

Biodiversity Strategy Statement



**Tyler
Grange**

**Himley Village, Bicester
– Phase 1B
16th January 2025**

TG Report No. 15525_R13_JS

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| Admin QA | Author | Checked | Approved |
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Section 1: Introduction

Introduction

- 1.1. This report has been prepared by Tyler Grange Group Ltd. on behalf of Cala Homes in respect to Phase 1B of the Land at Himley Village, Oxfordshire, OX26 1RT hereafter referred to as the 'site'. The site is centred on National Grid Reference SP 55436 23155. See **Figure 1.1** for the indicative site boundaries.



Figure 1.1. Indicative wider site boundary shown in blue and Phase 1B boundary shown in red (© Google Aerial Imagery)

- 1.2. An outline planning application for the phased development of up to 1,700 residential dwellings (Class C3), flexible commercial floorspace (Classes A1, A2, A3, A4, A5, B1, C1 and D1), social and community facilities (Class D1), land to accommodate one energy centre and land to accommodate one new primary school (up to 2FE) (Class D1) was submitted to Cherwell District Council (Application Ref: 14/02121/OUT) in 2014.
- 1.3. Outline planning permission was granted for the site in January 2020 with a number of conditions attached. Several conditions were later amended as part of a non-material amendment in December 2022 (Planning Ref: 22/03492/NMA), with Condition 10 stating:

Condition 10

"Prior to or alongside the submission of any application for approval of reserved matters for phase 1, a Bio Diversity Strategy for the site shall be submitted to and approved in writing by the Local Planning Authority prior to the determination of the reserved matters application for phase 1. Each reserved matter application shall be accompanied by a statement setting out how the proposed development will contribute to achieving the Bio Diversity Strategy and net biodiversity gain. The development shall be carried out in accordance with the approved Bio Diversity Strategy."



- 1.4. Tyler Grange has since produced a site wide Biodiversity Strategy in December 2023 (**15525_R03D_Biodiversity Strategy_18122023**) as part of the Reserved Matters (RM) application and pursuant to Condition 10. This Biodiversity Strategy report included an updated redline boundary for the wider site and detailed the results of update habitat and protected species surveys in 2023. The site wide Biodiversity Strategy report has since been approved and should be viewed in conjunction with this report.

Purpose

- 1.5. This report has been prepared to fulfil the remaining requirements of Condition 10 as part of the Reserved Matters application for Phase 1B of the development. It outlines the specifics of the Phase 1B development and assesses how the proposals align with the mitigation and enhancement measures outlined in the Biodiversity Strategy.



Section 2: Phase 1B

Phase 1B Context and Habitats

- 2.1. Phase 1B comprises the access roads throughout the wider site that links all Phase 1 and 2 areas of the development, along with several areas of green open space and amenity areas (see **Plan 15525/P17**).
- 2.2. The majority of the Phase 1B site habitat comprises modified grassland, which is of low ecological importance, along with several hedgerows (H9 – H14 on the **Plan 15525/P17**). A single bungalow and outbuilding (B1 and B2 on **Plan 15525/P17**) are also located within the Phase 1B boundaries.

Proposed Development

- 2.3. Phase 1B comprises the access roads within the site to link each phase of the development, which will comprise hardstanding roads and pathways. Phase 1B also includes several amenity areas and areas of green open space that have been included for the benefit of biodiversity.
- 2.4. The proposals require the removal of modified grassland and both buildings to facilitate the new roads, along with several small sections of hedgerow from hedges H11 and H14 to allow access into adjacent fields for later phases of the development (see **Plan 15525/P17**).
- 2.5. As with Phase 1A, Phase 1B primarily provides access throughout the site, which limits the scope of habitat creation and enhancement within the Phase 1B boundaries, however, without such works it would not be possible for the remainder of the scheme to be developed, which includes significant enhancements for biodiversity. Nonetheless, new habitats within the Phase 1B areas will be created and enhanced wherever possible to improve the importance for wildlife and contribute to an overall net gain in biodiversity.

Habitat Creation and Enhancement

- 2.6. The Phase 1B proposals includes a range of new habitats that will be created within areas of open space. This includes the creation of other neutral grassland (wildflower grassland) swards along hedgerow margins and around newly created SUDS basins, a mix of native scrub planting in conjunction with the hedgerows to provide new sources food and refugia for wildlife, new hedgerow planting, including a mixture of native species-rich and ornamental hedgerows, and new native tree planting.
- 2.7. In addition, any hedgerows retained within the Phase 1B will be suitably buffered and enhanced via infill planting to improve their overall structure and through appropriate management for the benefit of biodiversity.
- 2.8. The proposed habitat creation and enhancement will provide new opportunities for a range of faunal groups, including bats, nesting and foraging birds, badger *Meles meles*, amphibians



including great crested newt (GCN) *Triturus cristatus*, reptiles, hedgehog and other small mammals, along with contributing to a net gain in biodiversity.

- 2.9. The newly created, retained, and enhanced habitats will be sensitively managed for the benefit of biodiversity, as detailed within the submitted Landscape Habitat Management Plan (LHMP) (report ref: **15525_R06a_1A & 1B_LHMP_12062024_JS_RC**).
- 2.10. While not measured as part of a biodiversity net gain assessment, other species-specific enhancements will take place as part of the Phase 1B development to provide new opportunities to a range of faunal groups. This includes the creation of several purpose-built hibernacula in conjunction with suitable habitat, including around the SUDS basins and retained and enhanced hedgerows. These new features will provide new habitats of importance for amphibians, including GCN, reptiles and small mammals.

Biodiversity Net Gain

- 2.11. An overall net gain in biodiversity has been achieved at the site, as detailed within the Biodiversity Strategy. This net gain has been achieved site wide and resulting from the proposed habitat creation and enhancement measures specified for each phase. Collectively, each phase of development contributes to achieving this overall net gain in biodiversity post-development.



Section 3: Conclusion

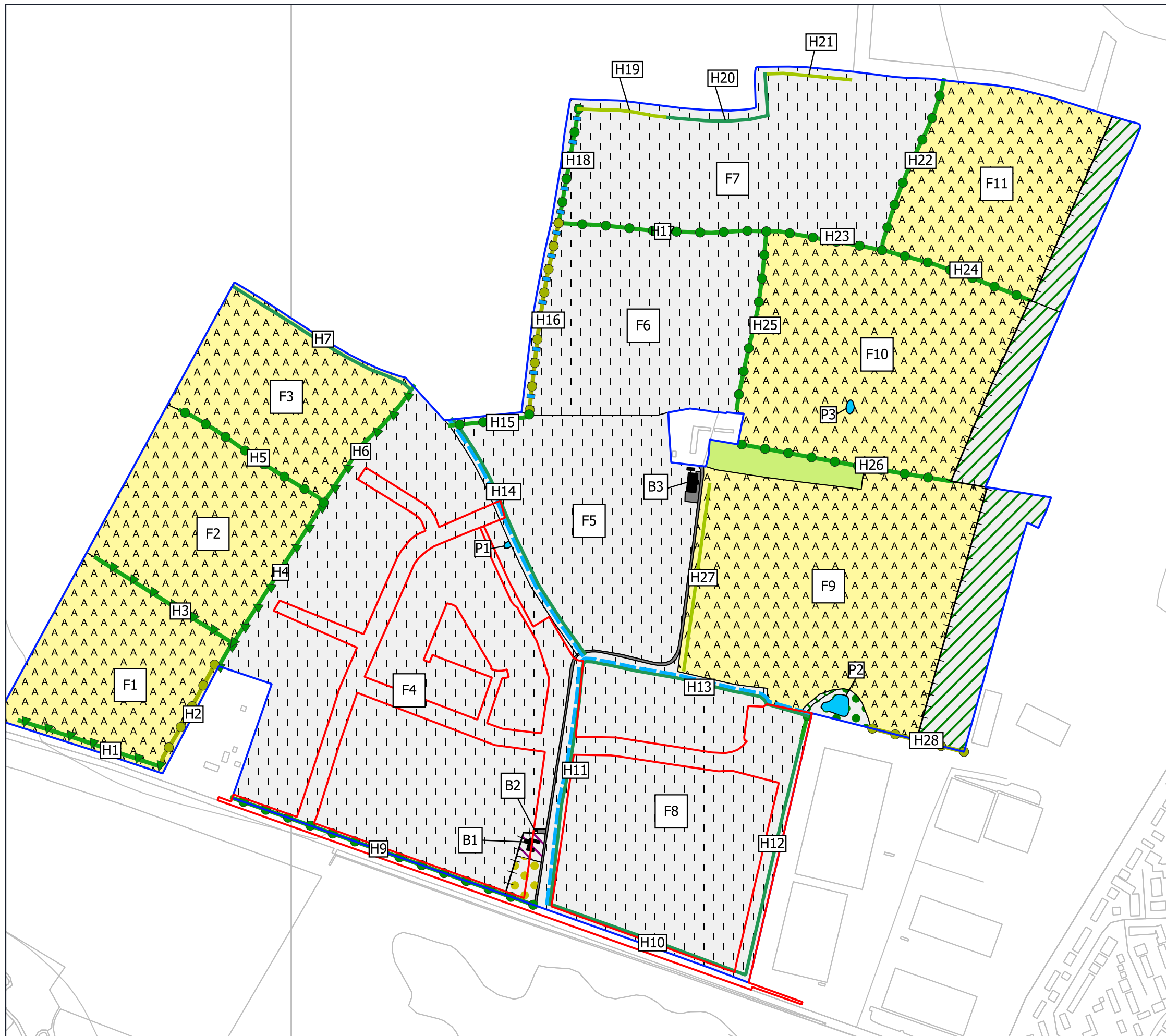
- 3.1. Phase 1B of the development comprises the access roads throughout the site to link subsequent development phases, along with several areas of greenspace.
- 3.2. While there is limited scope to provide new habitat creation and enhancement within Phase 1B, the inclusion of areas of green space allows for the creation of new habitats of importance for wildlife, including wildflower grassland, native scrub, SUDS basins, hedgerow enhancement and new tree planting.
- 3.3. The newly created habitats will provide new opportunities for a range of faunal groups within the site, and management of these habitats will be sensitive and at the benefit for biodiversity.
- 3.4. Subsequent phases of the development enabled by Phase 1B include extensive new areas habitat creation and enhancement, along with species-specific enhancements such as the installation of bat and bird boxes across the site, and the provision of reptile and amphibian hibernacula.
- 3.5. The provision of these features and the creation and enhancement of habitat with each phase of the development will ensure an overall net gain in biodiversity is achieved and opportunities for wildlife are enhanced, in line with the Biodiversity Strategy.



Plans

Plan 1: **15525/P17 Phase 1B Habitat Features**





- Phase 1B
- Wider Site Boundary
- Baseline Habitats 2023**
- Arable
- Buildings
- Broadleaved parkland
- Broadleaved woodland plantation
- Hardstanding
- Modified grassland
- Orchard
- Ponds (P1 - P3)
- Modified grassland
- Scattered scrub
- Vegetated garden
- Ancient species rich hedge with trees
- Species poor hedge with trees and dry ditch
- Species rich hedge with trees and dry ditch
- Species poor hedge with trees
- Species rich hedge with trees
- Species poor hedge
- Species rich hedge
- Species rich hedgerow with dry ditch
- Fence



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|---------------|---------------------------|
| Project | Himley Village, Bicester |
| Drawing Title | Phase 1B Habitat Features |
| Scale | As Shown (Approximate) |
| Drawing No. | 15525/P17 |
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| Checked | JS/RC |



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