LONDON GATWICK

15 May 2024

Shazia Penne
Development Section
Horsham District Council
Parkside
Chart Way
Horsham
West Sussex RH12 1RL

Dear Shazia

Re: Planning Application No: DC/24/0392 – Construction of a building to cover existing sand school at Hyders Farmhouse, Bonnetts Lane, Ifield

Our Ref: LGW5511

Thank you for your letter/email dated 09 May 2024, regarding the above-mentioned consultation.

The proposed development has been examined from an aerodrome safeguarding perspective and could conflict with safeguarding criteria unless any planning permission granted is subject to the condition detailed below:

Submission of a Bird Hazard Management Plan

Development shall not commence until a Bird Hazard Management Plan has been submitted to and approved in writing by the Local Planning Authority. The submitted plan shall include details of:

- Management of the roof of the proposed building which may be attractive to nesting, roosting and "loafing" birds.

The Bird Hazard Management Plan shall be implemented as approved upon completion of the roof and shall remain in force for the life of the building. No subsequent alterations to the plan are to take place unless first submitted to and approved in writing by the Local Planning Authority.

Reason: It is necessary to manage the roof in order to minimise its attractiveness to birds which could endanger the safe movement of aircraft and the operation of London Gatwick.

Please find a draft Bird Hazard Management Plan attached. The methods of dispersal need to be completed where indicated in red and it needs to be signed and dated and submitted to yourselves pursuant to the above-mentioned condition.

We will need to object to these proposals unless the above-mentioned condition is applied to any planning permission.

LONDON GATWICK

We would also like to make the following observations:

Cranes & Tall Reaching Construction Equipment

Given the nature of the proposed development it is possible that a crane or tall reaching construction equipment may be required during construction/installation. We would, therefore, draw the applicant's attention to the requirement within the British Standard Code of Practice for the safe use of Cranes, for crane operators to consult the aerodrome before erecting a crane in close proximity to an aerodrome. London Gatwick requires a minimum of four weeks notice. For crane queries/applications please visit Cranes | Permits | London Gatwick Airport or email cranes@gatwickairport.com

Additional Runway to the South of London Gatwick

The site to which this application relates lies wholly within the London Gatwick Safeguarding area as shown in the 'Gatwick Masterplan' 2019 (available at www.gatwickairport.com/masterplan).
London Gatwick anticipates that this land would be obtained for airport development in the event of permission being granted for an additional runway to the south of the airport.

If you have any queries, please do not hesitate to contact me.

It is important that the condition requested in this response is applied to a planning approval. Where a Local Planning Authority proposes to grant permission against the advice of London Gatwick or not to attach conditions which London Gatwick has advised, it shall notify London Gatwick and the Civil Aviation Authority as specified in the Town & Country Planning (Safeguarded Aerodromes, Technical Sites and Military Explosive Storage Areas) Direction 2002.

Yours sincerely

Amanda Purdye, Aerodrome Safeguarding Officer
For and on behalf of London Gatwick
[redacted]

Bird Hazard Management Plan

Site Address: Hyders Farmhouse, Bonnetts Lane, Ifield

Gatwick Airport Ref No: LGW5511

Planning Application No: DC/24/0392

Condition No:

Background

This management plan seeks to minimise the potential birdstrike risk to aircraft operating into and out of London Gatwick, which could arise from the development of a building to cover existing sand school at Hyders Farmhouse, Bonnetts Lane, Ifield, approved under planning application number DC/24/0392.

Legislation

The management plan has been developed in response to concerns expressed by London Gatwick concerning the possible birdstrike hazard to aircraft and in the light of CAA (Civil Aviation Authority) 139/2014 'UK Acceptable Means of Compliance' and as contained in Circular 01/2003 – Safeguarding Aerodromes, Technical Sites & Military Explosives Storage Areas: The Town & Country Planning (Safeguarded Aerodromes & Military Explosives Storages Areas) Direction 2002.

This management plan has been agreed by the developer, Horsham District Council and London Gatwick as administrators of airport safeguarding matters for the airport.

It should be noted that this management plan is designed particularly for the situation at Hyders Farmhouse, Bonnetts Lane, Ifield and is not necessarily appropriate for other sites in the vicinity of Gatwick airport.

Extent of the Agreement

The parties identified above have agreed that the management plan set out below shall apply to Hyders Farmhouse, Bonnetts Lane, Ifield as detailed in planning application DC/24/0392. This will reduce the attractiveness of the proposed development to the target species.

This management plan identifies a number of measures which seek to control and reduce the potential birdstrike hazard, through the monitoring of the target bird species and any appropriate action taken.

Target Species

All Gull species.

Actions to be Taken:

- The roofs are constructed in such a manner so that all areas are safely accessible to enable any nests and eggs to be cleared and birds to be dispersed.

- Checks will be made weekly or sooner if bird activity dictates, during the breeding season by an appointed person/company. The breeding seasons for gulls typically runs from March to June.

- Any birds found nesting and/or roosting and/or loafing during the breeding season will be dispersed when detected and/or when requested by London Gatwick Airfield Operations staff. In some instances it may be necessary to contact London Gatwick Airfield Operations staff before bird dispersal takes place.

- Any nests or eggs found will be removed. A CL12 licence must be obtained from Natural England before any removal takes place, please contact: bird.licensing@naturalengland.org.uk
  Further information with regard to the CL12 licence please see:
  Birds: licence to kill or take them for air safety purposes (CL12) - GOV.UK (www.gov.uk)

- Checks will be made on a regular basis, as dictated by bird activity, outside of the breeding season by a nominated person/company.

- Any birds found roosting and/or loafing outside of the breeding season will be dispersed when detected and/or when requested by London Gatwick Airfield Operations Staff. In some instances it may be necessary to contact London Gatwick Airfield Operations staff before bird dispersal takes place.

- The methods of dispersal used will be as follows: ***(please list, for example human presence, distress calls).***

- A log will be kept which will detail the following:
  - Dates and times of inspections
  - Who carried out the inspections
  - Bird numbers and species seen
  - Details of any dispersal action taken along with details of any nests/eggs removed.
  - The log must be available to London Gatwick Airfield Operations staff to view upon request.

Review of the Management Plan

The management plan shall be subject to review to reflect changes in habitat or populations of bird species. Should the airport deem it necessary, a meeting between London Gatwick, the applicant and/or Horsham District Council, will be convened at the earliest opportunity to discuss and agree any changes which may be necessary.

Inspection & Site Access

London Gatwick or their nominated representatives will be allowed access to the site by prior arrangement, to evaluate the success of the Management Plan and to review any remaining birdstrike hazard.

Long Term Management

This Management Plan will remain enforceable by London Gatwick, Horsham District Council, the CAA or any successor to these bodies throughout the existence of the buildings. These obligations will be passed to any subsequent owners/operators of these buildings and land.

Signed:

On Behalf of:

Date: