ECOLOGICAL ENHANCEMENT PLAN

Artificial Nesting and Roosting Provisions - Condition 13

PROJECT
Sovereign Phase 2, Huyton

CLIENT
Quod / RS Associates

DRAWING	REVISION	DATE
TR-01	V5	**26.08.2026**

DRAWING BASIS / REVISION CONTROL

Basemap and planning red-line boundary retained from the previously submitted TR-01 V1 dated 05.11.2025. This revision updates ecological provision only, in accordance with the 2026 client/ecologist correspondence. It supersedes TR-01 V4 and earlier revisions in respect of ecological quantities, locations and installation notes.

ECOLOGICAL ENHANCEMENT SCHEDULE

G1-G5 **5 x Schwegler Generalist Bird Box 1B**
Retain at the previously shown locations.

B1-B2 **2 x low-profile Woodstone bat box**
Retain at the previously shown locations.

ST1 **1 x sparrow terrace**
Separate freestanding pole in landscape strip; entrance to geographic north.

SW1 **1 x swift box**
Separate freestanding pole in landscape strip; entrance to geographic north.

TOTAL: 9 installations (5 generalist + 2 bat + 1 sparrow terrace + 1 swift box)

KEY INSTALLATION REQUIREMENTS

1. ST1 and SW1 are separate pole-mounted installations; entrances must face geographic north.
2. No bird or bat boxes are to be fixed to the new Unit B cladding.
3. No boxes are to be fixed to Unit A / Unit A1 building fabric, avoiding the south and west elevations identified as subject to change.
4. G1-G5 and B1-B2 remain at the previously shown boundary locations; retained-tree fixings to follow manufacturer/ecologist guidance.
5. Pole locations to be checked for underground services. Any minor relocation requires ecologist/client agreement and must retain the north-facing orientation.
6. Install all approved provision before first occupation and retain thereafter in accordance with Condition 13.

PRODUCT / POLE MOUNTING NOTE

Indicative products shown. ST1 sparrow terrace and SW1 swift box shall be proprietary units suitable for secure pole mounting, or equivalent approved by the project ecologist. Pole/bracket arrangement to follow the manufacturer's recommendations.

ECOLOGICAL RATIONALE

The proposal retains the accepted generalist bird-box and low-profile Woodstone bat-box provision, while relocating the specialist swift and sparrow provision off building cladding onto independent poles. This resolves cladding/warranty constraints while maintaining targeted nesting opportunities.

CONDITION 13 Approve number/location; install before first occupation and retain thereafter.

STATUS	PREPARED BY
FOR ISSUE	Amenity Tree Care Ltd

BASEMAP: TR-01 V1 (05.11.2025) | SCALE: NTS

Swift



Sparrow terrace



Schwegler generalist box 1b



Low profile woodstone bat box



Schedule of Accommodation

Unit	Ground Floor GIA	First Floor / Office GIA	Total GIA	Car Parking (Accessible)	Cycle Parking	Motorcycle Parking	EV Charging Point (Enabled with ducting)
Unit A	13,122 m² / 141,250 ft²	372 m² / 4,000 ft²	13,494 m² / 145,250 ft²	134 (7)	16	7	1 (27)
Unit B	5,862 m² / 63,100 ft²	232 m² / 2,500 ft²	6,094 m² / 65,600 ft²	61 (7)	7	3	1 (12)
Retail Store			2,396 m² / 25,790 ft²	140 (9)	17	7	1 (27)
TOTAL SITE GIA			21,984 m² / 236,640 ft²	335 (23)	40	15	3 (66)