

From: Hannah.Darley
Sent: 02 December 2025 17:11:17 UTC+00:00
To: "Guy.Everest" <Guy.Everest@horsham.gov.uk>
Subject: NatureSpace Consultation- DC/25/1364 | Use of land for the stationing of 2no. caravans for residential purposes, together with the formation of hardstanding and associated landscaping. Construction of associated utility buildings

Hello Guy,

I do apologise for not updating you about this one, we had a consultation response from the Newt officer after we had some extensive talks about how much has already been done on the site and what there is left to do (hardstanding, day rooms etc) and she came back with informatives. This would not be able to go to the next committee in any case.

I will update my report accordingly.

Thanks and kind regards,

Hannah Darley

From: Laura Downs <Laura.Downs@naturespaceuk.com>
Sent: 11 November 2025 09:45
To: Hannah.Darley <Hannah.Darley@horsham.gov.uk>
Subject: Re: NatureSpace Consultation- DC/25/1364 | Use of land for the stationing of 2no. caravans for residential purposes, together with the formation of hardstanding and associated landscaping. Construction of associated utility buildings

Hi Hannah,

Okay great thank you for getting back to me on this. I think as the gravel is still to be put down and as there will be the requirement for further works requiring (potentially limited) material storage, if we could add an informative with a few mitigation points which it is advised be followed for the rest of the development works I think that should be sufficient to cover the residual risk. So our usual response would be something like the following:

It is considered that the proposed development would present a low risk to great crested newts and/or their habitats. However, as the development is within the red Impact Risk Zone, as modelled by district licence mapping, I recommend that the following informative should be attached to planning consent:

“The applicant is reminded that, under the Conservation of Habitats and Species Regulations 2017 (as amended) and the Wildlife and Countryside Act 1981 (as amended), it is an offence to (amongst other things): deliberately capture, disturb, injure, or kill great

crested newts; damage or destroy a breeding or resting place; intentionally or recklessly obstruct access to a resting or sheltering place. Planning permission for a development does not provide a defence against prosecution under this legislation. Should great crested newts be found at any stage of the development works, then all works should cease, and a professional and/or suitably qualified and experienced ecologist (or Natural England) should be contacted for advice on any special precautions before continuing, including the need for a licence."

Additionally, all vegetation within the works area shall be maintained at a maximum height of 30mm until construction is completed through regular mowing or grazing in order to discourage great crested newts from using the site. All works shall be carried out in accordance with the following measures:

- Any demolition materials should be stored in skips or similar containers rather than in piles on ground*
- Any trenches left overnight should be covered or provided with ramps to great crested newts from becoming trapped.*
- Any building materials such as bricks, stone etc. should be stored on pallets to discourage great crested newts from using them as shelter.*

If at any point during construction works any great crested newts are identified, then the following instructions must be strictly adhered to:

- Stop all works immediately and leave the area*
- Inform an ecologist immediately who will provide further guidance / instructions*
- Do not resume construction works until advised it is safe to do so by an ecologist*

Please let me know if this would be possible to do this with the mitigation points or not, if so I can send over a clean copy, if not we can discuss further

Best wishes,

Laura Downs *(she/her)*

District Licensing Officer (Great Crested Newts) – West Sussex

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