



Ecology Report

Site Address:

Hartfield Place, 40-44 High Street, Northwood HA6 1BN

1. Survey and Assessment

The property is located within a developed high street setting and does not contain any notable ecological features or habitats. The site contains a single storey commercial building which is used as an accountancy office. There are no, hedgerows, watercourses, designated ecological sites, or other habitats on or immediately adjacent to the site that would be affected by the proposed works. To the rear, the site backs onto mature tree-lined gardens of properties along Hilliard Road, over 50 metres distant, maintaining privacy and a green outlook. The building is consists of a flat roof and lacks suitable features, such as crevices or roof voids, that could support roosting bats. No evidence of bat activity or roosting was found during the site inspection.

2. Design

The proposed development comprises:

- Erection of 2 New Houses, 2 Ground Floor One Bedroom Flats, and 1 Three-Bedroom Flat, all with Garden Access and Parking

The proposal involves demolition of the existing building to create five new residential units. and does not involve any extension of the building footprint or disturbance to surrounding land.

3. Implementation

As the site does not contain any ecological features or habitats where there are no bats and is situated within a developed high street environment, the proposed works are not expected to result in any adverse ecological impacts. No hedgerows, or habitats will be removed or affected, and no ecological mitigation measures are considered necessary.

Conclusion

Given the nature of the proposal and the urban location of the site, it is considered that the development will have **no significant impact on ecology or biodiversity**. As such, no further ecological surveys are considered necessary.