

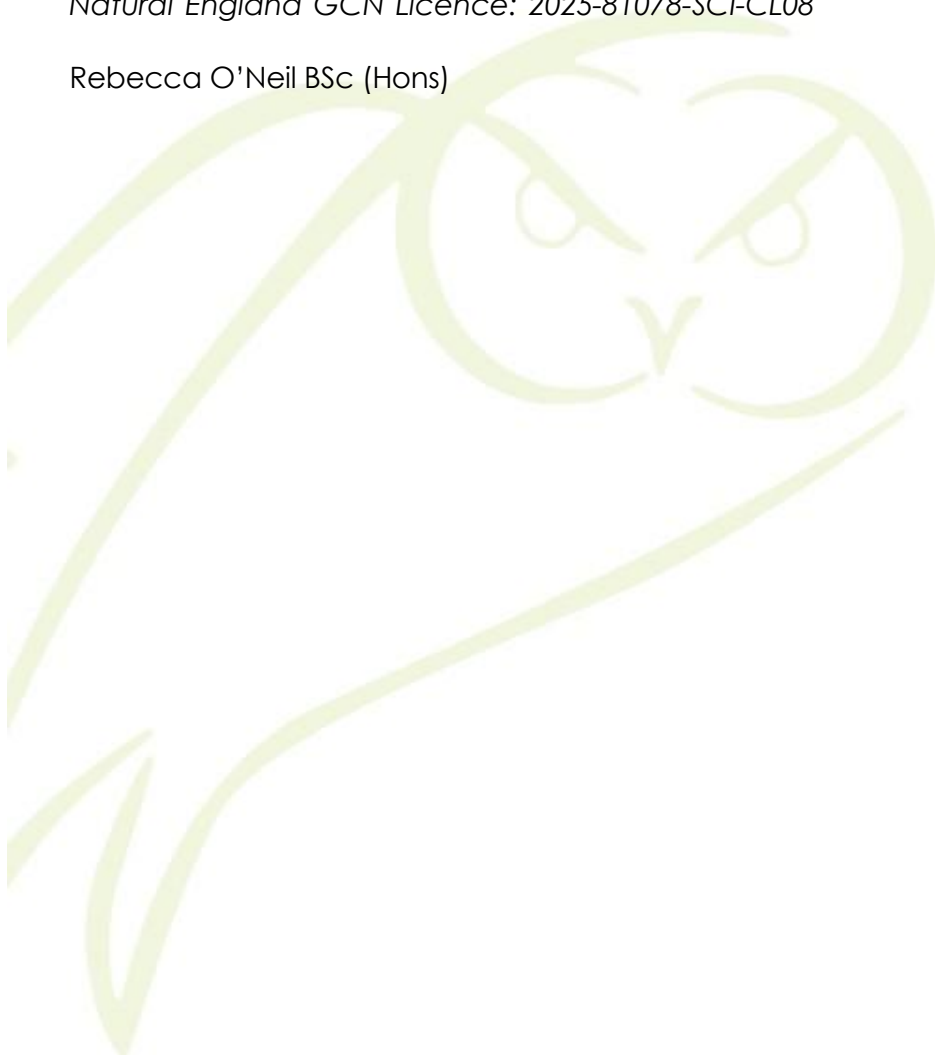
Preliminary Ecological Appraisal (PEA) Survey Report

For:	Mr Paul Bond
Site:	Lane End Mews, Thurnscoe, Rotherham, S63 0RL
Report Date:	18 th September 2026

Surveying Ecologists:

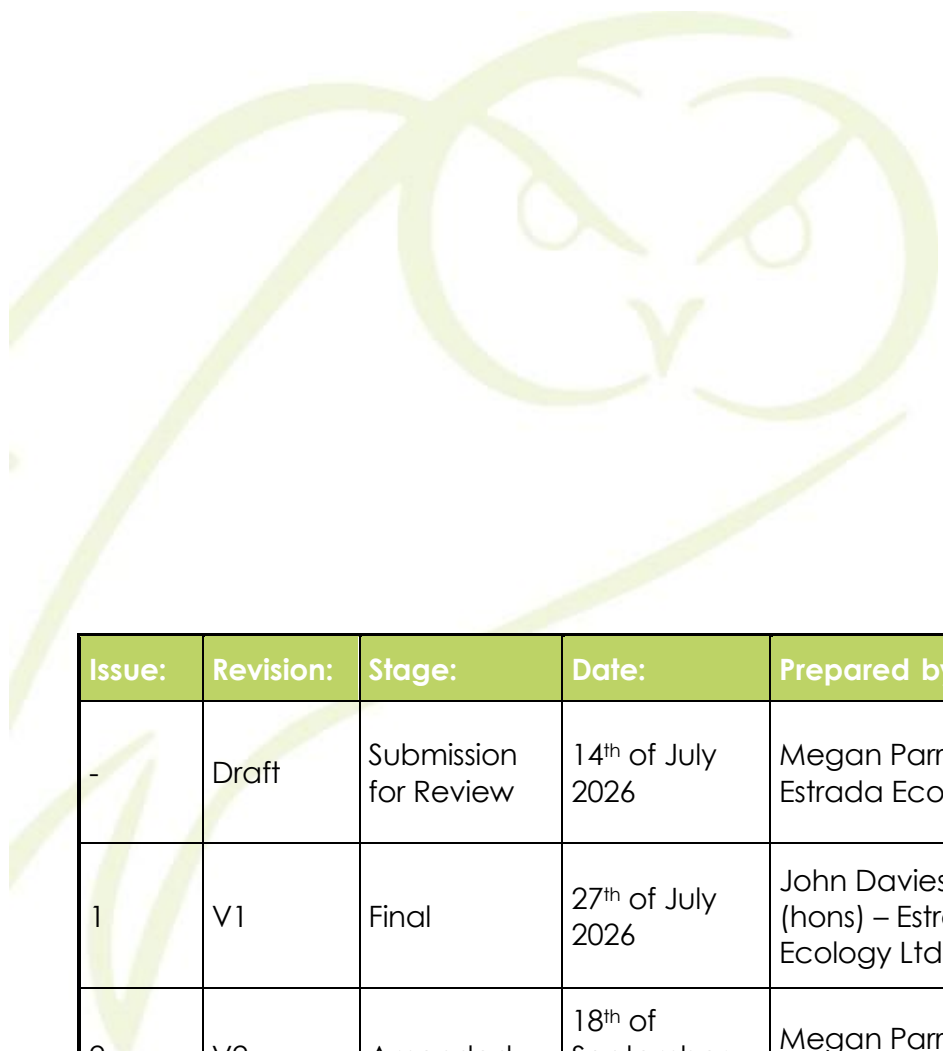
John Davies BSc (Hons)
Natural England GCN Licence: 2025-81078-SCI-CL08

Rebecca O'Neil BSc (Hons)



Lane End Mews
Thurnscoe
Rotherham
S63 0RL

Client:	Mr Paul Bond
Site Name:	Lane End Mews, Thurnscoe, Rotherham, S63 0RL
Grid Reference:	SE 44770 05622
Report:	Preliminary Ecological Appraisal
Date of Survey:	13 th July 2026
Lead Ecologist:	John Davies BSc (hons)



Issue:	Revision:	Stage:	Date:	Prepared by:	Approved by:
-	Draft	Submission for Review	14 th of July 2026	Megan Parr – Estrada Ecology Ltd	John Davies BSc (hons) – Estrada Ecology Ltd
1	V1	Final	27 th of July 2026	John Davies BSc (hons) – Estrada Ecology Ltd	Natasha Estrada BSc (hons), MRes, MCIEEM – Estrada Ecology Ltd
2	V2	Amended	18 th of September 2026	Megan Parr – Estrada Ecology Ltd	John Davies BSc (hons) – Estrada Ecology Ltd



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The contents of this report have been produced with consideration of current best practice guidance, and in accordance with the Chartered Institute of Ecology and Environmental Management's (CIEEM) Code of Professional Conduct.

This report should not be submitted as part of a planning application without any accompanying species-specific reports which may have been recommended herein.

Data within this report is valid for a maximum of eighteen months from the date of the survey. After this period, an updated site visit will be required to determine a new ecological baseline.

Site Summary

The site encompasses an approximate area of 0.05 hectares and is largely comprised of tall forbs with areas containing piles of refugia. Just outside the northern boundary is a wet ditch recorded to be of poor condition, with a line of trees running down either side, four of which are within the sites redline boundary.

Findings

The trees found within and outside of the site boundary were deemed to provide suitability for use by nesting birds, as an inactive nest was identified in a tree within the redline boundary of the site. Any direct impacts towards breeding birds are deemed to be able to be mitigated with precautionary measures that are outlined later in this report.

No trees on site were recorded as offering suitability for roosting bats. No significant foraging / commuting habitats are present within or adjacent to the site which could be impacted by the scheme.

The site is deemed to provide some suitability for European hedgehog (*Erinaceus europaeus*) given the piles of refugia and tall forbs providing refugia. Any impacts towards hedgehogs are deemed to be able to be suitably mitigated for with standard precautionary measures during further site works, with the use of a phased cut.

The site is deemed to provide very limited suitability for Eurasian badger (*Meles meles*) given size of the site and the surrounding environment. Impacts towards badgers are not anticipated for any further works in the site. No further survey effort for this species has been recommended at this stage.

The site is deemed to provide suitability for use by amphibian and reptile species given the ditch that runs alongside the sites redline boundary and the refugia provided within the site. The ditch was wet but not flowing at the time of survey. At the time of the survey, the ditch was recorded as providing suitability for reptiles and amphibians. Any direct and indirect impacts towards amphibians or reptiles are deemed to be able to be mitigated for the development of the site. These are outlined later in this report.

The site is deemed to provide negligible suitability for use by European water vole (*Arvicola amphibius*) or Eurasian otter (*Lutra lutra*). The ditch just north of the site is deemed to provide negligible suitability due to having very little commuting potential given the density of vegetation within and culverting along its length separating it from other watercourses. No



suitable terrestrial habitats are present on the application site for these species. No direct impacts towards these species are anticipated. Any indirect impacts affecting these species via contamination of the ditch should be mitigated with the implementation of a CEMP. No further survey effort for these species has been recommended at this stage.

No protected or notable flora listed on Schedule 8 of the Wildlife and Countryside Act 1981 (as amended) were recorded on site.

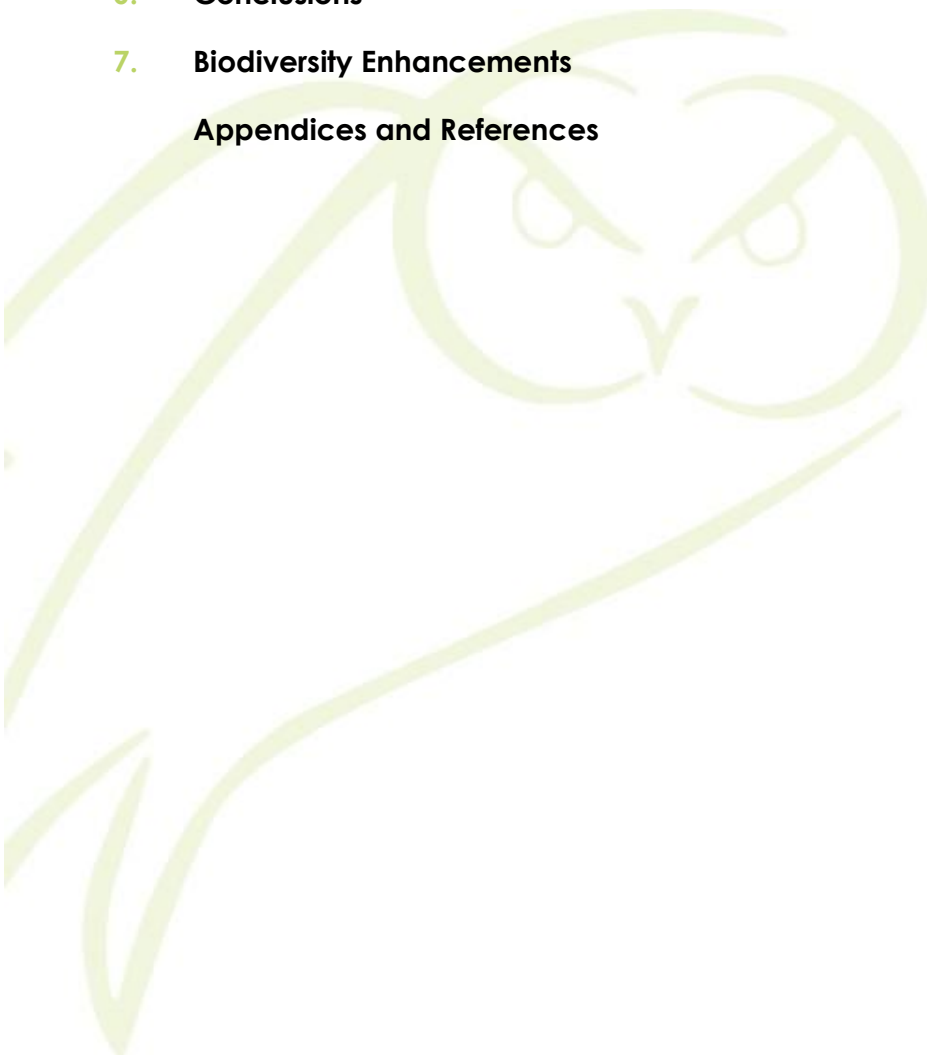
One non-native / invasive species listed on Schedule 9 (II) of the Wildlife and Countryside Act 1981 (as amended) were recorded on site. Himalayan balsam (*Impatiens glandulifera*) was recorded as lining both banks of the ditch and within the northern boundary of the site.

The site was recorded to lack significant floral diversity and is unlikely to support important assemblages of invertebrates.



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 2. Protected Species Legislation
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Whilst every effort has been taken to ensure the accuracy of this report and its contents in view of potential ecological constraints to development or the likely presence or absence of species it must only be viewed as a snapshot in time and not be viewed as definitive. Due to external factors, such as seasonality, weather etc having the potential to affect survey results, no liability can be assumed for omissions or changes that may or may not occur after the date this report was produced.



1 Introduction and Background to the Site

1.1 Estrada Ecology Ltd was commissioned to conduct a Preliminary Ecological Appraisal (PEA) of Lane End Mews, Thurnscoe, to assess the site's ecological and biodiversity value, as well as potential impacts towards protected species, habitats, and sites.

1.2 Habitats recorded within the site during the site survey include the following:

- Tall forbs
- Line of trees

1.3 It is understood that the current proposals pertain to the clearing of the vegetation on the site, and erecting a residential dwelling, subject to the necessary constraints.

1.4 Report Objectives

- Present the findings of the ecological survey,
- Assess the potential of existing onsite habitats to support protected or notable species,
- Evaluate any likely ecological impacts on protected and notable species or habitats because of the proposed development,
- Provide recommendations for any further species-specific survey and mitigation measures that may be required, and
- Provide habitat enhancement recommendations in line with the National Planning Policy Framework (NPPF, 2024 as amended).

1.5 Site Location and Wider Area

1.5.1 The site is located in the village of Thurnscoe. It is located approximately 9.93 km east of Barnsley town centre and approximately 13.33 km west of Doncaster city centre.

1.5.2 The survey site's central OS grid reference is recorded to be SE 44770 05622.

1.5.3 The immediate landscape surrounding the site is residential urban areas and road networks with areas containing trees and hedgerows. There is a cricket club to the southeast of the site, and arable fields to the north and the west of the site.



Figure 1: The survey site within its wider setting



Google Maps (2026)

2 Protected Species Legislation

- 2.1 Relevant legislation includes the Conservation of Natural Habitats and Species Amendment (EU Exit) Regulations which came into force on 31 December 2020.
- 2.2 The Natural Environment and Rural Communities (NERC) Act came into force on 1 Oct 2006. Section 41 (S41) of the Act requires the Secretary of State to publish a list of habitats and species which are of principal importance for the conservation of biodiversity in England. The list has been drawn up in consultation with Natural England, as required by the Act. The S41 list is used to guide decision makers such as public bodies, including local and regional authorities, in implementing their duty under section 40 of the Natural Environment and Rural Communities Act 2006, to have regard to the conservation of biodiversity in England, when conducting their normal functions.
- 2.3 The UK Post-2010 Biodiversity Framework was developed in response to the Convention on Biological Diversity's Strategic Plan for Biodiversity 2011 - 2020. Its five strategic goals and twenty biodiversity targets supersede the UK Biodiversity Action Plan.

2.4 Environment and Biodiversity

- 2.4.1 Under the National Planning Policy Framework (NPPF, 2024), local planning authorities should aim to conserve and enhance the natural environment when determining planning applications. Local planning authorities also have an obligation to seek opportunities to enhance the conservation status of Species and Principal Habitats.
- 2.4.2 Species and Habitats of Principal Importance for the conservation of biodiversity in England (JNCC, 2009) are covered under section 41 of the Natural Environmental and Rural Communities (NERC) Act (2006). Species and habitats listed within Section 41

need to be taken into consideration by a public body when performing any of its functions, such as assessing planning applications.

- 2.4.3 Development proposals submitted after 12th of February 2024, with some exceptions, will be expected to achieve a minimum of 10% net gain in site biodiversity value under The Environment Act 2021 (Commencement No. 8 and Transitional Provisions) Regulations 2024.

2.5 Wildlife

- 2.5.1 European Protected Species are afforded protection under the Conservation of Habitats and Species Regulations 2017, and the Wildlife and Countryside Act 1981 (as amended) and the Countryside Rights of Way Act 2000. It is an offence to:

- Deliberately or recklessly capture, injure, or kill any wild animal of a European protected species,
- Deliberately or recklessly disturb any such animal,
- Damage or destroy their breeding site or resting place, and
- Keep, transport, or offer for sale / exchange any live or dead animal, or any part of, or anything from these species.

- 2.5.2 Disturbance of European Protected Species constitutes any activity which is likely to:

- To impair their ability to survive, to breed or reproduce, or to rear or nurture their young; or, in the case of animals of a hibernating or migratory species, to hibernate or migrate, and
- To significantly affect the local distribution or abundance of the species to which they belong.

2.6 UK Legislation

- 2.6.1 **Breeding birds** (all species) are protected under the Wildlife and Countryside Act 1981 (as amended). It is an offence to intentionally kill, injure or take any wild bird and to take, damage or destroy the nest (whilst being built or in use) or eggs. Schedule 1 species are afforded protection from disturbance at or near nest sites, including reckless disturbance under the Countryside Rights of Way (CROW) Act 2000.

- 2.6.2 **Bats** (all native species) and their breeding sites or resting places (roosts) are fully protected under The Conservation of Habitats and Species Regulations 2017 (as amended). Bats are also protected under the Wildlife and Countryside Act 1981 (as amended) through their inclusion in Schedule 5. Under the Act, they are protected from: intentional or reckless disturbance (at any level); obstruction of access to any place of shelter, breeding, or rest; selling, bartering or exchange of these species.

- 2.6.3 **Eurasian Badgers** are protected by the Protection of Badgers Act 1992 and under the Wildlife and Countryside Act 1981 (as amended). It is an offence: to wilfully, or attempt, to kill, capture, ill-treat or injure any badger; to obstruct, destroy or damage a badger sett or to disturb a badger whilst within its sett; to sell or offer for sale a live badger, or have possession or control of a live badger; and marking a badger or attaching any ring, tag, or other marking device to a badger.

- 2.6.4 **Eurasian Otters** are a European Protected Species (EPS) and are also fully protected under Schedule 5 of the Wildlife and Countryside Act 1981. It is against the law to capture, kill, disturb or injure otters (on purpose or by not taking enough care); damage or destroy a breeding or resting place (deliberately or by not taking enough care); obstruct access to their resting or sheltering places (deliberately or by not taking enough care); and possess, sell, control, or transport live / dead otters.
- 2.6.5 **European Water Voles** are fully protected under Schedule 5 of the Wildlife and Countryside Act 1981 and is a priority conservation species. It is against the law to: Intentionally capture, kill, or injure water voles, damage, destroy or block access to their places of shelter or protection (on purpose or by not taking enough care), disturb them in a place of shelter or protection (on purpose or by not taking enough care), and possess, sell, control or transport live or dead water voles or parts of them (not water voles bred in captivity).
- 2.6.6 **Amphibians** (all native species) are protected by the Wildlife and Countryside Act 1981 (as amended). The sale, barter, exchange, transportation for sale, and advertising to sell or to buy are an offence.
- 2.6.7 **Reptiles** (all native species) are protected under the Wildlife and Countryside Act 1981 (as amended). It is an offence to intentionally kill, injure and trade these animals.

3 Survey Methodology

3.1 Desktop Survey

- 3.1.1 A biological data records search was commissioned from the Barnsley Biological Records Centre (BBRC) for a 1 km search radius from central grid reference.
- 3.1.2 Further inspection, using colour 1:25,000 OS base maps (www.ordnancesurvey.co.uk), MAGIC (www.magic.defra.gov.uk), aerial photographs from Google Earth (www.maps.google.co.uk), was also undertaken to provide additional context and identify any features of potential importance for nature conservation in the wider countryside.
- 3.1.3 Furthermore, consultation with MAGIC was undertaken to ascertain any European Protected Species Mitigation (EPSM) Licences granted within the search radius from grid, as well as to assess priority habitats and designated sites within the search radius.
- 3.1.4 Natural England's Geoportal: England wide data for great crested newts (*Triturus cristatus*) (GCN) was analysed for any records within a 1 km radius from grid. The dataset contains eDNA pond surveys for district level licensing (England). When available for the location, the Risk Zones for GCN are considered for the site.

3.2 Field Survey

- 3.2.1 The survey area was investigated on foot to ascertain habitats on site and the potential of those habitats to support ecological diversity. The vegetation types present within the site were assessed by ecologist John Davies BSc (hons) using methodology based on that described in the UK Habitat Classification User Manual Version 2.01 (2023) and CIEEM's Guidelines for Ecological Impact Assessment (2024).

- 3.2.2 Habitats and features with potential to support protected and/or conservation priority faunal species, together with any field signs of such species, were recorded on the field map using target notes. A search was undertaken for the following key habitats and field signs for protected or conservation priority species highlighted in Table 1.

Table 1: Key habitats and field signs of protected and priority species.

Taxon	Indicative Habitats	Field Signs
Bats	Roosts - Trees, buildings, bridges caves etc. Foraging areas - e.g., parkland, water bodies and streams, wetlands, woodland edge, hedgerow Commuting routes - linear features (e.g., hedgerows).	In or on potential roost sites: Droppings stuck to walls; urine spotting in roof spaces; oil from fur staining around roost entrances; feeding remains (e.g., moth wings).
Great Crested Newts	Ponds within 500 m of suitable habitat within the site boundary. Suitable (terrestrial) habitat includes rough grassland, scrub and woodland, log and rubble piles and other debris, animal burrows.	Eggs, Individuals of all life stages. Egg rolled plants.
Reptiles	Rough grass and compost heaps, log, and rubble piles.	Sloughed skins; eggs, individuals.
Birds	Trees, scrub, hedgerow, field margins, grassland.	Nests; droppings below nest sites (especially in buildings of trees); tree holes.
Badgers	Found in most rural and many urban habitats.	Excavations and tracks: sett entrances, latrines, hairs, well-worn paths; prints; snuffle holes.
Otter	Water bodies / water courses.	Holt entrances; prints; latrine / spraint sites; anal jelly / smears.
Water Vole	Water bodies / water courses.	Burrow entrances; prints; latrine areas; faeces; feeding stations.
BAP Invertebrates	Each butterfly species has its own habitat requirements determined by the food plant of the caterpillar, the nectar source for the adult and the conditions needed for the caterpillar to survive and then pupate successfully.	Eggs, larva, Pupa, adult butterfly. Habitat type and presence of food plants.

3.3 Timing and Weather Conditions

- 3.3.1 The survey was conducted on the 13th of July 2026.
- 3.3.2 Weather conditions at the time of the site visit were sunny with no clouds. The temperature was 21 degrees Celsius, with 20 km/h SW. Visibility was good at the time of the survey.

3.4 Personnel

- 3.4.1 The survey was undertaken by ecologist John Davies BSc (hons) (Natural England GCN Licence: 2025-81078-SCI-CL08), who is formally enrolled in a bat licence programme and is experienced with ecological surveying, including phase one habitat surveys and Biodiversity Net Gain assessments, and was joined by Rebecca O'Neil BSc (Hons).
- 3.4.2 The surveying ecologist works under the supervision and guidance of experienced ecologist Natasha Estrada BSc (hons), MRes, MCIEEM, who is a licensed bat ecologist (2025-85541-CL18-BAT) and the named ecologist on several Natural England European Protected Species Mitigation Licenses.

3.5 Preliminary Roost Assessment

- 3.5.1 Where present and access could be gained, trees and buildings were subject to an external inspection to determine their suitability to support roosting bats. The external inspections were conducted in accordance with current best practice guidance (Collins, 2023 as amended).
- 3.5.2 Potential bat roost features and field sign evidence of use of the site by bats include the presence of droppings, stains, or grease marks, feeding remains, or the observations of the bats themselves.
- 3.5.3 Where present, trees, buildings, and the quality of onsite habitats were then categorised based on the classification criteria in 'Bat Surveys for Professional Ecologists' (Collins, 2023 as amended). Classification criteria are presented below:
- **Negligible:** No obvious habitat features on site likely to be used by roosting bats; however, a small element of uncertainty remains as bats can use small and apparently unsuitable features on occasion.
 - **Low:** A structure with one or more potential roost sites that could be used by individual bats opportunistically at any time of the year. However, these potential roost sites do not provide enough space, shelter, protection, appropriate conditions and/or suitable surrounding habitat to be used on a regular basis or by larger numbers of bats.
 - **Moderate:** A structure with one or more potential roost sites that could be used by bats due to their size, shelter, protection, conditions, and surrounding habitat, but unlikely to support a roost of high conservation status.
 - **High:** A structure with one or more potential roost sites that are obviously suitable for use by larger numbers of bats on a more regular basis and potentially for longer periods of time due to their size, shelter, protection, conditions, and surrounding habitat. These structures have the potential to support high conservation status roosts (e.g., maternity, or classic cool/stable hibernation site).

4 Ecological Constraints

- 4.1 It should be noted that this ecological appraisal provides baseline ecological data at the time of survey only and does not include flora or fauna which may be present at different times of the year.

- 4.2 An absence of species records from within a search radius does not provide confirmation that a species is absent from within the search area.

5 Survey Results

5.1 Field Survey Results

5.1.1 Habitat Overview

- 5.1.1.1 A summary of the habitats recorded during the site inspection are listed in the table below. The Phase One map of the site is provided in Appendix One.

Table 2: Recorded habitats within the site boundaries.

Habitat	UK HABS Codes	
	Primary	Secondary
Tall forbs	u1f	16, 81
Line of trees	w	33

- 5.1.1.2 A list of species recorded on the site during the survey can be found in Appendix Two.

5.1.2 Tall forbs

- 5.1.2.1 At the time of survey, the majority of the site is recorded as comprising tall forbs arising from natural colonisation of ruderal species following habitual degradation of the site.
- 5.1.2.2 Vegetation found within the tall forbs include common mugwort (*Artemisia vulgaris*), common nettle (*Urtica dioica*), broad leaf dock (*Rumex obtusifolius*), field thistle (*Cirsium discolor*), spear thistle (*Cirsium vulgare*), bent grass (*Agrostis* sp.), bramble (*Rubus* sp.), common ragwort (*Jacobaea vulgaris*), common teasel (*Dipsacus fullonum*), dog rose (*Rosa canina*), false oat (*Arrhenatherum elatius*), hedge bindweed (*Calystegia sepium*), Himalayan balsam (*Impatiens glandulifera*), narrow leaf ragwort (*Senecio inaequidens*), perennial rye (*Lolium perenne*), and Yorkshire fog (*Holcus lanatus*). The site is dominated by mugwort, common nettle, and field thistle, with all other species scattered across the site.
- 5.1.2.3 Himalayan balsam is a non-native Schedule 9 (II) species listed in the Wildlife and Countryside Act 1981 (as amended). Efforts to avoid the spread of this species during works are deemed a requirement.
- 5.1.2.4 This habitat in the condition recorded is deemed to offer suitability for use by protected species, limited to refugia for small mammals like hedgehog and for any herptiles which may be using the adjacent ditch.
- 5.1.2.5 Any residual impacts towards hedgehogs and herptile species are considered able to be mitigated with general precautionary measures during any further site works.

Figure 2: Tall forbs



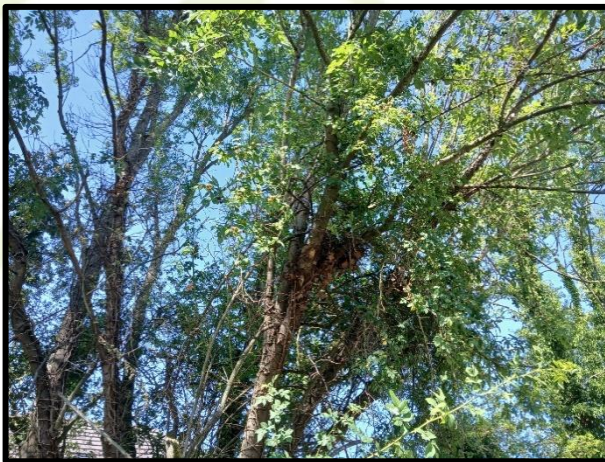
5.1.3 Line of trees

- 5.1.3.1 Along the northern boundary of the site, is a line of trees adjacent to the ditch. Four of these trees are located within the redline boundary, with the rest within or beyond the ditch outside the site.
- 5.1.3.2 The tree species recorded were European ash (*Fraxinus excelsior*), elder (*Sambucus* sp.), and hawthorn (*Crataegus monogyna*).
- 5.1.3.3 All trees were assessed at ground level for bat roost suitability. No trees were recorded as offering potential suitability for bats.
- 5.1.3.4 Trees on site and near the site are deemed to provide suitability for use by nesting birds. An inactive bird's nest was recorded in one of the trees within the site boundary, suggesting the suitability of the site for nesting birds. Recommendations have been provided regarding nesting birds.

Figure 3: Line of trees



Figure 4: Historic birds' nest recorded.



5.1.4 Ditch (Outside of site)

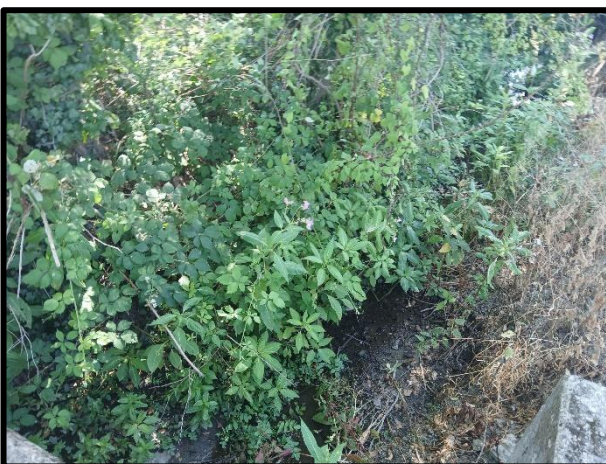
- 5.1.4.1 Just outside of the northern boundary of the site, a ditch is present. The ditch is recorded to be of poor condition, with low non-flowing water limited to patchy puddles and mud. To the east of the site, the ditch is recorded to be dry and colonised by dense terrestrial vegetation, namely bramble. A culvert is present at the northeastern corner of the site. The banks are earthen and vegetated by common terrestrial vegetation such as is present in the tall forbs on site, including further examples of Himalayan balsam. The banks are highly disturbed.
- 5.1.4.2 It is understood that this ditch is connected to the Thurnscoe and Carr Dikes and drains into the River Dearne. There are multiple culverts between this section of ditch adjacent to the site and other watercourses in the locality.
- 5.1.4.3 The ditch is considered to offer negligible suitability for use by water vole or otter given the poor condition of the ditch, unsuitable bank composition for holts or burrows, obstructive culverts and vegetation, and poor, ephemeral levels of inundation. The ditch is considered to provide limited suitability for use by common amphibians and reptiles, excluding breeding GCN. The ditch is not considered to provide suitable or significant commuting habitat for use by any Schedule 1 birds.

- 5.1.4.4 No direct impacts towards water vole or otter are anticipated. Direct impacts towards amphibians and reptiles using the ditch are considered to be a residual potential during work. Any residual impacts towards hedgehogs and herptile species are considered able to be mitigated with general precautionary measures during any further site works.
- 5.1.4.5 Indirect impacts via contamination of this ditch which may affect aquatically linked receptors which may be suitable for protected species are considered able to be mitigated for with the implementation of a CEMP during site works.

Figure 5: Ditch (outside of site)



Figure 6: Example Himalayan balsam recorded.



5.2 Desktop Survey Results

5.2.1 BBRC returned 4999 records for the 1 km radius from the central grid reference. The list of protected and notable species data records is available upon request. In summary, the following records were returned:

Table 3: Protected species returned by data search for the search radius.

Species	Records	Notes
Bats	9	These records include one for common pipistrelle (<i>Pipistrellus pipistrellus</i>) dated 2021, seven for unspecified pipistrelle bat species dated 1992 to 1999, and one for whiskered bat (<i>Myotis mystacinus</i>) dated 1992.
Badger	~	Any records pertaining to Eurasian badger have been omitted from this report due to the sensitivity of the data. Full consideration has been given to any information returned.
Hedgehog	2	Dated 2012 to 2018
Otter	0	No otter records were returned by the data search
Water vole	0	No water vole records were returned by the data search.
Amphibians	1	One record for common toad (<i>Bufo bufo</i>) was returned in 2012 by the data search.
Reptiles	0	No reptile records were returned by the data search.
Other	~	The remaining records pertain birds, mo9ss, insects, and flowering plants.

Table 4: All bird species records returned by BBRC.

Species	Records	Notes
Avocet (<i>Recurvirostra avosetta</i>)	4	2009-2011
Bar-tailed Godwit (<i>Limosa lapponica</i>)	1	2007-2007
Barn Owl (<i>Tyto alba</i>)	9	2005-2010
Barnacle Goose (<i>Branta leucopsis</i>)	5	2007-2010
Bean Goose (<i>Anser fabalis/serrirostris</i>)	1	1992-1992
Bittern (<i>Botaurus stellaris</i>)	1	2009-2009
Black Redstart (<i>Phoenicurus ochruros</i>)	1	1986-1986
Black Swan (<i>Cygnus atratus</i>)	1	1984-1984
Black Tern (<i>Chlidonias niger</i>)	1	2007-2007

Black-headed Gull (<i>Chroicocephalus ridibundus</i>)	59	1986-2011
Black-necked Grebe (<i>Podiceps nigricollis</i>)	3	2007-2011
Black-tailed Godwit (<i>Limosa limosa</i>)	15	1984-2010
Blackbird (<i>Turdus merula</i>)	80	1993-2021
Blackcap (<i>Sylvia atricapilla</i>)	18	2007-2021
Blue Tit (<i>Cyanistes caeruleus</i>)	77	2007-2019
Brambling (<i>Fringilla montifringilla</i>)	7	2009-2011
British Lesser Black-Backed Gull (<i>Larus fuscus graellsii</i>)	1	1955-1955
Bullfinch (<i>Pyrrhula pyrrhula</i>)	54	2007-2017
Buzzard (<i>Buteo buteo</i>)	6	2007-2017
Canada Goose (<i>Branta canadensis</i>)	72	1991-2011
Carrion Crow (<i>Corvus corone corone</i>)	9	2009-2011
Carrion Crow (<i>Corvus corone</i>)	37	2007-2009
Chaffinch (<i>Fringilla coelebs</i>)	77	2007-2021
Chiffchaff (<i>Phylloscopus collybita</i>)	23	2007-2019
Coal Tit (<i>Periparus ater</i>)	2	2008-2009
Collared Dove (<i>Streptopelia decaocto</i>)	54	2007-2021
Common Gull (<i>Larus canus</i>)	31	1984-2011
Common Redpoll (<i>Acanthis flammea</i>)	8	1988-2009
Common Sandpiper (<i>Actitis hypoleucos</i>)	11	2007-2011
Common Tern (<i>Sterna hirundo</i>)	18	1988-2011
Coot (<i>Fulica atra</i>)	71	1991-2011
Cormorant (<i>Phalacrocorax carbo</i>)	58	2007-2011
Corn Bunting (<i>Emberiza calandra</i>)	4	1982-2009
Cuckoo (<i>Cuculus canorus</i>)	4	1943-2010
Curlew (<i>Numenius arquata</i>)	5	1990-2009
Curlew Sandpiper (<i>Calidris ferruginea</i>)	3	2007-2009
Dunlin (<i>Calidris alpina</i>)	40	1992-2011



Dunnock (<i>Prunella modularis</i>)	67	2007-2021
Fieldfare (<i>Turdus pilaris</i>)	13	1988-2009
Firecrest (<i>Regulus ignicapilla</i>)	1	2007-2007
Gadwall (<i>Mareca strepera</i>)	65	1984-2011
Gannet (<i>Morus bassanus</i>)	1	1999-1999
Garden Warbler (<i>Sylvia borin</i>)	2	2007-2011
Garganey (<i>Spatula querquedula</i>)	6	1990-2011
Goldcrest (<i>Regulus regulus</i>)	2	2007-2017
Golden Plover (<i>Pluvialis apricaria</i>)	42	1999-2011
Goldeneye (<i>Bucephala clangula</i>)	32	1991-2011
Goldfinch (<i>Carduelis carduelis</i>)	70	2007-2021
Goosander (<i>Mergus merganser</i>)	39	1992-2011
Grasshopper Warbler (<i>Locustella naevia</i>)	3	2000-2011
Great Black-backed Gull (<i>Larus marinus</i>)	4	2007-2011
Great Crested Grebe (<i>Podiceps cristatus</i>)	62	1988-2011
Great Spotted Woodpecker (<i>Dendrocopos major</i>)	4	1991-2011
Great Tit (<i>Parus major</i>)	71	2007-2021
Green Sandpiper (<i>Tringa ochropus</i>)	28	1999-2011
Green Woodpecker (<i>Picus viridis</i>)	16	2007-2009
Greenfinch (<i>Chloris chloris</i>)	74	2007-2021
Greenshank (<i>Tringa nebularia</i>)	18	2007-2011
Grey Heron (<i>Ardea cinerea</i>)	54	1999-2011
Grey Partridge (<i>Perdix perdix</i>)	23	2005-2012
Grey Plover (<i>Pluvialis squatarola</i>)	1	2007-2007
Grey Wagtail (<i>Motacilla cinerea</i>)	14	2007-2009
Greylag Goose (<i>Anser anser</i>)	51	1992-2011
Hawfinch (<i>Coccothraustes coccothraustes</i>)	1	2004-2004
Herring Gull (<i>Larus argentatus</i>)	3	1986-2007



Hobby (<i>Falco subbuteo</i>)	3	2007-2010
House Martin (<i>Delichon urbicum</i>)	16	2007-2018
House Sparrow (<i>Passer domesticus</i>)	45	1964-2021
Jack Snipe (<i>Lymnocyptes minimus</i>)	1	1999-1999
Jackdaw (<i>Coloeus monedula</i>)	44	2007-2021
Jay (<i>Garrulus glandarius</i>)	3	1992-2009
Kestrel (<i>Falco tinnunculus</i>)	46	2007-2011
Kingfisher (<i>Alcedo atthis</i>)	20	1990-2009
Kittiwake (<i>Rissa tridactyla</i>)	1	1986-1986
Knot (<i>Calidris canutus</i>)	1	2011-2011
Lapwing (<i>Vanellus vanellus</i>)	70	1991-2019
Lesser Black-backed Gull (<i>Larus fuscus</i>)	12	2007-2011
Lesser Whitethroat (<i>Curruca curruca</i>)	4	1990-2008
Linnet (<i>Linaria cannabina</i>)	42	2007-2021
Little Egret (<i>Egretta garzetta</i>)	11	2007-2011
Little Grebe (<i>Tachybaptus ruficollis</i>)	59	1988-2011
Little Owl (<i>Athene noctua</i>)	10	1989-2009
Little Ringed Plover (<i>Charadrius dubius</i>)	40	1984-2012
Long-eared Owl (<i>Asio otus</i>)	2	1991-1999
Long-tailed Tit (<i>Aegithalos caudatus</i>)	44	2007-2019
Magpie (<i>Pica pica</i>)	62	2007-2021
Mallard (<i>Anas platyrhynchos</i>)	58	1988-2011
Marsh Harrier (<i>Circus aeruginosus</i>)	2	2007-2009
Meadow Pipit (<i>Anthus pratensis</i>)	14	2007-2009
Mediterranean Gull (<i>Ichthyaetus melanocephalus</i>)	7	2009-2011
Merlin (<i>Falco columbarius</i>)	1	1999-1999
Mistle Thrush (<i>Turdus viscivorus</i>)	26	2007-2017
Moorhen (<i>Gallinula chloropus</i>)	62	1991-2011



Mute Swan (<i>Cygnus olor</i>)	75	1991-2011
Oystercatcher (<i>Haematopus ostralegus</i>)	48	2006-2011
Peregrine (<i>Falco peregrinus</i>)	4	2007-2009
Pheasant (<i>Phasianus colchicus</i>)	51	2007-2011
Pied Wagtail (<i>Motacilla alba yarrellii</i>)	6	2007-2011
Pied Wagtail (<i>Motacilla alba</i>)	48	2007-2017
Pink-footed Goose (<i>Anser brachyrhynchus</i>)	16	1992-2011
Pintail (<i>Anas acuta</i>)	8	1999-2011
Pochard (<i>Aythya ferina</i>)	36	1984-2011
Purple Sandpiper (<i>Calidris maritima</i>)	1	2007-2007
Quail (<i>Coturnix coturnix</i>)	1	1990-1990
Red-backed Shrike (<i>Lanius collurio</i>)	1	2010-2010
Red-legged Partridge (<i>Alectoris rufa</i>)	7	2007-2019
Redshank (<i>Tringa totanus</i>)	59	1969-2011
Redstart (<i>Phoenicurus phoenicurus</i>)	2	1990-2011
Redwing (<i>Turdus iliacus</i>)	18	1987-2011
Reed Bunting (<i>Emberiza schoeniclus</i>)	56	2005-2021
Reed Warbler (<i>Acrocephalus scirpaceus</i>)	14	1988-2011
Ring Ouzel (<i>Turdus torquatus</i>)	1	2004-2004
Ringed Plover (<i>Charadrius hiaticula</i>)	29	2007-2011
Robin (<i>Erithacus rubecula</i>)	76	2007-2021
Rock Dove (<i>Columba livia</i>)	4	2009-2011
Rook (<i>Corvus frugilegus</i>)	9	2007-2021
Ruddy Duck (<i>Oxyura jamaicensis</i>)	48	1999-2012
Ruff (<i>Calidris pugnax</i>)	17	2007-2011
Sand Martin (<i>Riparia riparia</i>)	16	1990-2011
Sanderling (<i>Calidris alba</i>)	1	2011-2011
Sedge Warbler (<i>Acrocephalus schoenobaenus</i>)	14	2007-2011



Shelduck (<i>Tadorna tadorna</i>)	25	1969-2011
Short-eared Owl (<i>Asio flammeus</i>)	1	2009-2009
Shoveler (<i>Spatula clypeata</i>)	68	1988-2011
Skylark (<i>Alauda arvensis</i>)	37	2005-2018
Smew (<i>Mergellus albellus</i>)	1	1999-1999
Snipe (<i>Gallinago gallinago</i>)	32	1984-2011
Song Thrush (<i>Turdus philomelos</i>)	30	2007-2021
Sparrowhawk (<i>Accipiter nisus</i>)	15	2007-2011
Spoonbill (<i>Platalea leucorodia</i>)	1	2009-2009
Spotted Flycatcher (<i>Muscicapa striata</i>)	1	2012-2012
Spotted Redshank (<i>Tringa erythropus</i>)	1	2011-2011
Starling (<i>Sturnus vulgaris</i>)	60	2007-2021
Stock Dove (<i>Columba oenas</i>)	41	2007-2017
Stonechat (<i>Saxicola rubicola</i>)	1	1999-1999
Swallow (<i>Hirundo rustica</i>)	28	2007-2017
Swift (<i>Apus apus</i>)	25	1943-2011
Tawny Owl (<i>Strix aluco</i>)	2	2007-2009
Teal (<i>Anas crecca</i>)	52	1988-2011
Tree Sparrow (<i>Passer montanus</i>)	64	1988-2011
Tufted Duck (<i>Aythya fuligula</i>)	67	1992-2011
Tundra Swan (<i>Cygnus columbianus</i>)	2	1984-1992
Turnstone (<i>Arenaria interpres</i>)	2	2007-2009
Turtle Dove (<i>Streptopelia turtur</i>)	2	1988-1989
Water Rail (<i>Rallus aquaticus</i>)	2	1990-2009
Waxwing (<i>Bombycilla garrulus</i>)	2	2009-2009
Wheatear (<i>Oenanthe oenanthe</i>)	6	1986-2009
Whinchat (<i>Saxicola rubetra</i>)	2	1990-2009
White-fronted Goose (<i>Anser albifrons</i>)	1	2009-2009

Whitethroat (<i>Curruca communis</i>)	17	2007-2017
Whooper Swan (<i>Cygnus cygnus</i>)	16	1955-2010
Wigeon (<i>Mareca penelope</i>)	52	1984-2011
Willow Tit (<i>Poecile montanus</i>)	21	1988-2015
Willow Warbler (<i>Phylloscopus trochilus</i>)	33	2007-2019
Wood Sandpiper (<i>Tringa glareola</i>)	2	1987-2011
Wood Warbler (<i>Phylloscopus sibilatrix</i>)	1	1989-1989
Woodcock (<i>Scolopax rusticola</i>)	1	2009-2009
Woodpigeon (<i>Columba palumbus</i>)	68	2007-2021
Wren (<i>Troglodytes troglodytes</i>)	62	2007-2021
Yellow Wagtail (<i>Motacilla flava flavissima</i>)	3	1987-1989
Yellow Wagtail (<i>Motacilla flava</i>)	10	1987-2009
Yellowhammer (<i>Emberiza citrinella</i>)	38	1993-2017

5.2.2 A total of 3905 records were returned from BBRC pertaining to birds.

5.2.3 Consultation with MAGIC returned no European Protected Species Mitigation (EPSM) Licences within a 1 km search radius from grid.

5.2.4 No records for great crested newt presence were recorded within a 1km radius from grid via consultation with Natural England's eDNA pond surveys for District Level Licensing (England). The site is recorded as falling within a green-risk zone for GCN.

5.3 Designated Sites

5.3.1 Consultation with MAGIC map returned no statutory designations within the search radius, however the site does fall within the SSSI Impact Risk Zone for multiple areas of the Dearne Valley Wetlands SSSI, which is located at closest over 2.5 km away from the sites central grid reference.

5.3.2 Consultation with BBRC returned no non-statutory designated sites present within a 1 km radius.

5.4 Priority Habitats

5.4.1 No priority habitats were recorded within the redline boundary. One Priority habitat was recorded outside the redline site boundary but within the 1 km search radius. This is outlined in Table 4.

Table 5: Priority habitat within the search radius

Habitat Type	Closest Compartment Distance from Site
Deciduous Woodland	374 meters west

5.5 Protected Species

5.5.1 Breeding Birds

- 5.5.1.1 No presence of active breeding birds was recorded at the time of survey. Field sign evidence suggesting the use of the site by nesting birds was recorded at the time of survey, in the form of one historic nest of the trees on site.
- 5.5.1.2 The line of trees within the site was assessed as offering suitability for use by nesting birds.
- 5.5.1.3 It is unknown whether the existing line of trees are due to remain on the site, however, impacts towards nesting birds are considered to be a potential for this development if these habitats are proposed to be managed or removed. Recommendations regarding potential impacts affecting breeding birds have been provided in the conclusion of this report.
- 5.5.1.4 **Kingfisher**
- 5.5.1.5 Of the 3905 records returned from BBRC pertaining to birds, only 20 were returned for Kingfisher (*Alcedo atthis*). The majority of the kingfisher records were located at the Old Moor Dearne Valley RSPB, approximately 4.23 km southwest of the site. The closest records to the site pertain to this location. The records returned for kingfisher were dated between 1990 and 2009, with no further records recorded after 2009.
- 5.5.1.6 The ditch adjacent to the site is deemed to have negligible nesting suitability for kingfisher due to the shallow bank gradient, structure and composition. The ditch being short in length and culverted, restricts connectivity to habitats in the wider landscape that provide greater suitability. Furthermore, the ditch is dry, failing to provide any suitability feeding resources. Whilst trees are present along the ditch could provide feeding perches, the absence of water limits suitability.
- 5.5.1.7 Thurnscoe Dyke, located approximately 125 meters east, is separated from the ditch adjacent to the site by urban developments along Rectory Lane. Thurnscoe Dyke is deemed to potentially offer suitability for kingfisher however, no direct impacts to this dyke or the linked Old Moor and Wath Ings Local Wildlife Site are anticipated for this development given the scale, scope, and separation of the proposed works.

5.5.2 Bats

- 5.5.2.1 No presence of bats was recorded at the time of survey. No field sign evidence suggesting the use of the site by bats was recorded at the time of survey.
- 5.5.2.2 No trees on site were recorded as offering suitability for roosting bats. No habitats or features within or adjacent to the site are deemed to provide major commuting / foraging suitability for local bat populations.

5.5.2.3 No impacts towards roosting or commuting / foraging bats are anticipated for this development. No further survey effort has been recommended.

5.5.2.4 The hedgerow on site is deemed to provide limited suitability for commuting bats due to the lack of connectivity to any foraging and commuting habitats in the wider landscape, it is small in size and length and surrounded by urban developments. It is understood that the hedgerow is to be retained, and any potential impacts from the works are expected to be mitigated against by the implementation of a lighting scheme, should any external artificial lights be proposed as part of the scheme.

5.5.3 **Eurasian Badger**

5.5.3.1 No presence of Eurasian badger was recorded within the site. No field sign evidence suggesting the use of the site by badger was recorded at the time of the survey.

5.5.3.2 The site is deemed to provide very limited suitability for use by badger in its current condition. With respect to the size of the site, level of disturbance, and surrounding urban developments, it is considered very unlikely that badger would utilise the site.

5.5.3.3 No impacts towards badgers are anticipated for this development. No further survey effort has been recommended.

5.5.4 **European Hedgehog**

5.5.4.1 No presence of hedgehog was recorded within the site. No field sign evidence suggesting the use of the site by hedgehog was recorded at the time of the survey.

5.5.4.2 The site is deemed to provide some suitability for use by hedgehog in its current condition, largely due to the natural and artificial refugia located on the site. With respect to the size of the site, level of disturbance, and surrounding urban developments, it is considered unlikely that hedgehog would use the site.

5.5.4.3 Impacts towards hedgehogs are considered to be a residual potential. Any impacts are considered able to be mitigated with the standard precautionary measures during the development of the site. Recommendations regarding potential impacts affecting European hedgehog have been provided in the conclusion of this report.

5.5.5 **Aquatic / Riparian Mammals**

5.5.5.1 No presence of Eurasian otter or European water vole was recorded within the site. No field sign evidence suggesting the use of the site by these species was recorded at the time of the survey.

5.5.5.2 The ditch within the site is deemed to provide negligible suitability for use by otter or water vole for commuting or for burrows given its current condition, obstructions along its length, and poor levels of inundation. It is considered to be aquatically linked to other watercourses in the wider area which may provide suitability for these species.

5.5.5.3 No direct impacts towards these species are anticipated for this development. No further survey effort has been recommended.

5.5.5.4 Indirect impacts towards via contamination or pollution of the adjacent ditch are

considered to be mitigated for with the implementation of a CEMP during the construction phase of development.

5.5.6 **Amphibians and Reptiles**

- 5.5.6.1 No amphibians, reptiles, or field sign evidence suggesting the presence of any such species was recorded on site during the survey.
- 5.5.6.2 Direct impacts towards amphibians and reptiles are considered to be a residual potential during site clearance works. Any impacts are considered able to be mitigated with the standard precautionary measures during the development of the site and for the removal and clearance of suitable habitats and features on site. Recommendations regarding potential impacts affecting amphibians and reptiles have been provided in the conclusion of this report.
- 5.5.6.3 Indirect impacts via contamination or pollution of the adjacent ditch are considered to be mitigated for with the implementation of a CEMP during the construction phase of development.

5.5.7 **Other Species**

- 5.5.7.1 The site does not support suitable habitat for any other protected or significant fauna, such as barn owl (*Tyto alba*), white-clawed crayfish (*Austropotamobius pallipes*), kingfisher (*Alcedo atthis*), or dormouse (*Muscardinus avellanarius*). No impacts towards these species are anticipated.

6 **Conclusions**

6.1 **Designated Sites**

- 6.1.1 No statutory designated sites were present within the search radius; however, the proposed site falls within the Dearne Valley Wetlands SSSI Impact Risk Zone. Impacts expected are negligible given the site and scope of the development. No further recommendations have been made. The ditch on site does not flow towards the watercourse that links with this SSSI.
- 6.1.2 No non-statutory designated sites were recorded within the 1km search radius.
- 6.1.3 With consideration to the site, the proximal designated sites, and the intervening land, no impacts towards the recorded designated sites are anticipated, and there are no further recommendations.

6.2 **Habitats and Vegetation**

- 6.2.1 No priority habitats are recorded on or adjacent to the site. One priority habitat is present within the search radius. No impacts towards any priority habitats are anticipated.
- 6.2.2 No trees which are on the Ancient Tree Inventory were recorded on site.
- 6.2.3 Himalayan balsam (*Impatiens glandulifera*), listed on Schedule 9 of the Wildlife and Countryside Act 1981 (as amended) was recorded on site along the banks of the ditch

and entering the site boundary.

- 6.2.4 No confirmed species listed on Schedule 8 of the Wildlife and Countryside Act 1981 (as amended) were recorded on site.

6.3 Recommendations for Further Surveys / Mitigation

6.3.1 Bats

- 6.3.1.1 A sensitive lighting scheme is recommended to mitigate for potential impacts of new lighting for the proposed post-development site towards existing habitats of suitability for use by commuting / foraging bats. Any external artificial lighting is proposed to be down-splaying and directed away from the hedgerows, waterbodies, and watercourses within and around the site.

6.3.2 Birds

- 6.3.2.1 It is recommended any removal or management of any trees on or oversailing into the site, if required, is conducted outside of the breeding bird season which is typically recognised as March to September (inclusive).
- 6.3.2.2 Should these timings not be feasible, then a walkover survey/breeding bird check should be conducted in advance of the impactful works to ensure there is no breeding bird activity is present. A breeding bird check will be valid for forty-eight hours, given the highly mobile nature of birds; the impactful works should be fully completed within this period following a breeding bird check.
- 6.3.2.3 Should birds of any species be recorded nesting, breeding, or attempting to breed, then a suitable buffer should be erected as advised by a suitably qualified ecologist. The buffer should be retained until breeding has ceased and the young have fledged.

6.3.3 Precautionary Measures

- 6.3.3.1 Suitable habitats are recorded within the site which have the potential for supporting hedgehog, reptile, and amphibian species. No impacts towards GCN are anticipated.
- 6.3.3.2 Standard precautionary practices during the development of the site are deemed suitable to mitigate any residual direct impacts towards hedgehogs and any terrestrial life stage of common amphibians which have a residual likelihood of being present on the site.
- 6.3.3.3 It is recommended that there is a phased cut of tall vegetation, where it is cut to 150 to 200mm. Following this, a fingertip search is recommended before cutting vegetation down to ground level. Once cut, all vegetation must be removed from site to prevent it creating further refugia. Care must also be taken when removing any existing artificial refugia such as bricks, material and debris.
- 6.3.3.4 If any species are found on site, all works must stop and a suitably qualified ecologist should be contacted.

6.3.4 **Construction Environmental Management Plan (CEMP)**

- 6.3.4.1 Indirect impacts toward the ditch adjacent to the site are considered a potential without appropriate mitigation.
- 6.3.4.2 The potential indirect impacts include dust and water runoff contamination. At a minimum, the CEMP will include details on how the nearby watercourse will be protected from potential onsite contaminants during the construction phase of development. The use of hoarding, spill kits, and water runoff barriers are encouraged.
- 6.3.4.3 Measures regarding the identification, protection, and appropriate removal of any Schedule 9 (II) species on site, such as Himalayan balsam, should also be included within the CEMP to ensure measures are taken to prevent the further spread of this species during the construction phase of development.
- 6.3.4.4 The CEMP should be compiled by a suitably qualified ecologist and be tailored to the specifics of the proposed scheme. Details of the precautionary measures for other species may also be incorporated into the CEMP.

6.3.5 **Construction Environmental Management Plan (CEMP)**

- 6.3.5.1 Himalayan balsam is present on the site, as well as within the adjacent ditch. Such species are able to spread easily.
- 6.3.5.2 It is the client's responsibility to ensure that Schedule 9 (II) species listed in the Wildlife and Countryside Act 1981 do not spread beyond their current area, as noted within the Environmental Protection Act (Duty of Care) Regulations.
- 6.3.5.3 It is considered a requirement that precautions are made to prevent the spread of the species and reduce the risk to local biosecurity during the construction phase of development.
- 6.3.5.4 The examples of the species which are on site are expected to need to be removed to facilitate works. Removal will require excavation of the entire root system to prevent regrowth. All plant material of each genus must be kept within itself when removed from its rooted location. The removed material can be burnt or buried on-site (subject to conditions) or otherwise disposed of at a registered landfill. More details can be found within the government Regulatory Position Statement 178.
- 6.3.5.5 It is considered that any Himalayan balsam within the watercourse may spread further downstream with any attempt of removal, as well as that any work to clear the species would in time be made redundant given further spread from upstream. As such, it is recommended that as part of the protection of the watercourse, measures are included within the CEMP to physically protect the ditch and Himalayan balsam within from disturbance which may contribute to further spread.

7 **Biodiversity Enhancement & Biodiversity Net Gain (BNG)**

- 7.1 In line with the National Planning Policy Framework (2024), the application should demonstrate biodiversity enhancements.
- 7.2 Due to the size of the site and location, applicable specific habitat

enhancements could include where feasible:

- Bird and bat boxes should be considered to be integrated into the proposed buildings where feasible.
- A planting scheme should be implemented within the scheme to create green space within the site. Plantings should comprise native species of high biodiversity value.



Appendix One: Phase One habitats map



Phase-One Habitat Key	
	Redline boundary
	Line of Trees
	Historic bird nest recorded
	Schedule 9 non-native invasive recorded
	Tall forbs
	Ditch (outside of site)

Appendix Two: Species list

Vernacular	Taxon
Flora	
Bent grass	<i>Agrostis sp.</i>
Bramble	<i>Rubus sp.</i>
Broad Leaf Dock	<i>Rumex obtusifolius</i>
Common hawthorn	<i>Crataegus monogyna</i>
Common mugwort	<i>Artemisia vulgaris</i>
Common nettle	<i>Urtica dioica</i>
Common ragwort	<i>Jacobaea vulgaris</i>
Common teasel	<i>Dipsacus fullonum</i>
Dog rose	<i>Rosa canina</i>
Elder	<i>Sambucus sp.</i>
European ash	<i>Fraxinus excelsior</i>
False oat	<i>Arrhenatherum elatius</i>
Field Thistle	<i>Cirsium discolor</i>
Hedge bindweed	<i>Calystegia sepium</i>
Himalayan balsam	<i>Impatiens glandulifera</i>
Narrow leaf ragwort	<i>Senecio inaequidens</i>
Perennial rye	<i>Lolium perenne</i>
Spear thistle	<i>Cirsium vulgare</i>
Yorkshire fog	<i>Holcus lanatus</i>

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