



Ecosupport Ltd
K4 Keppel,
Daedalus Park,
Lee-on-the-Solent
PO13 9FX

Info@ecosupport.co.uk
01329 832 841

VAT: 228 4313 18



Report	
Site Name	Glebe Farm, Steyning
Author(s)	Adam Jessop MSc MCIEEM
Client	Vistry
Date of Issue	9 th July, 2026
Status	<i>For submission</i>

**CONFIDENTIAL – NOT FOR PUBLIC
VIEWING**

Table of Contents

1.0 INTRODUCTION	3
1.1 Background	3
1.2 Site Description & Location	3
1.3 Proposed Development.....	3
2.0 RELEVANT LEGISLATION & POLICY	4
2.1 [REDACTED]	4
2.1.1 [REDACTED]	4
3.0 [REDACTED]	5
3.1 [REDACTED]	5
4.0 METHODOLOGY	7
4.1 [REDACTED]	7
5.0 [REDACTED]	8
5.1 Walkover Surveys	8
5.1.1 Previous Site Assessment.....	8
5.1.2 Updated Monitoring (2025).....	8
6.0 IMPACTS & MITIGATION	12
6.1 Impacts	12
6.1.1 Impacts from Proposed Works	12
6.2 [REDACTED]	13
6.2.1 [REDACTED] / Vegetation Clearance.....	13
6.2.2 Licence	13
6.2.3 [REDACTED]	13
6.3 [REDACTED]	16
8.0 REFERENCES	17

1.0 INTRODUCTION

1.1 Background

Ecosupport Ltd carried out [REDACTED] survey in spring 2025 as part of the proposed development of 265 dwellings at the Glebe Farm Steyning site. [REDACTED]

[REDACTED] the site was to be reattained and buffered although after recent correspondence from the client (Vistry), due the need to ground some power lines nearby, [REDACTED].

1.2 Site Description & Location

The site comprises a parcel of land located (and No 37 Kings Barn Lane) at Glebe Farm, Steyning, West Sussex BN44 3YR (centred on OS grid reference TQ 18442 11532) (**Fig 1**). The site is used for grazing animals across a number of small paddocks (including horses and sheep), with a number of small caravans/mobile units located in the southwest of the site, with additional livestock kept in this area as well. The site is bound by a public footpath to the north, King's Barn Lane to the east, vegetated gardens and developed land to the south, and the A283 to the west. The wider environment consists of developed land and vegetated gardens in Steyning, with some agricultural fields to the north, and the Local Wildlife Site River Adur Water Meadows & Wyckham Wood situated to the east. Further to the south of the site lies the South Downs National Park.



1.3 Proposed Development

The site has full planning (RM) approved for 265 dwellings with access via the A283.

2.0 RELEVANT LEGISLATION & POLICY

2.1 [Redacted]

[Redacted]

- [Redacted]

[Redacted]

3.0 [Redacted]

[Redacted]

[Redacted]

- [Redacted]
- [Redacted]
- [Redacted]
- [Redacted]

[Redacted]

- [Redacted]
- [Redacted]
- [Redacted]

[Redacted]

- [Redacted]

- [REDACTED]
[REDACTED]
- [REDACTED]
[REDACTED]

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED] d
[REDACTED] .

4.0 METHODOLOGY

4.1

4.1.1 Walkover survey

During the updated walkover survey conducted by Ecosupport in January 2025, a number of mammal holes were identified along the northern boundary of the site

[REDACTED]

[REDACTED]

5.0 [Redacted]

5.1 Walkover Surveys

[Redacted]

[Redacted]

[Redacted]



Legend

- [Redacted]
- [Redacted]



K4 Keppel, Daedalus Park
Daedalus Drive
Lee on the Solent, PO13 9FX
E: info@ecosupport.co.uk
T: 01329 832 841

Map	Final Badger Sett Buffers
Site	Glebe Farm
Client	Vistry
Date	13/05/2025

© This map is the copyright of Ecosupport Ltd.
Any unauthorised reproduction or usage by any person is prohibited.