

## Protected Species Guidance

### Should your planning application include ecological surveys?

Doncaster Council has a duty to conserve and enhance wildlife and wildlife sites within the region. This fact sheet is designed to guide you in deciding if you need to provide ecological surveys to support your planning application.

### Protected Species in the Doncaster Region

The following species are found with the Doncaster region and are protected by law

- All species of bat
- All breeding birds
- Badgers
- Barn owls
- Great crested newts
- Otters
- Reptiles
- Water voles

If there is a reasonable likelihood that any of the species listed above will be adversely affected by your planning application then a protected species survey and assessment must be submitted with your application.

### **Failure to take full account of the potential impact of your development on wildlife may lead to the application being invalidated or refused.**

- Table 1 gives guidance on the types of development proposals that will need protected species surveys.
- Table 2 indicates the months of the year when different surveys can be carried out.

### For more information contact:

Write to: Doncaster Council  
Ecologist Planner  
Environmental Planning  
c/o Colonnades House  
Duke Street  
Doncaster  
DN1 1ER

Telephone: 01302 734924  
Email: [Helen.Markland@doncaster.gov.uk](mailto:Helen.Markland@doncaster.gov.uk)

**Table 1: Development proposals that will need protected species surveys**

Proposals For Development That Will Require a Protected Species Survey	Species Likely To Be Affected And For Which A Survey Will Be Required									
	Bats	Barn Owls	Breeding Birds	Great Crested Newts	Otters	Water vole	Badger	Reptile	Amphibian	Plants
Proposed development which includes the modification conversion, demolition or removal of buildings and structures (especially roof voids) involving the following:										
• all agricultural buildings (e.g. farmhouses and barns) particularly of traditional brick or stone construction and/or with exposed wooden beams greater than 20cm thick;	√	√	√							
• all buildings with weather boarding and/or hanging tiles that are within 200m of woodland and/or water;	√									
• pre-1960 detached buildings and structures within 200m of woodland and/or water;	√									
• pre-1914 buildings within 400m of woodland and/or water	√									
• pre-1914 buildings with gable ends or slate roofs, regardless of location	√									
• all tunnels, mines, kilns, ice-houses, adits, military fortifications, air raid shelters, cellars and similar underground ducts and structures;	√									
• all bridge structures, aqueducts and viaducts (especially over water and wet ground)	√									
Proposals involving lighting of churches and listed buildings or flood lighting of green space within 50m of woodland, water, field hedgerows or lines of trees with obvious connectivity to woodland or water.	√	√	√							
Proposals affecting woodland, or field hedgerows and/or lines of trees with obvious connectivity to woodland or water bodies.	√		√				√			√
Proposed tree work (felling or lopping) and/or development affecting:										
• old and veteran trees that are older than 100 years;	√		√							
• trees with obvious holes, cracks, cavities	√		√							
• trees with girth greater than 1m at chest height	√		√							
• trees with dense ivy covering the trunk	√		√							

	Bats	Barn Owls	Breeding Birds	Great Crested Newts	Otters	Water vole	Badger	Reptile	Amphibian	Plants
Proposals affecting gravel pits or quarries and natural cliff faces and rock outcrops with crevices, caves or underground streams.	√		√					√		√
Major proposals affecting large areas of agricultural land.			√							
Major proposals within 500m of a pond or lake or Minor proposals within 200m of pond or lake (Note: A major proposals is one that is more than 10 dwellings or more than 0.5 hectares or for non-residential development is more than 1000m <sup>2</sup> floor area or more than 1 hectare)				√						
Proposals affecting or within 20m of rivers, streams, canals or other aquatic habitats.					√	√			√	√
Proposals affecting or in close proximity to drainage ditches						√				
Proposals affecting 'derelict' land (brownfield sites), allotments and railway land.			√				√	√	√	
Proposed development affecting any buildings, structures, feature or locations where <b>protected species are known to be present **.</b>	√	√	√	√	√	√	√	√	√	√

\*\* Confirmed as present by either a data search (for instance via the Doncaster Local Records Centre) or as notified to the developer by the local planning authority, and/or by Natural England, the Environment Agency or other nature conservation organisation.

### **Exceptions for When a Full Species Survey and Assessment may not be required**

- a. Following consultation by the applicant at the pre-application stage, the LPA has stated in writing that no protected species surveys and assessments are required.
- b. If it is clear that no protected species are present, despite the guidance in the above table indicating that they are likely, the applicant should provide evidence with the planning application to demonstrate that such species are absent (e.g. this might be in the form of a letter or brief report from a suitably qualified and experienced person, or a relevant local nature conservation organisation).

In some situations, it may be appropriate for an applicant to provide a protected species survey and report for only one or a few of the species shown in the Table above e.g. those that are likely to be affected by a particular activity. Applicants should make clear which species are included in the report and which are not because exceptions apply.

## Table 2: Ecological Survey Calendar

Key: ■ Optimal Survey Time      ▤ Extending into

	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
Badgers	■	■	■	■	▤	▤	▤	▤	▤	■	■	■
Bats	Initial Surveys				Nocturnal Emergence Surveys						Initial Surveys	
Birds (Breeding)			■	■	■	■	■	■				
Birds (Over Wintering)	■	■									■	■
Great Crested Newts			■	■	■	■						
Otters	■	■	■	■	■	■	■	■	■	■	■	■
Reptiles			▤	■	■	■	▤	▤	▤			
Water Voles			■	■	■	■	▤	▤	▤	▤		

Points to note regarding surveys are as follows:

- Surveys conducted outside of optimal times (Table 2) may be unreliable. Negative results gained outside the optimal period should not be interpreted as absence of a species and further survey work maybe required during the optimal survey season. An application may not be valid until survey information is gathered from an optimum time of year.
- Species surveys are also very weather dependent so it may be necessary to delay a survey, or to carry out more than one survey, if the weather is not suitable.
- Absence of evidence of a species does not necessarily mean that the species is not there, nor that its habitat is not protected (e.g. a bat roost is protected whether any bats are present or not).

Information can be made available in other languages, or other formats such as Braille or Audio Tape, on request. Please ask a member of our staff for more information, or if you need any other help or advice. They can arrange to speak to you in your own language if you need them to.