

UoR URS Building

Biodiversity Enhancements Plan

Prepared on behalf of
University of Reading

Final Report

29 September 2026

30/40-4B

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Biodiversity Enhancements Plan

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UoR URS Building

Biodiversity Enhancements Plan

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UoR URS Building

Biodiversity Enhancements Plan

1. INTRODUCTION

Background

- 1.1 Ecological Planning & Research Ltd (EPR) was commissioned by the University of Reading to provide a Biodiversity Enhancements Plan for the refurbishment of the URS building, Whiteknights Campus, Reading. This plan will outline the specifications and locations of biodiversity enhancements, specifically wildlife boxes,
- 1.2 Bat, bird and Hedgehog compensation / enhancement features include:
- Three bat boxes (Schwegler 1FF) to be installed on buildings in the vicinity of the URS building;
 - Three bird boxes (mixture of Schwegler 1B and 2H, or similar approved) to be installed on retained mature trees; and
 - One Hedgehog box, located in suitable habitat."

Description of Site

- 1.3 The Site consists of the URS building itself and immediate surrounds composed of hardstanding, grassland and ornamental planting. Formal hedgerows run along the northern and eastern borders and part of the parking area to the west of the Site. A number of mature trees stand in the surrounding area.

Description of Development

- 1.4 The Proposals represent Phase 3 of the overall refurbishment of the URS building. This Phase includes the installation of two external stairwells on the outside of the building, on the eastern and southern facades.

2. WILDLIFE BOX SPECIFICATIONS

2.1 Locations of the wildlife boxes outlined below and shown in **Figure 1** were informed by the following documents:

- 2360383-ACG-W033-00-DR-A-18310-Landscape Plan (**Appendix 1**)

Bat boxes

- 2.2 Three bat boxes are to be installed on buildings surrounding the URS building. They will be located adjacent to vegetative cover and commuting features and in situations where they will not be subject to artificial lighting. Bat boxes are to be sited as high as possible (no lower than 4m) on the building, clear of any overhanging branches from nearby trees or other obstacles.
- 2.3 Bat boxes will be placed with a south, south west or south eastern aspect so that the box is exposed to sunlight for part of the day, Locations for bat box installation are shown on **Figure 1**.
- 2.4 The bat box model used will be the Schwegler 1FF. The 1FF is open-bottomed and is therefore maintenance-free.

Bird boxes

- 2.5 Three bird boxes are to be installed on buildings surrounding the URS building. Boxes will be installed with a northeastern aspect to avoid overexposure to sun and prevailing winds and tilted slightly forwards where possible to prevent rain entering the box.
- 2.6 The bird box model used will be the Schwegler 1B. This is available with three interchangeable entrance holes of different sizes. Each size will allow different species of bird to occupy the box, as shown in **Table 1.1** below.

Table 1.1: Schwegler 1B bird box occupants by opening size

Opening dimensions	Occupant species
32 mm	Great Tit <i>Parus major</i> Blue Tit <i>Cyanistes caeruleus</i> Marsh Tit <i>Poecile palustris</i> Coal Tit <i>Periparus ater</i> Crested Tit <i>Lophophanes cristatus</i> Redstarts <i>Phoenicurus sp.</i> Nuthatches <i>Sitta sp.</i> Collard Flycatcher <i>Ficedula albicollis</i> Pied Flycatcher <i>Ficedula hypoleuca</i> Tree Sparrow <i>Passer montanus</i> House Sparrow <i>Passer domesticus</i>
26 mm	Blue Tit Marsh Tit Coal Tit

Opening dimensions	Occupant species
	Crested Tit
oval 29 x 55 mm	As 32mm, but preferred by Redstarts as more light enters the brood chamber.

2.7 Common Redstart *Phoenicurus phoenicurus* have been sighted around Whiteknights Lake (approx. 350m northeast of the Site), therefore the northeastern box will be the Schwegler 1B fitted with the oval 29 x 55mm opening. The remaining boxes will also be the Schwegler 1B, fitted with one of each of the remaining openings, as they are suitable for a wider range of common species most likely to be using the Site.

2.8 **Figure 1** shows the locations for the bird boxes installation. Once installed, the bird boxes will not require further maintenance.

Hedgehog box

2.9 One Hedgehog box will be placed north of the new hedgerow that will be planted in the southeast of the site, as shown in **Figure 1**.

2.10 The model used will be the Schwegler Hedgehog Dome. Bedding material is provided with the product and once placed in position it will require no further maintenance.

3. REFERENCES

BioQuip: Biological Equipment Specialists (2012) *Choosing and siting your nest box*

Du Feu (2005) *Extracts from BTO Guide 23, Nestboxes (1993 edition)*

Gunnell, K., Murphy, B. and Williams, C. (2013) *Designing for biodiversity: a technical guide for new and existing buildings (2nd ed.)*

Gunnell, Grant and Williams (2012) *Landscape and urban design for bats and biodiversity*

Mitchell-Jones(2004) *Bat mitigation guidelines*

Mitchell-Jones and McLeish (2004) *Bat workers' manual (3rd edition)*

Tuttle, Kiser and Kiser (2004) *The Bat House Builder's Handbook*

Figures

Figure 1 Installation locations for wildlife boxes

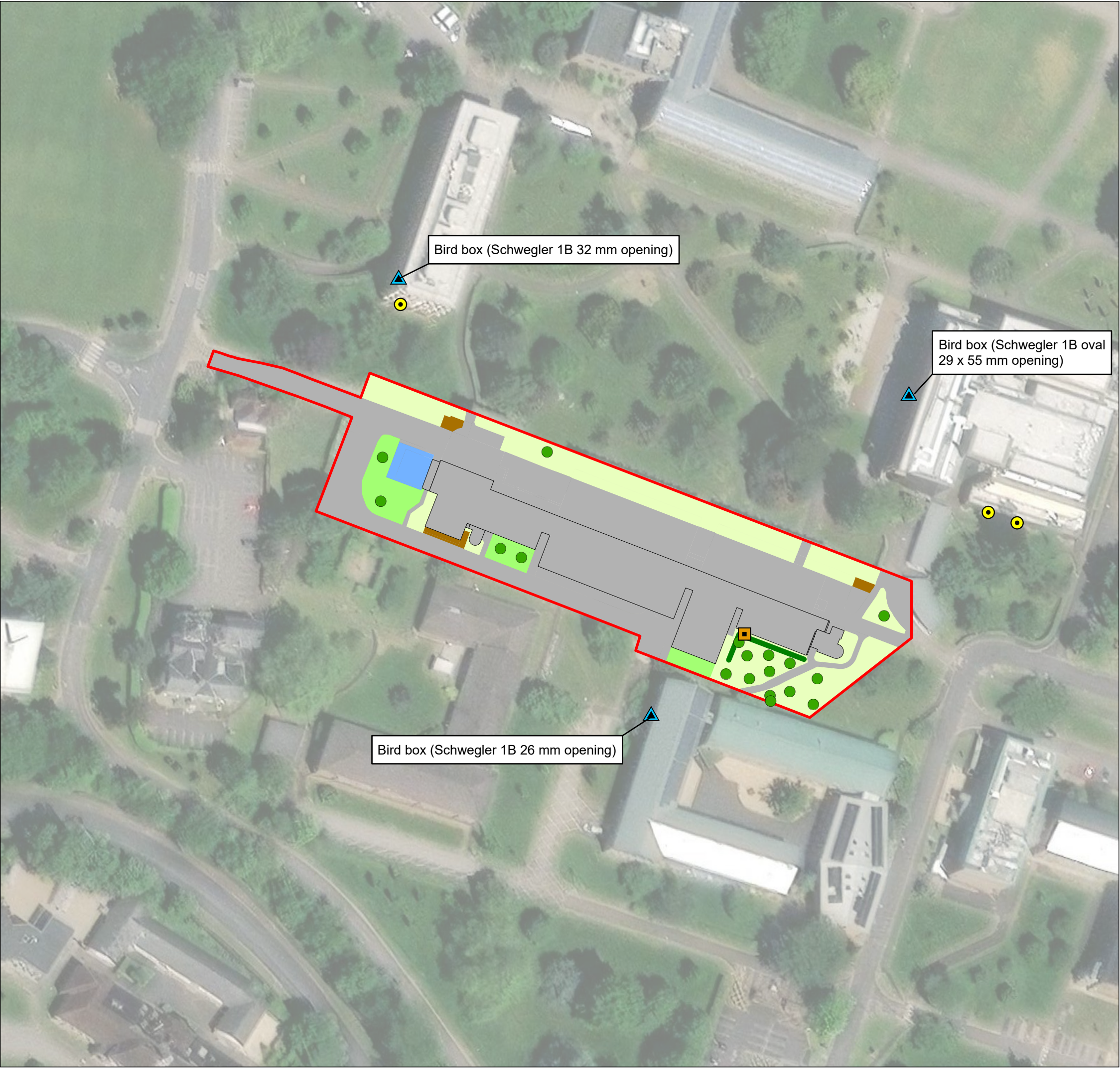


Figure 1 Installation Locations for Wildlife Boxes

- KEY
- Site boundary
 - Bat box (Schwegler 1FF)
 - Bird box (see map for models)
 - Hedgehog box (Schwegler Hedgehog Dome)
 - Individual trees (18)
 - Native hedgerow
 - Developed land; sealed surface
 - Introduced shrub
 - Modified grassland
 - Ornamental lake or pond
 - Other neutral grassland

SCALE: 1:1,000 at A3

0 10 20 30 40 50 Metres



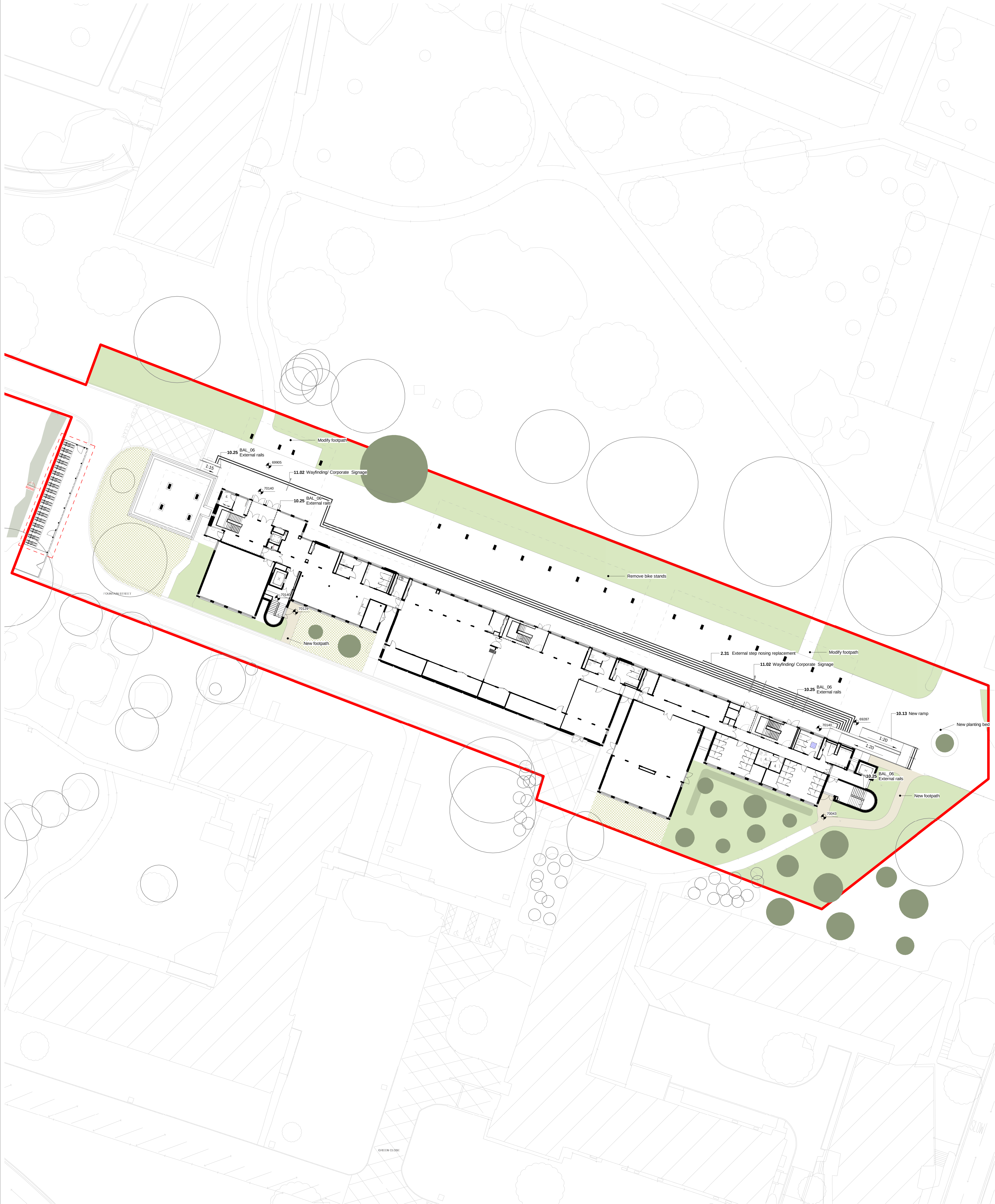
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PROJECT: URS Building

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Appendix 1

2360383-ACG-W033-00-DR-A-18310-Landscape Plan



1 18310-Level 0 Plan

1 : 200

A0

SCALE

1 : 200

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NOTES:

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All dimensions to be checked on site.
Drawing to be read in conjunction with all relevant Architectural, interiors, Structural, M&E, Drainage/ Public Health, Landscape and Civil drawings and specifications. Any discrepancies between consultants' drawings to be reported to the Architect before any work commences.
The Contractor's attention is drawn to the Health & Safety matters identified in the Health & Safety plan as being potentially hazardous.
These items should not be considered as a full and final list.

The Work Package Contractor's normal Health & Safety obligations still apply when undertaking constructional operations both on and off site.

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Proposed trees

Proposed hedge

Proposed meadow area

New footpath

Existing grassland

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**AYRE
CHAMBERLAIN
GAUNT**

PROJECT

URS Building
University of Reading

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Landscape Plan

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DATE

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P3 31.10.24
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