

Biodiversity Survey and Report

7 Heather Close RG40 4PX

1. Site and Proposal

Application Site: 7 Heather Close, Finchampstead, RG40 4PX

The application relates to a small householder development: erection of a small outbuilding (4.5 m × 3.0 m garden room) on the existing driveway.

2. Existing Site Features

The site comprises a detached residential property with front driveway and garage. There are no ponds or watercourses within the site. Existing vegetation is limited to domestic hedges and small garden plants. There are no mature trees or features that could support roosting bats or nesting birds within the footprint of the proposed development.

3. Impact Assessment

The development involves minor works within an already developed residential curtilage. No demolition of roof spaces or mature trees is required, and no habitats suitable for protected species will be disturbed. The impact on biodiversity is therefore negligible.

4. Proposed Biodiversity Enhancements

In line with the National Planning Policy Framework and Wokingham Borough Council requirements, small biodiversity enhancements will be incorporated as part of the proposal. These include:

- Planting of a small section of native wildlife-friendly shrubs in the front/rear garden.
- Use of permeable surfacing on any new hardstanding to reduce surface water runoff and improve habitat for soil organisms.

5. Conclusion

The proposed householder development will have no adverse impact on biodiversity. The site does not contain sensitive habitats or features used by protected species. The enhancements listed above will provide a small but meaningful biodiversity net gain, ensuring the proposal is compliant with national and local planning policy.