leaves)
- Scratching posts on shrubs and trees close to a sett entrance
- The presence of badger hairs which are coarse, up to 100mm long with a long black section and a white tip

- Dung pit latrines and footprints
- Habitual runs through vegetation and beneath fences
- Hedgehog carcases

4.3 Bats

4.3.1 All British bat species are fully protected under Schedule 5 of the Wildlife and Countryside Act (1981), and are included on Schedule 2 of the Conservation of Habitats and Species (Amendment) (EU Exit) Regulations 2019, as a Protected Species. Taken together, these pieces of legislation make it an offence to:

- Intentionally or recklessly kill, injure or capture bats;
- Deliberately or recklessly disturb bats (whether in a roost or not);
- Damage, destroy or obstruct access to bat roosts.

4.3.2 The Bat Conservation Trust (Hundt (2012) and Collins, J. (ed) (2016) issued guidelines on bat survey methodology, a key feature of their recommendation is for the undertaking of a pre-survey assessment – an initial desk-study and a walkover assessment of the survey area and its surrounding area to identify the relative value of the habitats present for bats and likely commuting routes. This is to be followed by a survey program that is appropriate to the likely level of bat activity within the survey area to be determined by and based on the experience of the surveyor.

4.3.3 The potential value of the survey area for foraging bats was assessed through consideration of two main factors: professional knowledge of bat ecology and foraging behaviour in combination with the geographical location, topography and habitats present within the survey area and surrounds.

4.3.4 Trees and structures on and within the survey area boundary were assessed for their potential to support roosting or hibernating bats. This comprised a close inspection of all trees and buildings on the site to allow an assessment of their potential to be used by bats to be made by a licensed surveyor.

4.3.5 Trees were all assessed in accordance with Collins, J. (ed) (2016).

4.4 Birds

4.4.1 All breeding birds, other than pest species, are protected under the Wildlife and Countryside Act of 1981 when building a nest, rearing young or sitting on eggs. Some bird species, such as barn owl (*Tyto alba*), are protected when near an active nest site. Several birds are listed as UK and or County BAP species.

4.4.2 Bird species and behaviour was noted during the other field surveys. All areas are covered equally, in order to avoid the subjective survey of better quality ‘bird habitat’.

4.5 Brown Hare

4.5.1 The brown hare (*Lepus europaeus*) is a UK BAP species.

4.5.2 The survey method involved walking boundaries and surveying with binoculars. The survey was conducted at a suitable distance to ensure that the hares were not disturbed. Generally, surveys were undertaken throughout the early afternoon and evening when hares are thought to be most active and feeding.

4.5.3 Where present the number of brown hares in each field or hedgerow was recorded, together with the nature and use of the field, climatic conditions and time of day. The presence of forms and faeces where present were also recorded.

4.6 Invertebrates

4.6.1 A general assessment was made of the study area's suitability for supporting invertebrates during the phase 1 survey. The study area's lack of habitat diversity, species-poor composition and uniformity of vegetation structure (i.e., lack of variation in height and microtopography) resulted in our belief that a low diversity of invertebrates would be likely to occur across the site.

4.6.2 The presence of invertebrates was noted during the other surveys which were undertaken. The extent of sampling was limited in that it could be confirmed that no priority or BAP species would be likely to be affected by the proposal.

4.7 Reptiles

4.7.1 All native reptiles are protected in Britain under the Wildlife and Countryside Act of 1981. It is an offence to intentionally kill, injure, sell or advertise to sell any of the six native species.

4.7.2 The survey for these species was based on assessing the habitat type and suitability of the site. This comprised an assessment of satellite imagery for the site and surrounding area as well as comparison of the results from the records searches with habitat types. The general habitat at the site was evaluated in terms of its suitability to reptiles for foraging or breeding.

4.7.3 Reptile surveys comprising visual encounter surveys were undertaken. Habitat at the site was not considered sufficiently suitable for a full presence/ absence survey to be warranted.

4.8 Survey limitations

4.8.1 The survey was undertaken in winter. At this time of year plant species are less easily identified and the activity of some species is reduced.

4.8.2 Due to the habitats present on site there were no significant constraints in respect of identifying the botanical interest of the site.

4.8.3 The duration, extent and scope of the surveys were considered sufficient to plan appropriate mitigation and recommend additional precautionary survey work required prior to the commencement of work.

4.8.4 No significant survey limitations were encountered.

5. RESULTS

5.1 Data Search

5.1.1 Envirotech and LERN hold no records of protected or notable species for the site. There are however records of protected or notable species within 2.5km (Figure 2). These are discussed in the relevant sections below.

5.1.2 The nearest non-statutory protected sites are areas of priority habitat, including deciduous woodland ~300m to the south. The site is also adjacent to and within the Lancashire to the Lancashire Grassland Ecological Network and Lancashire Woodland Ecological Network respectively. There are several BHS sites in the local area, namely Salthill Quarry, Barrow Clough Wood, Clitheroe Castle Knoll, Primrose Lodge, Pendle Road Verge and River Ribble (Figure 3).

5.1.3 The nearest non-statutory protected sites are Salthill and Bellmanpark Quarries 1.5km to the north, on the north-east edge of Clitheroe (Figure 4).

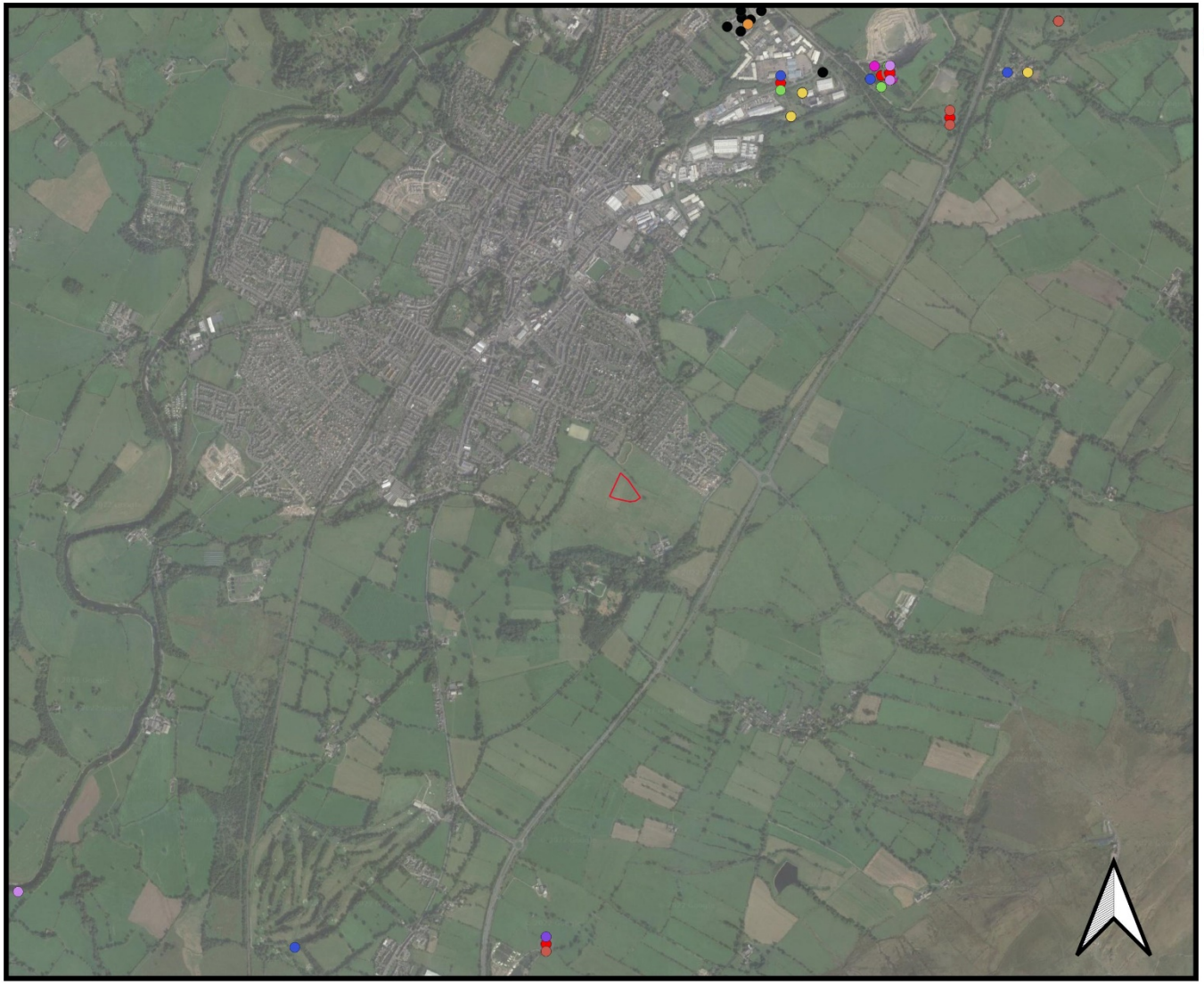

Figure 2

Protected and Notable Species

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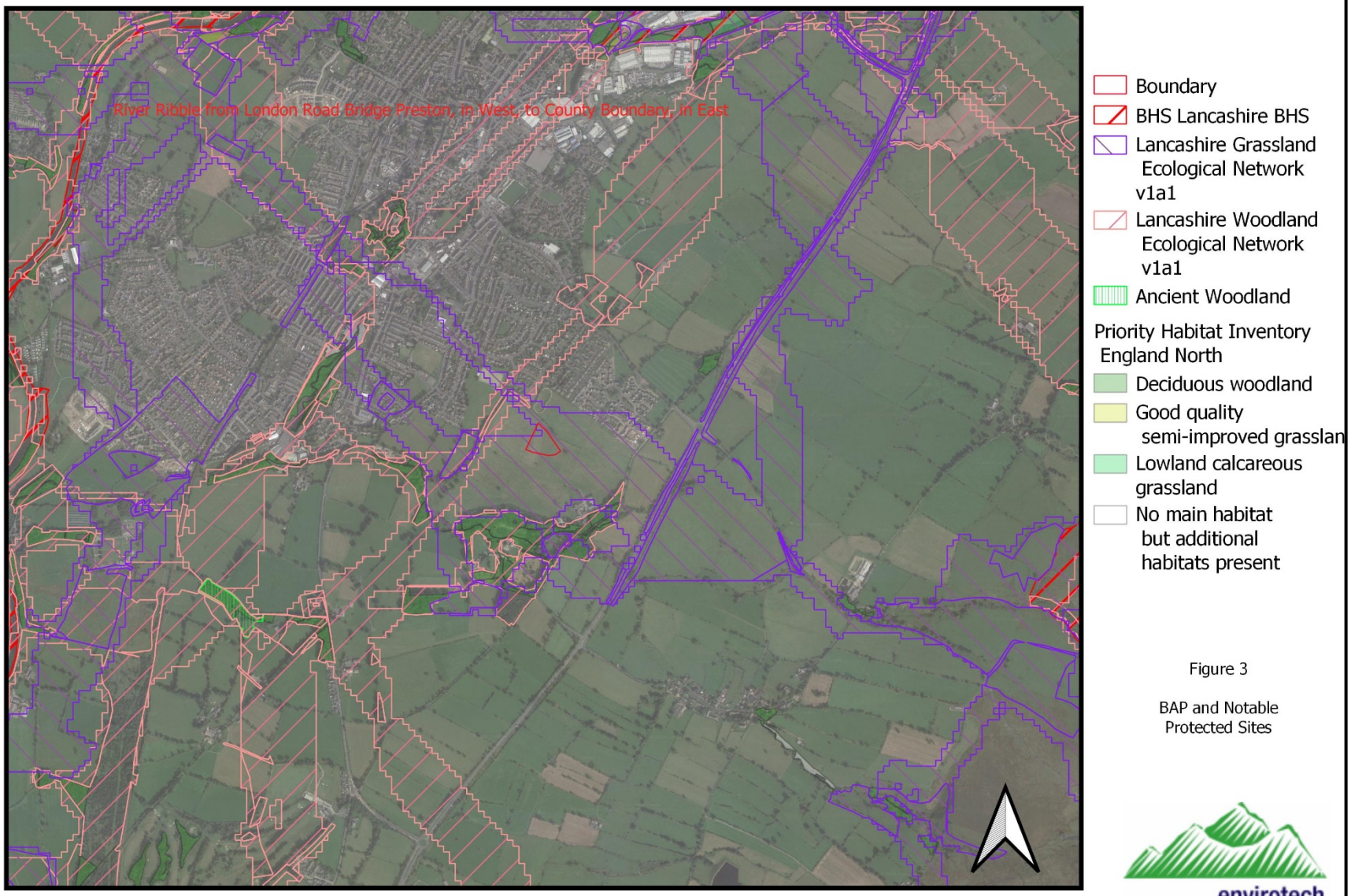

Figure 3

BAP and Notable Protected Sites

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Figure 4

Protected Sites

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6. PHASE 1 SURVEY RESULTS

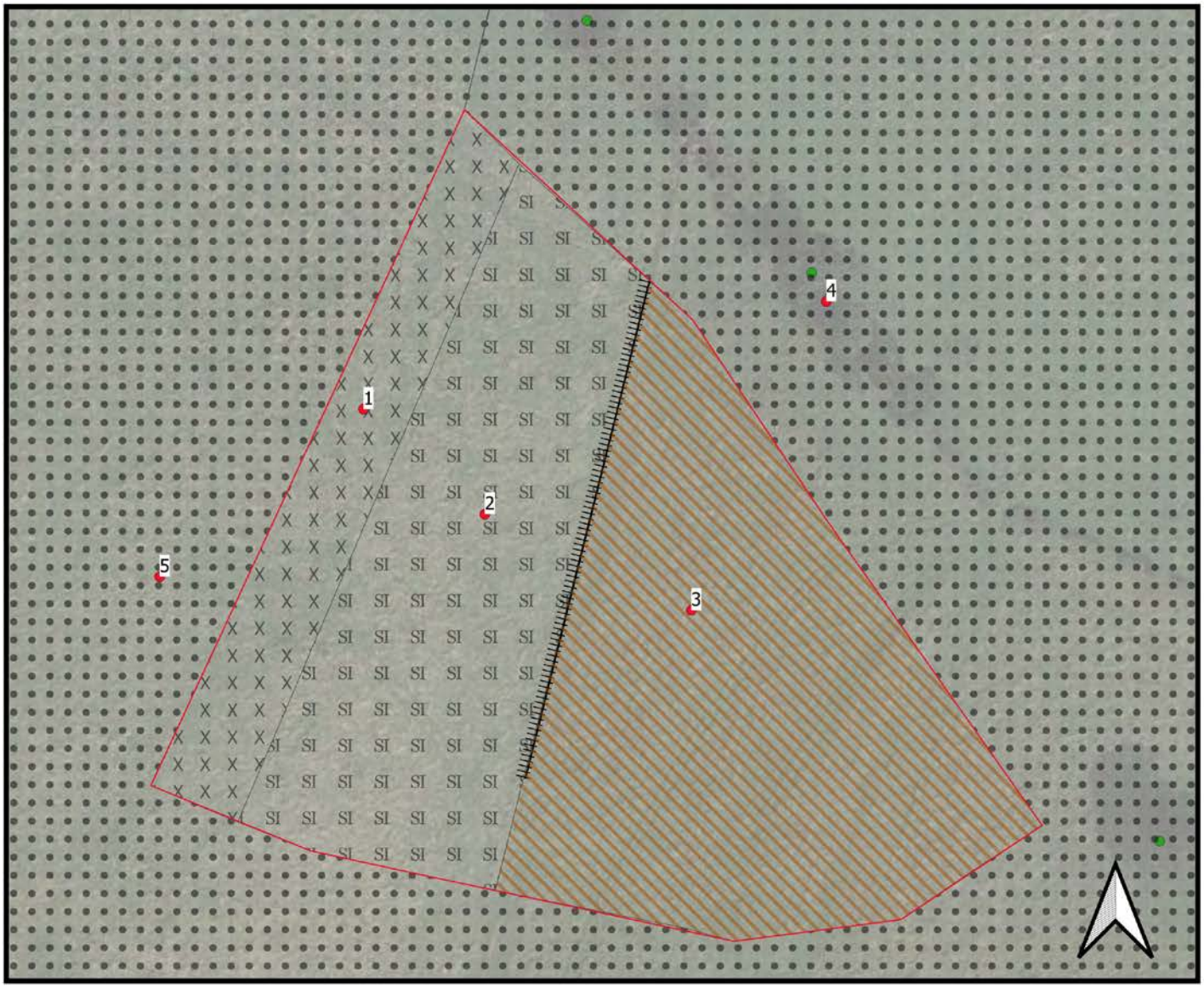
6.1 Habitat Results

6.1.1 The site comprises ruderal vegetation, poor semi-improved grassland and strip of disturbed land with short regrowth of vegetation. A stretch of defunct wire fence runs through the site. There is Heras fencing surrounding the site as it is fully enclosed by active building sites for new housing and a school. The town of Clitheroe lies adjacent to the north-west.

6.1.2 See Figure 6 for the Phase 1 Habitat Plan and Table 1 for the descriptive Target Notes.

Target Note	Description	Comment
TN1	Cultivated/disturbed land – Ephemeral/short perennial	A short strip of land along the west of the site has a re-growth of short grass, having been disturbed.
TN2	Poor semi-improved grassland	The majority of the west of the site was poor semi-improved grassland, dominated by Perennial Ryegrass (*Lolium perenne).* There was occasional Yorkshire Fog *(Holcus lanatus)* and Annual Meadow Grass *(Poa annua).* Also identified amid the sward were occasional Broad-leaved Dock *(Rumex obtusifolius),* Ragwort *(Senecio jacobaea)*, Creeping Thistle *(Cirsium arvensis)*, Teasel *(Dipsacus fullonum)* and Creeping Buttercup *(Ranunculus repens).*
TN3	Tall Ruderal	The eastern half of the site is dominated by Broad-leaved Dock with Creeping Buttercup beneath. There were grasses including Perennial Ryegrass, Annual Meadow Grass and Timothy. Nettle *(Urtica dioica)* was found occasionally.
TN4	Scattered trees- Broad-leaved	Outside the site, amid the existing buildings sites, were occasional retained mature Oak trees *(Quercus* sp.*).*
TN5	Bare ground	Surrounding the site were existing active building sites.

Table 1 *Details of Target Notes.*



Boundary
Target Note
Poor Semi-Improved Grassland
Tall Herb and Fern - Other Tall Ruderal
Bare Ground
Cultivated/Disturbed Land - Ephemeral/short perennial
Fence
Parkland/scattered Trees - Broad-leaved

Figure 5

Phase 1 Habitat Survey

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<table>
<tr><td>  </td><td>Disturbed land TN1 and grassland TN2 in the west of the site</td></tr>
<tr><td>  </td><td rowspan="2">Grassland TN2 and tall ruderal vegetation TN3, separated by a defunct fence.</td></tr>
<tr><td>  </td></tr>
</table>

Tall ruderal vegetation in east of site TN3 on recently disturbed ground

	Mature trees TN4 retained on adjacent building sites

Table 2 *Photographs*

6.2 Vegetation

6.2.1 Details of the plant species found on site are included in the target notes. Species recorded are all commonly occurring and undoubtedly occur elsewhere in similar habitats in the local area.

6.2.2 The poor semi-improved grassland has a very low species diversity and ecological value. Whilst the assemblage of species within it is higher than improved pasture, the species are all indicative of regular grazing and disturbance over the year, this habitat does not constitute a BAP habitat.

6.2.3 Tall ruderal vegetation appears to have formed on recently cleared/ disturbed ground and comprises common agricultural weed species.

6.2.4 All the habitats on site are further limited in their value by the surrounding building site, reducing the habitat continuity of the site with the local area.

6.2.5 There are no trees within the site. Mature trees outside are being retain amid the other building works.

6.2.6 There is no evidence of Japanese knotweed, giant hogweed or Himalayan balsam on the site. No other invasive or notable weed species listed on Schedule 9 (Section 14) of the Wildlife and Countryside Act (1981) (as amended) was identified within the site or adjacent land.

6.3 Amphibian

6.3.1 There are records for amphibians within 2km of the site. The nearest records are just over 2km to the north-east. There are no records of great crested newt in the local area,

though there are several records for smooth newt (*Lissotriton vulgaris*) and Palmate newt *(Lissotriton helveticus)*.

6.3.2 There are no ponds within 250m of the site.

6.3.3 The core development area has a low value to amphibians being open and exposed. The boundaries are disturbed by building works.

6.3.4 Structural diversity at ground level across the site is very poor. There are no areas with log, rubble piles or compost heaps which would be particularly favourable to amphibians.

6.3.5 Amphibians would be unlikely to attempt to cross the site as it comprises an area that is mostly open with uniform length grass. Whilst not a physical barrier to the dispersal of amphibians, the site is regarded as being a potentially hostile environment to them.

6.3.6 The proposed development will not result in the permanent loss of or a substantial negative effect on any waterbodies or foraging areas linked to them.

6.4 Badger

6.4.1 No records of badgers occur within 2km of the site.

6.4.2 Badger setts do not occur on site and a lack of feeding signs or runs across the site would suggest that they do not occur within 30m of site boundaries.

6.4.3 The proposed development will not impact on any existing badger runs or setts.

6.5 Bats

6.5.1 There are 20 records of three species of bat within 2.5km of the site.

6.5.2 The foraging habitat at the site is very poor for bat species being open and exposed. The poor semi-improved grassland and ruderal vegetation offer negligible foraging opportunities for bats, especially given the surrounding building works. The habitat continuity is poor.

6.5.3 More extensive areas of medium and high quality habitat occur locally, including the gardens, woodland and existing residential dwellings of Clitheroe, trees and green spaces in the town, as well as fragmented woodland to the south of the site.

6.5.4 It is not considered there would be significant degradation of foraging habitat as a result of the proposal so long as loss of vegetation is compensated for in any landscaping scheme.

6.5.5 We consider bat species are highly unlikely to rely on the site for feeding but may occur in the local area. Roosting by bats will not occur on the site.

6.6 Birds

6.6.1 There are over 70 records of birds within 2.5km of the site.

6.6.2 The site offers limited potential for feeding birds due to the surrounding buildings works. There is negligible likelihood of use by nesting birds. Trampling/ disturbance risks are also very high within this area of the site.

6.6.3 A risk assessment of the site in respect of its future potential for and value to nesting birds could be adequately made.

6.6.4 Precautionary mitigation is considered appropriate. The landscaping scheme should include species such as rowan (*Sorbus aucuparia*) which are seed bearing and will provide food for birds in the winter.

6.7 Brown Hare

6.7.1 Brown hare are a UK BAP priority species. There are no records of brown hares within 2km of the site, the nearest being within 2.5km to the north-east.

6.7.2 No indication of brown hares was recorded on the site.

6.7.3 The site is restricted and unfavourable for use by hares with the surrounding building works and fencing.

6.7.4 A risk assessment of the site in respect of its future potential for and value to brown hares could be adequately made. We consider the risk to brown hares is very low.

6.8 Invertebrates

6.8.1 Notable invertebrates have been recorded within 2km of the site.

6.8.2 No deadwood or vegetation on site was recorded which would provide an important resource for invertebrates in the local area.

6.8.3 Given the poor quality habitats contained within the site in comparison to sites in the wider area, it is not considered that this site is of any local significance for invertebrates.

6.8.4 Impacts on the species are considered likely to be negligible, post landscaping will create greater habitat diversity in the area than already exists.

6.8.5 Semi-improved pasture and tall ruderal vegetation has some value to species such as common butterflies but this is not considered to be locally significant.

6.9 Reptiles

6.9.1 There are no records for reptiles within 2km of the site.

6.9.2 The majority of the site has a very low value to reptiles being devoid of significant ground cover. There are no areas of the core development area which would be particularly favourable to reptiles.

6.9.3 No indication of reptiles was recorded at the site. The surrounding building works render it highly unfavourable.

6.9.4 As a consequence, precautionary mitigation would be appropriate in respect of construction activities so as to ensure reasonable avoidance measures are taken to avoid the killing or injury of these species.

6.10 Statutory and Non-Statutory Sites

Direct Impacts:

6.10.1 There are no statutory or non-statutory sites which are connected to the site such that site development would directly affect the dispersal of species between them or directly impact upon their integrity.

6.10.2 The habitats on site do not represent or are linked to those found in any of the statutory or non-statutory sites locally.

Indirect Impacts:

6.10.3 There are no statutory or non-statutory sites which are connected to the site such that site development would indirectly affect the dispersal of species between them or indirectly impact upon their integrity.

7. MITIGATION/RECOMMENDATIONS

7.1 Compensatory planting and habitat enhancement

7.1.1 The landscaping scheme should utilise plants which are native and wildlife friendly. In particular night flowering species would be beneficial to bats. Wildflower seed could be used to plant verges to enhance the ecological value of the site and continuity between the site and the wider area.

7.1.2 Linear and patch planting of native shrubs and trees should be implemented where possible.

7.1.3 New tree planting will also enhance the ecological value of the site and improve connectivity with habitats in the surrounding area.

7.2 Amphibians

7.2.1 There is no requirement for specific mitigation for these species. There are currently no suitable breeding sites on or near the site. However, as a precautionary measure, in the unlikely event that any signs of any amphibian activity is subsequently found, all site works should cease and further ecological advice should be sought with a view to a detailed method statement and programme of mitigation measures being prepared and implemented.

7.2.2 In order to further minimise impacts on amphibians the following points should also be followed.

- All work must take place during daylight hours as amphibians are more likely to be commuting over night and this will ensure the risk to any amphibians commuting through the site will be minimised.

- During the development, measures should be put in place to discourage amphibians from using the development area, the creation of any piles of earth, materials and rubble which could form potential artificial hibernacula and refuge should be avoided at all times. It is recommended that any spoil or rubble will be removed immediately to skips, or on hard standing or short grass. This will ensure that no potential amphibian hibernation or resting sites are created.

- The storage of all loose materials must be palletised or similar so they are off the ground whenever possible.

- Should any trenches and excavations be required, an escape route for animals that enter the trench must be provided, especially if left open overnight. Ramps should be no greater than of 45 degrees in angle. Ideally, any holes should be securely covered. This will ensure amphibians are not trapped during work.

- All excavations left open overnight or longer should be checked for animals prior to the continuation of works or infilling. Back filling should be completed immediately after any excavations, ideally back filling as an on-going process to the work in hand.

7.3 Badger

7.3.1 Badger setts are not known to occur within 2km of the site. However, any setts will be undisturbed by work but in order to minimise impacts on badgers passing over the site the following points should also be followed.

- All work must take place during daylight hours as badgers are more likely to be commuting over the site at night and this will ensure the risk to any badgers passing through the site will be minimised.

- Should any trenches and excavations be required, an escape route for animals that enter the trench must be provided, especially if left open overnight. Ramps should be no greater than of 45 degrees in angle. Ideally, any holes should be securely covered. This will ensure badgers are not trapped during work.

- All excavations left open overnight or longer should be checked for animals prior to the continuation of works or infilling. Back filling should be completed immediately after any excavations, ideally back filling as an on-going process to the work in hand.

- Boundary fences/walls should incorporate gaps at their base to facilitate the passage of badgers across the site.

7.4 Bats

7.4.1 Work at night should be restricted, and light spill onto the boundary should be minimised. New lighting should be low-level and directed downwards.

7.4.2 New planting within the site should enhance structural diversity.

7.4.3 New roosting provision for crevice dwelling bats could be incorporated into the buildings.

7.4.4 Overall it is considered there is more than sufficient scope for mitigation and compensation at the site such that there will be no adverse impact on the favourable conservation status of bats affected by the proposal.

7.5 Birds

7.5.1 Nesting by birds within the development area is considered unlikely to occur.

7.5.2 Any vegetation to be trimmed or cleared should be checked for nesting birds before it is removed. Ideally this should occur outside the bird nesting period March- September. If vegetation clearance is to occur in the March-September period a check for nesting birds should be conducted first by a suitably qualified individual.

7.5.3 New planting within the site and the retention of trees and shrubs on the site boundary will improve the ecological functionality of the site for breeding birds.

7.5.4 Artificial bird nesting sites for swallow could be incorporated into the new buildings under the eaves in suitable locations.

7.5.5 If nesting birds are found at the site all site works shall cease and further ecological advice shall be sought with a view to a detailed method statement and programme of mitigation measures being prepared and implemented.

7.6 Brown Hares

7.6.1 There is no requirement for specific mitigation for this species. However, as a precautionary measure, in the unlikely event that any signs of any brown hare activity is subsequently found, all site works should cease and further ecological advice should be sought with a view to a detailed method statement and programme of mitigation measures being prepared and implemented.

7.6.2 The points in respect of not working at night and leaving open trenches with means of escape detailed for badgers are also applicable to this species.

7.7 Invertebrates

7.7.1 Landscaping should include native or wildlife friendly species including night flowering plants.

7.7.2 Contaminants should not be allowed to enter substrates during work. To effect this, spill kits should be provided on site. Re-fuelling of all plant and machinery should be undertaken away from open drains and water courses. Drip trays should be used under static machinery.

7.8 Reptiles

7.8.1 There is no requirement for specific mitigation for these species. However, as a precautionary measure, in the unlikely event that any signs of any reptile activity is subsequently found, all site works should cease and further ecological advice should be sought with a view to a detailed method statement and programme of mitigation measures being prepared and implemented.

7.8.2 The points in respect of not leaving open trenches without means of escape detailed for badgers are also applicable to these species.

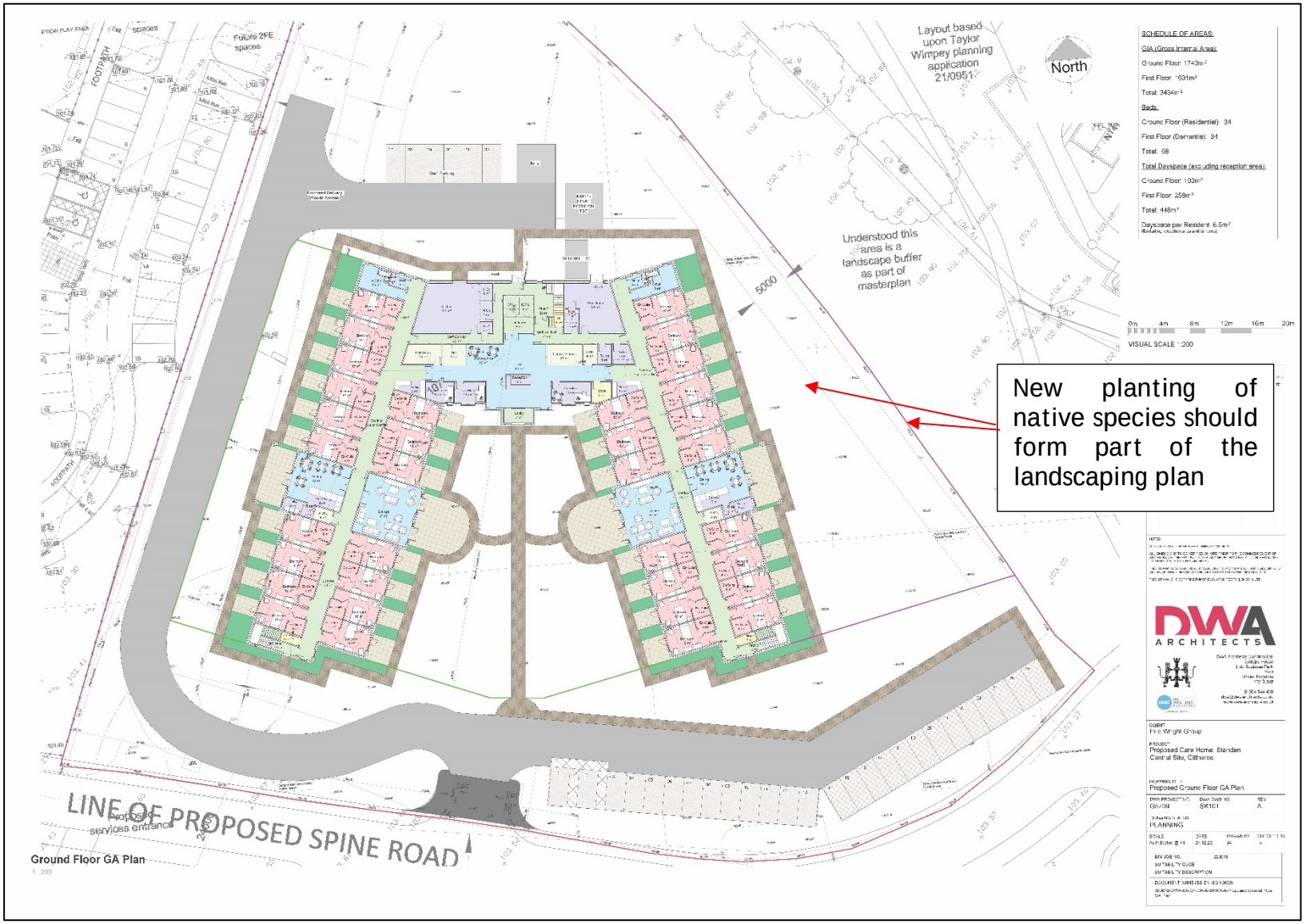

Figure 6 *Proposed site plan*

8. CONCLUSION

8.1.1 Ecological surveys, site appraisals and impact assessments were carried out with respect to land comprising grassland and ruderal vegetation, surrounded by building works at the time of the survey, on the south-eastern edge of Clitheroe. It is proposed a new care home will be constructed on the site.

8.1.2 Bats, amphibians and nesting birds are known to occur in the local area, there was however no conclusive evidence of any specifically protected species regularly occurring on the site or the surrounding areas which would be negatively affected by site development following the mitigation proposed.

8.1.3 The vegetation to be cleared has a low ecological significance in the local area; the trees close to but outside the development area are being retained.

8.1.4 Landscaping will promote structural diversity in both the canopy and at ground level and will encourage a wider variety of wildlife to use the site than already occurs. The future landscaping of the surrounding building sites will also improve the wider habitat continuity.

8.1.5 Contractors will be observant for protected species and all nesting birds. Should any species be found during construction, all site works should cease and further ecological advice should be sought with a view to a detailed method statement and programme of mitigation measures being prepared and implemented.

9. REFERENCES

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