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THIS AGREEMENT is made the 12<sup>th</sup> day of November 2014  
BETWEEN:

(1) ASHFIELD DISTRICT COUNCIL of Urban Road Kirkby in Ashfield  
Nottinghamshire NG17 8DA ("the Council")

(2) ANDREW HANKIN and ELYSE CLARE HANKIN both of 105  
Church Lane Underwood Nottinghamshire NG16 5SR ("the Owner")

(3) ~~E-ON LIMITED~~ <sup>UK plc 2366790</sup> (Co-Regn No. <sup>^</sup>) registered office situated at  
("the Lessee") Westwood Business Park, Westwood Way,  
Coventry CV4 8LG

#### BACKGROUND

- 1) The Council is the local planning authority for the purposes of the Act for the area within which the Site is located
- 2) The Owner is the freehold owner of the Site together with the Adjacent Land registered with Title Absolute under Title Number NT 425685 and NT465268 free from incumbrances
- 3) The Owner has submitted the Application to the Council and the Council has agreed to grant the Planning Permission subject to the completion of this Agreement
- 4) The Council requires and it is the purpose of this Agreement to secure a Scheme of Ecological Management and Car Parking provisions without which the Planning Permission will not be granted
- 5) The Lessee has agreed to take a lease of the Site from the Owner for a period of initially five years but with the provision to extend the lease subject to extending the planning permission
- 6) The parties have agreed to enter into this Agreement with the intention that the obligations contained in this Agreement may be enforced by the Council against the Owner his successors in title and assigns and with the intention that this Agreement shall bind the Owner and occupiers of the Site
- 7) In this Agreement the following terms shall have the following meanings:

"the Act"

the Town and Country Planning Act 1990 (as amended)

"the Adjacent Land"

means the land designated Davis Bottom Grassland Local Wildlife Site 2/212 shown edged blue on the plan

"the Application"

the Application for planning permission made under the Council's reference V/2013/0669

"the Car Park Scheme"

means a scheme that has been approved by the Council including but not limited to the construction and maintenance of the car park and the provisions of a bus service to be used in conjunction therewith details of which are shown in the First Schedule

"the Commencement Date"

the date upon which the Development shall be commenced by the carrying out on the Site pursuant to the Planning Permission of a material operation as specified in Section 56 of the Act excluding any operations relating to the demolition of any existing buildings or clearance of the Site, archaeological investigations, investigations for the purpose of assessing ground conditions, remedial work in respect of any contamination or other adverse ground conditions, diversion and - temporary means of enclosure, the temporary display of site notices or advertisements

"Development"

means the development of the Site for a car park as set out in the Planning Permission

"Ecological Scheme"

means a scheme that has been approved by the Council in writing detailing the ecological management works including but not limited to the management of scrub growth and grassland management to be carried out on the Adjacent Land for the Lifetime of the Development a copy of the scheme is attached in the Second Schedule

"the Lifetime of the Development"

currently means 5 years unless further planning permission has been granted for the Development

Davis's Bottom

Tank

Tank

El  
Sub  
Sta

WILLOW DRIVE

Section 106 Plan  
Land rear of 21A Willow Drive, Sherwood Business Park  
V/2013/0669



Scale: 1 to 750  
Date: 19 May 2014



Ashfield

"the Plan"

"the Planning Permission"

"the Site"

the Plan annexed hereto

means the full planning permission which may be granted pursuant to the Application

ALL THAT freehold property situated at the rear of 21a Willow Drive Annesley Woodhouse Nottinghamshire shown edged red on the Plan

- (9) Where the context so admits:-
- (a) the masculine feminine and neuter genders include each of the other genders and the singular includes the plural and vice versa;
  - (b) save as expressly provided in this Agreement or where to construe otherwise would be inconsistent with the requirements or provisions of the same covenants, restrictions, liabilities, obligations and liabilities of a party comprising more than one person are obligations of such persons jointly and severally;
  - (c) reference to the Owner in this Agreement shall include its successors in title and assigns and all persons deriving title under it except as stated in paragraph (6) and in operative clause 6 and where otherwise expressly provided;
  - (d) a covenant, restriction, liability or obligation by any party to this Agreement not to do something shall be construed as including a covenant, restriction or obligation not to permit or knowingly suffer it to be done by a third party;
  - (e) reference to any statutory or other body or to the Service Director of Economy, Corporate Planning Manager or Group Manager Planning shall include reference to its successors in function;
  - (f) reference to a clause or schedule is a reference to a clause or schedule contained in this Agreement;
  - (g) reference to Statutes Acts Orders Directions Regulations and Instruments includes (where appropriate) reference to their amendments and replacements

#### OPERATIVE CLAUSES

1. This Agreement is made pursuant to Section 106 of the Act and this Agreement and the covenants restrictions liabilities and obligations contained in this Agreement or agreed or completed pursuant to it are planning obligations for the purposes of that section.
2. In so far as any of the covenants, restrictions, liabilities and obligations contained in this Agreement are not planning obligations within the meaning of the Act they are entered into pursuant to the

powers contained in Sections 111 and 120 of the Local Government Act 1972, Section 2 of the Local Government Act 2000, Section 33 of the Local Government (Miscellaneous Provisions) Act 1982 and all other powers enabling the parties hereto to enter into the Agreement and in consideration of the covenants, restrictions, liabilities and obligations hereinafter contained

3. The covenants, restrictions, liabilities and obligations in this Agreement shall only come into effect on the Commencement Date unless otherwise specifically indicated in this Agreement or to construe otherwise would be inconsistent with the requirements of any such covenants
4. The Owner covenants with the Council so as to bind the Site and the Adjacent Land and each and every part thereof to carry out and comply with the covenants restrictions liabilities and obligations contained mentioned or referred to in the First and Second Schedules
5. The Lessee covenants with the Council to comply with the obligations set out in the First Schedule PROVIDED THAT such liability shall only arise from the date that it acquires a leasehold interest in the Site and for the avoidance of doubt the Lessee shall not be liable for any breach of the terms of this Agreement occurring before it acquires such leasehold interest in the Site.
6. No person shall be liable for any breach of the covenants, restrictions, liabilities or obligations contained in this Agreement occurring after they have parted with all of their interest in the Site or the part of the Site in respect of which such breach occurs but without prejudice to their liability for any subsisting breach prior to parting with such interest
7. For the avoidance of doubt it is agreed and declared that if the Planning Permission shall expire before the Commencement Date or be quashed as a result of legal proceedings, then this Agreement shall forthwith determine and cease to have effect
8. All notices, approvals, consents or other documents to be served on or by the Council under the provisions of this Agreement shall as appropriate be issued by or served on the Service Director of Economy, Corporate Planning Manager or Group Manager Planning as appropriate.
9. Any approval required pursuant to this Agreement must not be unreasonably withheld or delayed
10. Anything in this Agreement which has to be done to the Council's satisfaction must be done to the Council's reasonable satisfaction
11. Nothing in this Agreement shall be construed or implied so as to prejudice or affect the rights, discretions, powers, duties and obligations of the Council under all Statutes Byelaws Statutory

- Instruments Orders or Regulations or in the exercise of their statutory functions
12. This Agreement shall be registered as a Local Land Charge
  13. Unless expressly stated otherwise, nothing in this Agreement will create any rights in favour of any person pursuant to the Contracts (Rights of Third Parties) Act 1999
  14. Unless otherwise specifically indicated in this Agreement or to construe otherwise would be inconsistent with the requirements of this Agreement, nothing in this Agreement shall prohibit or limit the right to develop any part of the Site in accordance with a planning permission (other than the Planning Permission) granted (whether or not on appeal) after the date of this Agreement
  15. No waiver (whether expressed or implied) by the Council, or the Owner of any breach or default in performing or observing any of the covenants terms or conditions of this Agreement shall constitute a continuing waiver and no such waiver shall prevent the Council, or the Owner from enforcing any of the relevant terms or conditions or for acting upon any subsequent breach or default
  16. If the Council agrees in writing with the Owner pursuant to an application under Section 73 of the Town and Country Planning Act 1990 to any variation or release of any condition contained in the Planning Permission the covenants or provisions of this Agreement shall be deemed to bind the varied permission and to apply in equal terms to the new planning permission
  17. Any dispute under or arising out of the operation of this Agreement may be referred to a single arbitrator if both parties shall agree on one or in default of agreement to a single arbitrator to be nominated (upon the application of any party to the dispute) by the President for the time being of the Law Society in accordance with and subject to the provisions of the Arbitration Act 1996
  19. All consideration given in accordance with the terms of this Agreement shall be exclusive of any value added tax properly payable
  20. Variations of the terms of this Agreement (other than minor amendments or variations of a transitory nature not affecting the nature or extent of liability hereunder) may be evidenced only by a supplemental deed executed as a deed of variation by the parties unless the Council otherwise indicates in writing and a copy of any

supplemental agreement shall be sent to the Council for the purpose of amending the Local Land Charges Register

21. This Agreement is governed by and interpreted in accordance with the law of England and Wales
22. The provisions of this Agreement (other than this clause which shall be of immediate effect) shall be of no effect until this Agreement has been dated

### **THE FIRST SCHEDULE**

#### **The Owner's Obligations**

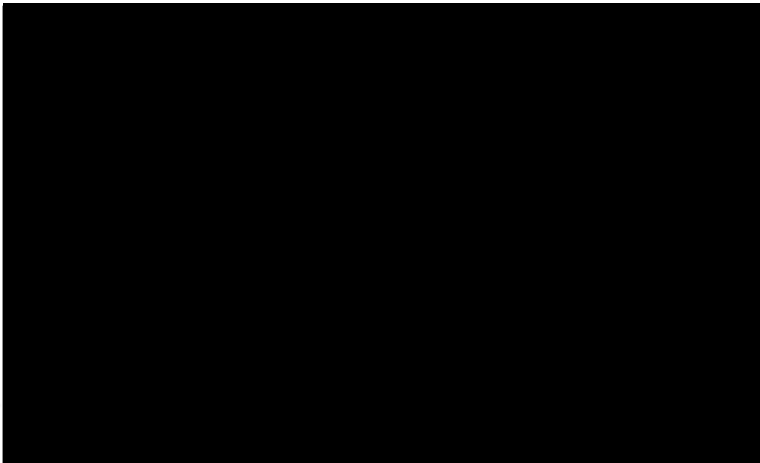
1. For the purposes of monitoring compliance with this Agreement the Owner shall give the Council notice in writing within 14 days of the Commencement Date that Development has commenced on the Site
2. The Owner shall pay to the Council on completion of this Agreement the Council's reasonable legal costs and disbursements in connection with the negotiation, preparation and completion of this Agreement amounting to £495.00
3. The Owner:-
  - 3.1 has already submitted the Ecology Scheme which has been approved by the Council
  - 3.2 will carry out the provisions of the Ecological Scheme as required in accordance with the terms of the scheme during the Lifetime of the Development, but only if the car park has been leased
4. The Owner:-
  - 4.1 has already submitted the Car Park Scheme which has been approved by the Council.
  - 4.2 will carry out the provisions of the Car Park Scheme during the Lifetime of the Development whilst it has been leased.
  - 4.3 will not lease the Site to anyone other than the Lessee during the Lifetime of the Development unless the Lessee has ceased trading
  - 4.4 will not use the Site for any purpose other than as a Car Park for the Employees of the Lessee and for no other purpose except gaining access to the Adjacent Land and to maintain the same
  - 4.5 will install a Car Park barrier which is to be monitored centrally from the offices of the Lessee
  - 4.6 will control access to the car park by access cards controlled centrally from the offices of the Lessee
  - 4.7 will limit the operation of the Car Park to between the hours of 7am and 7pm Monday to Friday for the users of the Car Park

4.8 will implement and run a shuttle bus service to and from the car park between the hours of 7am and 7pm Monday to Friday for the users of the car Park

4.9 will keep a Data Base record of all users of the Car Park including name and car registration number and to produce evidence of such use to the Council on demand.

**THE SECOND SCHEDULE**  
Ecological Management Scheme

IN WITNESS WHEREOF these presents have been duly executed as a  
Deed by the Parties hereto the day and year first before written





**FPCR Environment and Design Ltd**

Registered Office: Lockington Hall, Lockington, Derby DE74 2RH

Company No. 07128076. [T] 01509 672772 [F] 01509 674565 [E] [mail@fpcr.co.uk](mailto:mail@fpcr.co.uk) [W] [www.fpcr.co.uk](http://www.fpcr.co.uk)

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| Rev | Issue Status | Prepared / Date | Approved/Date  |
|-----|--------------|-----------------|----------------|
| -   | Draft 1      | NJL / 09.06.14  |                |
|     | FINAL        |                 | NJL / 10.06.14 |
| A   |              | NJL / 25.06.14  | NJL / 26.06.14 |

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## 1.0 INTRODUCTION

- 1.1 Davis's Bottom Grassland is an area of land situated within the parish of Annesley Woodhouse, in the county of Nottinghamshire. It is bounded by Sherwood Business Park to the east, open farmland to the south and west, and woodland to the north. The site is privately owned.
- 1.2 The site is formed by marsh/marshy grassland which is botanically diverse, but with areas of developing scrub and recent tree planting within the grassland. The west and south boundaries are formed by over-mature hedgerows with mature trees. The east boundary is represented by a band of broadleaved woodland separating the site from the adjacent business park. The northern boundary is formed by plantation woodland.
- 1.3 The entire site is a designated (non-statutory) Local Wildlife Site, Davis's Bottom Grassland (Ref. 2/212), and forms part of a suite of contiguous Local Wildlife Sites which provide a link to Annesley Woodhouse Quarries SSSI which is located to the north.
- 1.4 Past management has involved some tractor mowing and hand strimming many years ago. More recent management has involved extensive planting of broadleaved trees, including some ornamental species. Currently little management is taking place; two small feed hoppers for game birds and two 'high seats' on the edges of the site indicate a very low level of management for game interests.
- 1.5 Historical evidence indicates that the site was formerly open farmland, formed by a single field. Woodland was subsequently planted in the northern end of the field and the southern end appears to have then reverted to its current state by natural processes.
- 1.6 The site has a strategic location within the local area due to its position as part of the suite of Local Wildlife Sites which form an important link to the nearby SSSI.
- 1.7 A planning application was lodged with Ashfield District Council on 17<sup>th</sup> December 2013: Application Ref. V/2013/0669 - *Change of use of land to car park, including flexible surfacing, perimeter fence, CCTV security, barriers and lighting*. The application area falls within the designation boundary of one of the adjacent Local Wildlife Sites (Davis's Bottom Wood 2/213). The application has resulted in a lengthy period of consultations and at the time of writing Ashfield District Council have yet to make a determination. Arising from the Council's considerations, and responses received from consultees on ecological matters, it has been indicated that the applicants will be required to produce and implement an ecological Management Plan for part of the adjacent Local Wildlife Site (Davis's Bottom Grassland) – specifically the southern end. FPCR Environment and Design Ltd. have subsequently been commissioned to prepare this Management Plan. As part of this process the area of the LWS concerned with this plan was surveyed on 3<sup>rd</sup> June 2014 by the author, Nick Law (Senior Ecologist).
- 1.8 Current indications are that if approval were to be granted this would most likely be temporary approval for 5 years. As the finances required for implementation of the plan will only be available whilst there is consent for the car park this plan has been written to cover a period of 5 years. If in the future, any consent were extended beyond 5 years, it is intended that this plan would be renewed and management continued in accordance with the revised plan.

## 2.0 DESCRIPTION

### Location

Table 1: Location Details

(See Figures 1 & 2).

|                          |                                                                                       | Notes       |
|--------------------------|---------------------------------------------------------------------------------------|-------------|
| Location                 | Between the Junction 27 of the M1 and the south west corner of Sherwood Business Park |             |
| County                   | Nottinghamshire                                                                       |             |
| District                 | Ashfield                                                                              |             |
| Local Planning Authority | Ashfield Borough Council                                                              |             |
| National Grid Reference  | SK49255244                                                                            | Site centre |

- 2.1 The site is accessed off Willow Drive, Sherwood Business Park, via a hard surfaced road then a narrow woodland ride which leads to the northern end of the site.

### Land Tenure

Table 2: Land Tenure

|                              | Area (ha) | Notes                                                   |
|------------------------------|-----------|---------------------------------------------------------|
| Total area of site           | 1.00ha    | See Table 3 also.                                       |
| Legal rights of access       |           | Privately owned – no public right of access             |
| Other rights, covenants etc. |           | Sporting rights are believed to belong to the landowner |

### Site Status

#### *Legal and other designations affecting the site*

Table 3: Designations affecting the site

| Designation                                              | Area (ha) | Date | Notes                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |
|----------------------------------------------------------|-----------|------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Local Wildlife Site<br>2/212 Davis's Bottom<br>Grassland | 1.00 ha   | 1988 | <p>The site forms part of a more extensive site which is a designated Local Wildlife Site. The designation boundary extends to encompass 2.77 ha which includes all of the site that this plan addresses.</p> <p>Local Wildlife Site (LWS) is a local name for what is known as Local Sites at a national level. These are non-statutory designations which place no legal obligation on owners to manage their sites in a particular way. Local Sites are however a material consideration in the planning processes.</p> |

## **Physical Features**

*The physical aspects of the site which form part of the site's importance or which have a bearing on its management*

### **Geology**

- 2.2 Site geology was unknown at the time of drafting this plan but is known to vary considerably in the local area.

### **Geomorphology**

- 2.3 The site slopes from 165 m in the southern end to 160m at the northern end. There is a slight easterly gradient towards the adjacent Business Park as well.

### **Soils**

- 2.4 No detailed analysis of the soils has been undertaken but they appear to be a peaty loam.
- 2.5 No detailed soil chemistry data (e.g. pH, soil nutrient status or organic content) was known at the time of producing this plan.

### **Hydrology & Hydrochemistry**

- 2.6 Details of site hydrology and hydrochemistry were unknown at the time of drafting this plan but groundwater levels appear to be high in many parts of the site. In the south east corner seepages spread eastwards.

### **Climate**

- 2.7 The nearest available weather data is available from the Sutton Bonnington Weather Station. The averages for the period 1981 – 2010 are:
- Average total annual rainfall 620mm
  - Average number of rainy days (precipitation equal to or greater than 1 mm) 115 days
  - Average highest daily temperature 13.9 C
  - Average lowest daily temperature 6.1 C

## Biological Features

*The plants and animals which form part of the site's importance and which contribute to national and local biodiversity*

### Flora

#### Current State

- 2.8 The site is formed by marsh/marshy grassland which is botanically diverse, but with areas of developing scrub and recent tree planting within the grassland. The west and south boundaries are formed by over-mature hedgerows with mature trees. The east boundary is represented by a band of broadleaved woodland separating the site from the adjacent business park. The northern boundary is formed by plantation woodland. A more detailed description follows, with specific areas of the site located by reference to Target Notes (TN) which are shown on Figure 3.

- 2.9 In the south east corner (TN1) there is a dense stand of great willowherb *Epilobium hirsutum* with associated species such as locally frequent to abundant common nettle *Urtica dioica*, cleavers *Galium aparine* and towards the edges bramble *Rubus fruticosus* agg. Also frequent to locally



abundant here, but hidden beneath the canopy of the tall herbs, are: Rough meadow-grass *Poa trivialis*, wavy bitter-cress *Cardamine flexuosa* and the common moss rough-stalked feather-moss *Brachythecium rutabulum*. More rarely present here are: water figwort *Scrophularia auriculata*, wild angelica *Angelica sylvestris* and towards the edges, rosebay willowherb *Chamerion angustifolium* and ground ivy *Glechoma hederacea*.

- 2.10 Moving west there is then a small transitional area (TN2) where the vegetation is similar in its species composition to that which forms the majority of marsh/marshy grassland within the site. Key species include: compact rush *Juncus conglomeratus*, wild angelica, cleavers, field horsetail *Equisetum arvense*, creeping thistle *Cirsium arvense*, marsh thistle, common nettle, meadowsweet *Filipendula ulmaria*, water figwort and tufted hair-grass *Deschampsia cespitosa*. This then grades into TN3.

- 2.11 TN3 is formed by a stand of sharp-flowered rush *Juncus acutiflorus* with associated species



which include: bog stitchwort *Stellaria alsine*, wild angelica, creeping thistle, rough meadow-grass *Poa trivialis*, marsh thistle, bramble, great burnet *Sanguisorba officinalis*, meadow vetchling *Lathyrus pratensis*, tufted vetch *Vicia cracca* and great willowherb.

- 2.12 Beyond TN3 the vegetation changes again (TN4) and compact rush becomes abundant along



with locally frequent hard rush *Juncus inflexus*. In one area another small stand of sharp-flowered rush occurs. Tall herbs feature prominently here, with great willowherb, common nettle and docks *Rumex* sp. (broad-leaved dock *Rumex obtusifolius*, curled dock *Rumex crispus* and clustered dock *Rumex conglomeratus*) all frequent throughout the stand. There is a good representation of plants of wetter soils here with greater bird's-foot-trefoil *Lotus pedunculatus* and Wild Angelica both frequent.

Meadow vetchling *Lathyrus pratensis* is frequent here. Towards the southern side the ferns broad buckler-fern *Dryopteris dilatata* and male-fern *Dryopteris filix-mas* occur occasionally along with lady-fern *Athyrium filix-femina* (an indicator of the damp soils). Recent tree planting (broadleaves) is extensive in this area and willow *Salix* spp. is developing on the southern side.

- 2.13 At the northern end of TN4 (TN5) the vegetation becomes more ruderal as conditions become



drier on the higher ground; common nettle and cleavers become abundant and there is a large stand of bramble with a small number of planted shrubs of the garden cultivar of guelder-rose *Viburnum opulus* 'Roseum'. A band of scrub separates TN4 & TN5 from the northern section (TN6).

- 2.14 In the northern section (TN6) the tall ruderal herbs which characterise TN4 are largely absent, or



at best only very locally prominent. Hard rush becomes more abundant and the overall species diversity appears to increase. Common knapweed *Centaurea nigra*, greater bird's-foot-trefoil, great burnet, ragged-robin *Silene flos-cuculi* and creeping cinquefoil *Potentilla reptans* are all frequent to abundant. In several areas conditions appear to be more acidic and are marked by the presence of occasional gorse *Ulex europaeus* and tormentil *Potentilla erecta* and locally frequent zigzag clover

*Trifolium medium*, and more rarely by heath wood-rush *Luzula multiflora*. Other species of particular note within this area are carnation sedge *Carex panicea* and sneezewort *Achillea ptarmica*. Common spotted-orchid *Dactylorhiza fuchsii* occurs occasionally and more rarely a few plants of southern marsh-orchid *Dactylorhiza praetermissa* were also noted. Locally, meadowsweet forms a dominant stand (TN7).

- 2.15 The site therefore supports an area of species rich marsh/marshy grassland which in places is acidic. Tree planting and scrub development are potentially threatening this habitat.

Vascular Plants

- 2.16 Nottinghamshire Biological and Geological Records Centre (NBGRC) provided three sets of records from the site: a small number of records from the 1980s and 1990s, and a more extensive list dated 2011 which included the entire LWS (e.g. the woodland area to the north as well). When combined with the species list obtained during the June 2014 survey this gives a combined plant species list of 126 species of trees, shrubs, wildflowers, ferns, horsetails, grasses, sedges and rushes which have been recorded from the site.
- 2.17 The species assemblage is of particular interest as this type of habitat is generally considered to be uncommon in many parts of the Midlands. The most important individual species which has been recorded from the site is the hybrid willow *Salix x multinervis* (the hybrid between eared willow *Salix aurita* and grey willow *Salix cinerea*) which is included within the Nottinghamshire Rare Plant Register. There are only 7 known sites within Nottinghamshire where this willow occurs naturally (it has been planted at an additional 3 sites)<sup>1</sup>.

Bryophytes

- 2.18 The only lower plant records known from the site are the small number (three) of common species recorded during the 2014 survey.

**Fauna**Invertebrates

- 2.19 There are no known historic records for invertebrates from the site; consequently, the only records to date are those from the 2014 survey. These were 2 common butterfly species; red admiral *Vanessa atalanta* and large white *Pieris brassicae*.

Mammals

- 2.20 There are no known historic records for mammals from the site. During the 2014 survey grey squirrel *Sciurus carolinensis* was noted and deer tracks indicated that the site was used by deer (unidentified species).

Birds

- 2.21 There are no known historic records for birds from the site; the only known records are the ad-hock records made during the 2014 survey.
- 2.22 None of the species recorded are listed on Schedule 1 of the Wildlife and Countryside Act (1981) [as amended]
- 2.23 None of the species recorded are listed as Species of Principal Importance<sup>2</sup>.

<sup>1</sup> Wood, D. & Woods, M. (2013). *Nottinghamshire Vice County 56 Rare Plant Register 1<sup>st</sup> Edition*. [online]. Nottingham: Nottinghamshire County Council & BSBI. Available at: [http://www.bsbi.org.uk/Nottinghamshire\\_Rare\\_Plant\\_Register\\_2013.pdf](http://www.bsbi.org.uk/Nottinghamshire_Rare_Plant_Register_2013.pdf) [Accessed 09/06/2014]

<sup>2</sup> Natural England. (2010). *Habitats and Species of Principal Importance*. [online]. Available at: <http://www.naturalengland.org.uk/ourwork/conservation/biodiversity/protectandmanage/habsandspeciesimportance.aspx> [Accessed 09/06/2014].

2.24 The following species recorded are included on the Birds of Conservation Concern lists<sup>3</sup>;

- Common Whitethroat *Sylvia communis* (Amber List)
- Willow Warbler *Phylloscopus trochilus* (Amber List)

#### Amphibians & Reptiles

2.25 There are no historic records for amphibians or reptiles from the site. The site does provide suitable habitat for grass snake *Natrix natrix* and slow worm *Anguis fragilis*. This was confirmed by the presence of a basking grass snake during the 2014 survey.

#### **Communities & Assemblages**

2.26 The overall habitat type forming the site is species rich marsh/marshy grassland with planted trees and developing scrub.

2.27 Whilst no specific NVC survey has been undertaken the only readily identifiable NVC community present is the stand of great willowherb which represents the OV26 *Epilobium hirsutum* open vegetation community.

#### **Cultural Features**

#### ***Landscape importance, historical and archaeological features of the site and its purposes other than nature conservation***

#### **National Character Area**

2.28 The site situated within the Southern Magnesian Limestone National Character Area (NCA 30).

#### **Landscape Character**

*"The NCA comprises of open, rolling arable farmland enclosed by hedgerows, with plantation woodlands, historic estate properties and parkland. The localised networks of grasslands and semi-natural habitats have become fragmented, and many species face challenges moving through the NCA. In places, rivers and dry valleys dissect the plateau from west to east, creating wetland habitats"*<sup>4</sup>

#### **Archaeological and Historical Features**

2.29 There are no scheduled monuments within the site.

#### **Land-Use History**

2.30 Reference to historical Ordnance Survey data<sup>5</sup> shows that the site was formerly open farmland formed by a single field. This situation does not appear to have changed until mapping in 1985

<sup>3</sup> Eaton, M.A., Brown, A.F., Noble, D.G., Musgrove, A.J., Hearn, R.D., Aebischer, N.J., Gibbons, D.W., Evans, A. & Gregory, R.D. (2009). Birds of Conservation Concern 3: the population status of birds in the United Kingdom, Channel Islands and Isle of Man. *British Birds* 102:296-341.

<sup>4</sup> Natural England. (2013). 30 Southern Magnesian Limestone – Summary. [online]. Available at: [http://www.naturalengland.org.uk/publications/nca/southern\\_magnesian\\_limestone.aspx](http://www.naturalengland.org.uk/publications/nca/southern_magnesian_limestone.aspx) [Accessed 09/06/2014].

<sup>5</sup> <http://www.old-maps.co.uk/index.html>

shows the field divided into 3 compartments with the southern compartment representing the area covered by this plan. This mapping denotes the presence of scrub on the site which was also noted amongst the 1988 data provided by NBGRC.

### **Socio-economic Use**

#### Economic Use

- 2.31 Historically the site is likely to have been used for agricultural production. However, there is no evidence that there has been any economic use of the site in recent times (e.g. post 1985).

#### Local Community Use

- 2.32 The site is in private ownership and there is no public access within the site; consequently, there is no past, current or proposed community usage of the site.

#### Recreation

- 2.33 The site has no current, or proposed public access so is not used for recreational purposes, other than those of the current owner.

#### **Education**

- 2.34 There is no known educational use made of the site.

#### Research Use

- 2.35 There is no known evidence of the site having been used for research purposes.

#### Demonstration

- 2.36 There is no known evidence of the site having been used for demonstration purposes.

### **Access Features**

#### ***Accessibility and visitor appeal, public transport routes, access routes and visitor facilities***

#### **Visitor Appeal and Suitability for Access**

- 2.37 There are no visitors to the site (see below).

#### **Access Provision**

- 2.38 The site is privately owned and there is no public access either within or immediately adjacent to the site. Consequently there is no provision for public access or any objective to create any provision for public access.

#### **Visitor Facilities**

- 2.39 There are no facilities for visitors and there are no objectives to create any.

## Summary of Site Features

### Biological Features

Table 4: Biological Features

| Feature No. | Broad Habitat type     | Specific Feature                                                                              | Explanation of Feature                                                                                                                                                                                                                                    | Legal Site Designations |     |        |       |      |     | Other Classifications |                     |                  |              |                 |                   |                   |                       |                |       |
|-------------|------------------------|-----------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------|-----|--------|-------|------|-----|-----------------------|---------------------|------------------|--------------|-----------------|-------------------|-------------------|-----------------------|----------------|-------|
|             |                        |                                                                                               |                                                                                                                                                                                                                                                           | SAC                     | SPA | Ramsar | Other | SSSI | GCR | Local Nature Reserve  | Local Wildlife Site | European Species | NERC Act S41 | Nationally Rare | Nationally Scarce | Protected Species | Wildlife & CA Species | Character Area | Other |
| 1           | Marsh/marshy grassland | Species rich damp grassland forming a habitat type which is now uncommon within the Midlands. | Not readily definable as an NVC community. Species composition varies across the site in response to the wetness and pH of the soils. Meets the criteria for LWS in Nottinghamshire on the basis of the number of indicator species present – Appendix A. |                         |     |        |       |      |     |                       | ✓                   |                  |              |                 |                   |                   |                       |                |       |
| 2           | Marsh/marshy grassland | Supports a population of grass snake <i>Natrix natrix</i>                                     |                                                                                                                                                                                                                                                           |                         |     |        |       |      |     |                       |                     |                  | ✓            |                 |                   |                   | ✓                     |                |       |
| 3           | Scrub                  | <i>Salix x multinervis</i>                                                                    | A rare hybrid willow in Nottinghamshire, only known from 7 sites in the county, including this site; consequently, this hybrid is included in the Nottinghamshire VC56 Rare Plant Register.                                                               |                         |     |        |       |      |     |                       | ✓                   |                  |              |                 |                   |                   |                       |                | ✓     |
| 4           | Scrub                  | Mixed.                                                                                        | The early stages of succession from open habitat to woodland                                                                                                                                                                                              | None                    |     |        |       |      |     | None                  |                     |                  |              |                 |                   |                   |                       |                |       |

**Landscape features**

2.40 None

**Archaeological & Historical Features**

2.41 None

**Socio-economic Use**

2.42 None

**Education, Research & Demonstration**

2.43 None

**Public Access**

2.44 None

### 3.0 EVALUATION, FORMULATION OF VISION AND SITE OBJECTIVES

#### Site Analysis

*Issues which have positive and negative effects on the management of the site*

Table 5: Site Analysis

| Site Strengths                                                                                                                                                                                                                                                                                                                                                                                                             | Site Weakness                                                                                                                                                                                                                                                                                                                                                | External Opportunities                                                                                                                                                                                                                              | External Challenges                                                                                                                                                                                                                                                                                                                                                                  |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <p>i) Forms part of a series of contiguous habitats which are all afforded the non-statutory designation status of Local Wildlife Site. These sites create a habitat link to a site with a statutory designation - Annesley Woodhouse Quarries SSSI</p> <p>ii) The site's key feature, species rich marsh/marshy grassland, remains intact despite being under threat from recent tree planting and scrub development.</p> | <p>i) Like many grassland sites, the site is fragile with lack of management and scrub development a specific threat to the current vascular plant species composition.</p> <p>ii) The site is relatively remote (despite its close proximity to the adjacent Sherwood Business Park) which creates a potential barrier to management involving grazing.</p> | <p>i) This plan has been developed, and will be implemented, as a direct result of a planning application on nearby land. The planning process has therefore been used as an opportunity to trigger positive ecological management of the site.</p> | <p>i) Availability of funding for management. Traditionally agri-environment funding such as Environmental Stewardship would have been an important source of management funding but completion of the current CAP reform may well limit future opportunities for such funding.</p> <p>ii) Establishing a management regime to control scrub development using a grazing regime.</p> |

## Site Management Policy

*The broad management policies for the site and the reasons why these options have been chosen*

### Marsh/Marshy Grassland

- 3.1 This represents the key habitat and forms the majority of the site covered by this plan. The botanical composition is indicative of the habitat type and forms the justification for the current non-statutory Local Wildlife Site designation that the site is currently afforded. This feature is under threat from recent tree planting, and scrub development (which forms part of the natural process of succession to secondary semi-natural woodland). Species rich marsh/marshy grassland habitat of this type is now relatively uncommon in the Midlands and the resource is substantially less than that of secondary semi-natural woodland; conservation of this habitat type should therefore take priority.

### Scrub

- 3.2 Whilst scrub can be an important habitat in its own right, particularly for birds and invertebrates, if there is no management to control scrub development it is almost inevitable that the marsh/marshy grassland which forms the key habitat within the site will be lost to the process of natural succession; the speed of which will have been increased due to the recent tree planting. In this instance it is considered that all recent tree planting and scrub should be removed as a priority, the only exception being a couple of areas where development is particularly advanced and where retention will create a small glade. An additional exception is the retention of any shrubs of the hybrid willow *Salix x multinervis*. Management of this habitat is intrinsic with management for marsh/marshy grassland and is therefore subsequently incorporated with the Objective for Marsh/Marshy Grassland.

### Species

- 3.3 In addition to the need for management to specifically address *Salix x multinervis* the only other species group which species specific management should address is reptiles, specifically grass snake which is known to utilise the site. Grass snake occupy a large habitat range which can extend to at least 10ha so the site will only form part of their habitat needs but is nonetheless an important part. It is considered that the provision of egg-laying sites for grass snake represent one of the most positive forms of management that can be implemented for the species<sup>6</sup>; the provision of egg-laying habitat should therefore form an integral part of future management. As this can involve the creation of piles of woodchip over brash - this can initially form part of the proposed scrub management and thereafter be tied in with forestry operations on nearby land within the same ownership.

### Landscape and historic features

- 3.4 Map evidence shows that the site was formerly open farmland and the proposed management will intentionally create a more open feel to the site. However, given that woodland borders the north and east boundaries, and the west and southern boundaries are formed by tall over-mature

<sup>6</sup> Gent, T. & Gibson, S. [Eds.]. (2003). *Herptofauna Workers' Manual*. Peterborough: JNCC

hedgerows with mature hedgerow trees, this change in appearance will not be evident in the wider landscape.

#### **Socio-economic use**

- 3.5 Currently the site is largely un-managed and used at a very low level for the personal recreation of the owner; this use is for game interests with a couple of small game bird feeders present and two high seats. The site is unlikely to provide any economic return and the implementation of the proposed management will involve a reasonable level of capital expenditure with no prospect of this being recouped from any income from the site.

#### **Education, research & demonstration**

- 3.6 The site is relatively remote and has no facilities and is therefore unlikely to be of any value for formal education, research or demonstration purposes. These do not therefore feature in the proposed future management of the site.

#### **Public access**

- 3.7 There is currently no public access to the site and given that the site is in private ownership, relatively remote and with no facilities, there is no proposal within the future management to create any access.

#### **The Vision**

##### ***What we would like the site to be like in 5 years' time***

##### **A Vision for Davis's Bottom Grassland in 2019**

- 3.8 An area of open marsh/marshy grassland whose species composition is formed by a great diversity of plants which are characteristic of this type of wet habitat which remains uncommon within the Midlands. Whilst the site does not necessarily support many species considered to be sufficiently rare to warrant inclusion within the Nottinghamshire Rare Plant Register, it does contain good populations of several species which are generally uncommon or declining within the county, or of particular local interest; key species falling within this category are sneezewort, carnation sedge and heat wood-rush.
- 3.9 The implementation of restorative management in 2014 to remove scrub and unsympathetic tree planting followed by 4 years of sympathetic management involving grazing of the site, have suppressed further scrub development which posed a great threat to the botanical diversity of the site 5 years ago.
- 3.10 The rare hybrid willow *Salix x multinervis*, which listed in the Nottinghamshire Rare Plant Register, continues to be present following careful identification during the scrub control phase of management to ensure its protection.
- 3.11 Specific management of the site for grass snake, via the provision of egg-laying habitat appears to have enhanced the site for this Species of Principal Importance; as evidenced by increased ad-hoc sightings of grass snake, particularly immature snakes.

## Site Objectives

*What we want to do during the period of the plan to take us towards realising the Vision*

### Biological Objectives

#### Objective 1 – Marsh/Marshy Grassland

*To restore areas where scrub development has occurred to open habitat*

#### Objective 1 Management Methods

- 3.12 All scrub removal needs to be undertaken outside of the bird breeding season and when amphibians and reptiles are less likely to be present, so should be done during the months of September to February inclusive.
- 3.13 The areas identified as requiring management to re-establish them as open habitats with subsequent management then maintaining them free of scrub are shown on Figure 4
- 3.14 Because the site is relatively remote and wet, scrub is to be chipped on site and used to create egg-laying habitat for grass snake (see Objective 4).
- 3.15 All cut stumps should be chemically treated to prevent re-growth. This would require the work to be undertaken by operatives appropriately qualified to apply herbicides in accordance with manufacture guidelines.
- 3.16 All planted trees are to be removed, with the exception of ash (which should be chipped and not replanted in order to ensure compliance with Statutory Instrument No. 2707 Plant Health Order 2012<sup>7</sup>) these trees are of small enough size to be re-planted nearby on other land in the site owner's ownership. All of the ornamental, non-native species which have been planted, like *Viburnum opulus* 'Roseum' and *Salix elaeagnos* olive willow, should be destroyed and not replanted anywhere.
- 3.17 All scrub and trees to be removed in the first year of the Management Plan.
- 3.18 Contractors undertaking the work should be briefed by the site owner's consultant ecologist regarding the location of the Nottinghamshire Rare Plant Register hybrid willow *Salix x multinervis* which is to be retained.

#### Objective 1 Monitoring Methods

- 3.19 When the areas of scrub free habitat correspond with those shown on Figure 4 the management targets for the extent of the marsh/marshy grassland will have been met. This will require an ecologist to undertake a brief walkover survey to map the extent of the open habitat supported by photographic evidence (pre and post scrub clearance). This to be undertaken prior to implementation of the plan and at the end of Year 1.

<sup>7</sup> HMSO. (2012). *Statutory Instruments. 2012 No. 2707. Plant Health. The Plant Health (Forestry) (Amendment) Order 2012*. [online]. Available at: [http://www.legislation.gov.uk/uksi/2012/2707/pdfs/ukxi\\_20122707\\_en.pdf/\\$FILE/ukxi\\_20122707\\_en.pdf](http://www.legislation.gov.uk/uksi/2012/2707/pdfs/ukxi_20122707_en.pdf/$FILE/ukxi_20122707_en.pdf) [Accessed 09/06/2014].

Objective 2 – Marsh/Marshy Grassland

*To maintain areas previously cleared of scrub and planted trees as open habitat.*

**Objective 2 Management Methods**

- 3.20 The site is to be fenced to allow it to be grazed. The fencing to be post and sheep netting with two strands of barbed wire above the netting. A single access gate to be included within the fence line.
- 3.21 Preparatory works will be needed to open up the proposed fence line. This will involve scrub clearance and cutting back the sides of the boundary hedges. The methodology for this to follow that described for scrub control above.
- 3.22 Fencing to be erected during Year 1 of the Management Plan.
- 3.23 Grazing animals will be introduced to the site and will graze the area during the period September to March inclusive. Stocking density will be at a level such that the majority of the season's growth is removed but not to a level such that excessive poaching of the site occurs. Some poaching is inevitable given the damp nature of the site, but this is unlikely to be detrimental to the management objectives and will create small areas of bare ground which will assist the germination of shed seeds. Following the initial removal of scrub and planted trees, grazing is seen as the only method of then controlling new scrub development which is not cost prohibitive.
- 3.24 The site owner does not own livestock so these will be sourced from livestock owners nearby; this is likely to limit the choice of grazing animal. Any grazing animals other than horses would be suitable. At the time of writing goats were considered to be a possible option. Goats are particularly effective for grazing woody species and can be used in wetland sites, and require little drinking water compared to other grazing animals<sup>8</sup>; consequently the use of goats would be considered to be appropriate.
- 3.25 Setting a stocking density level to achieve the desired conditions as described in 3.23 is problematic as this will be dependent on many variables such as growing conditions, type of animals used etc. However, it is important to have some indication as to numbers of livestock needed to achieve the objectives whilst avoiding both undergrazing and overgrazing. During period September to March inclusive there are likely to be a maximum of 4 months when conditions are suitable for the field to be grazed. Guidance for stocking rates for conservation grazing of marshy grassland for 16 weeks of grazing are 1.5 head of cattle per hectare<sup>9</sup>. This equates to a stocking density of 1.5 Livestock Units (LU) per hectare. As the site is 1.00 hectare and as 1 goat is 0.15LU the recommended stocking density would be 10 goats. At the onset of grazing this should be the maximum number of animals used. If cattle are used this would equate to 2 animals aged 6 months to 2 years old, or 2 animals over 2 years old. If over 2 year old animals are used this would be slightly above the recommended initial stocking density of 1.5LU/ha but for welfare reasons the minimum number of animals has to be 2. This suggested

<sup>8</sup> Grazing Animals Project GAP. (2014). *The Breed Profiles Handbook: A Guide to the Selection of Livestock Breeds for Grazing Wildlife Sites*. [online]. Available at: [http://www.grazinganimalsproject.org.uk/breed\\_profiles\\_handbook.html](http://www.grazinganimalsproject.org.uk/breed_profiles_handbook.html) [Accessed 09/06/2014]

<sup>9</sup> Andrews, J. & Rebane, M.(1994). *Farming & Wildlife – A Practical Management Handbook*. Sandy: Royal Society for the Protection of Birds.

maximum stocking density of 1.5LU/ha should be reviewed, and if necessary, modified, as part of proposed monitoring visits at the end of Year 2 and Year 5.

- 3.26 There is no water supply to the site; consequently, a temporary water supply will have to be provided whilst the site is being grazed.

#### **Objective 2 Monitoring Methods**

- 3.27 Whilst the exact line of the proposed fencing cannot be determined until clearance work begins and ownership boundaries have been identified on the ground, the indicative line is shown on Figure 5. Achievement of the objective will be monitored by an ecologist in the form of photographic evidence of the newly erected fencing.
- 3.28 If the areas of scrub free habitat correspond with those shown on Figure 4 the management targets for this Objective will have been met. This will require an ecologist to undertake a brief walkover survey at the end of Years 1, 3 and 5, to map the extent of the open habitat. This mapping to be supported by photographic evidence to show that grazing has taken place and also the resulting open, scrub-free habitat.

#### Objective 3 – Species: *Salix x multinervis*

***To ensure that the population of this Nottinghamshire Rare Plant Register plant is maintained***

#### **Objective 3 Methods**

- 3.29 The specific location of this species to be identified and marked by a competent botanist prior to any management work involving scrub removal - to ensure that no shrubs are removed. Hybrid willows can only be reliably identified during the period mid-July to September.
- 3.30 Contractors undertaking scrub removal work should be briefed by the site owner regarding the location of the Nottinghamshire Rare Plant Register hybrid willow *Salix x multinervis* which is to be retained.
- 3.31 The erection of additional fencing if grazing animals target this species to such an extent that the population becomes threatened.

#### **Objective 3 Monitoring Methods**

- 3.32 If the extent of the population of this hybrid willow, as identified at the onset of management, is maintained, or increased, the objective will have been met. This will be determined during monitoring surveys undertaken by an ecologist at the end of Years 2 & 5, and will include photographic evidence.

#### Objective 4 – Species: Grass snake

***To enhance the suitability of the site to support breeding grass snake***

#### **Objective 4 Management Methods**

- 3.33 To provide suitable egg-laying habitat for grass snake. This is to be achieved by making small piles of brash from the scrub clearance (either from the main area or during the clearance of the fence lines) with piles of woodchip (resulting from the scrub clearance) then made over the top.

The location of these habitat piles to be in areas where the vegetation is of low nature conservation value. Suitable areas will be those which are dominated by easily identifiable tall ruderal herbs such as common nettle, thistles and bramble.

- 3.34 With time, these features will decompose. If monitoring has shown them to be effective they are to be recreated, or periodically topped up, with arisings from forestry management in the adjacent woodlands which are within the same ownership.

**Objective 4 Monitoring Methods**

- 3.35 The objective to create the egg-laying habitat will be monitored as part of the end of Year 1 and Year 5 monitoring. This will be undertaken by an ecologist. Photographic evidence of the created egg-laying habitats will confirm that this aspect of the Objective has been achieved. Uptake of the habitat, or an increase in the population size of grass snake, is less easily monitored, so this will not be monitored.

**Management Supervision & Monitoring**

- 3.36 The monitoring methods have highlighted the importance for input by an ecologist. This is particularly important at the implementation stage which. to ensure that works proceed in accordance with the management plan, and so that the hybrid willow present on the site is effectively protected and that other works (such as fencing and brash piles) are sensitively located

## 4.0 ACTION PLAN

### Identification of Projects

*The management needed to achieve the plan objectives*

Table 6: Management Projects

| Objective                               | Project Title               | Project Description                                                                                                                                                                                                                                 |
|-----------------------------------------|-----------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Objective 1:<br>Marsh/Marshy Grassland  | Scrub Control               | Cut and chemically stump treat scrub<br>Chip arisings and use to create egg-laying habitat for grass snake                                                                                                                                          |
| Objective 1:<br>Marsh/Marshy Grassland  | Removal of<br>Planted Trees | Dig up and transplant planted trees (with the exception of ash) on adjacent land within the same ownership.<br>Dig up and chip ash trees.                                                                                                           |
| Objective 2 :<br>Marsh/Marshy Grassland | Fencing &<br>drinking water | Clear proposed new fence line of scrub (as above for Objective 1). Erect livestock fencing (post & netting with 2 strands of barbed wire above and a single access gate).<br>Provide a temporary source of drinking water (e.g. small water bowser) |
| Objective 2 :<br>Marsh/Marshy Grassland | Grazing                     | Source grazing animals and graze site between the months of Sept-March inclusive to remove the season's growth and control further scrub development                                                                                                |
| Objective 3:<br>Species                 | <i>Salix x multinervis</i>  | Identify location of shrubs of this hybrid willow. Ensure that retained during scrub removal.<br>Erect fencing around shrubs if grazing animals pose a threat.                                                                                      |
| Objective 3:<br>Species                 | Grass snake                 | Create egg-laying habitat for grass snake using brash and woodchip from scrub removal                                                                                                                                                               |

## Project Register

### A complete list of projects for this management plan

- 4.1 Most of the estimated costs have been based on the Forestry Commission Standard Costs Schedule<sup>10</sup>. As this was last revised in 2011 these have been increased by approximately 10% to allow for inflation and increases in raw material costs from 2011 to the present time.

Table 7: Management Project Register

| Project Title                                                                          | Responsibility for Implementation | Estimated Total Costs for Implementation                                                                                                                                                                                                                         | Estimated Total                                    |
|----------------------------------------------------------------------------------------|-----------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------|
| Scrub Control                                                                          | Site owner                        | Forester/ Tree Surgeon team (3 operatives and mobile chipper) @ £800/day. 3 days in Year 1 to clear scrub.                                                                                                                                                       | £2,400                                             |
| Removal of Planted Trees                                                               | Site owner                        | 2-man forest craftsman team @ £350/day for team. 2 days in Year 1 to remove/transplant trees.                                                                                                                                                                    | £700                                               |
| Fencing & drinking water                                                               | Site owner                        | i) Forester/ Tree Surgeon team (3 operatives and mobile chipper) @ £800/day. 2 days in Year 1 to clear fence line.<br>ii) 400m of fencing @ material cost of £5.50/m<br>iii) Labour cost for erection of fencing @ £3.50/m<br>iv) Purchase of small water bowser | i) £1,600<br>ii) £2,200<br>iii) £1,400<br>iv) £500 |
| Grazing                                                                                | Site owner                        | None – grazing to be offered free                                                                                                                                                                                                                                | None                                               |
| <i>Salix x multinervis</i>                                                             | Site owner                        | Employment of ecologist to identify and mark the location of shrub(s)                                                                                                                                                                                            | £500                                               |
| Grass snake                                                                            | Site owner                        | Incorporated within above costs                                                                                                                                                                                                                                  | None                                               |
| TOTAL                                                                                  |                                   |                                                                                                                                                                                                                                                                  | £9,300.00                                          |
| ADDITIONAL COSTS: Production of Management Plan 2014-2019                              |                                   |                                                                                                                                                                                                                                                                  | £1,050.00                                          |
| Monitoring Visits & Report Year 1 (additional to that for <i>Salix x multinervis</i> ) |                                   |                                                                                                                                                                                                                                                                  | £500                                               |
| Monitoring Visit & Report Year 2                                                       |                                   |                                                                                                                                                                                                                                                                  | £650                                               |
| Monitoring Visit & Report Year 5                                                       |                                   |                                                                                                                                                                                                                                                                  | £650                                               |
| ESTIMATED COSTS TO IDENTIFY & IMPLEMENT MANAGEMENT                                     |                                   |                                                                                                                                                                                                                                                                  | <b>£12,150.00</b>                                  |

<sup>10</sup> Forestry Commission England. (2011). *English Woodland Grant Scheme – Operations Note 9: Standard Costs*. [online]. Available at: [http://www.forestry.gov.uk/pdf/ewgs-on009-standard-costs.pdf/\\$FILE/ewgs-on009-standard-costs.pdf](http://www.forestry.gov.uk/pdf/ewgs-on009-standard-costs.pdf/$FILE/ewgs-on009-standard-costs.pdf) [Accessed 09/06/2014].

**Five Year Plan****Table 8: Five Year Management Plan**

| Project Title              | Year   |                  |                   |
|----------------------------|--------|------------------|-------------------|
|                            | Year 1 | Year 2 to Year 5 | Year 6 to Year 10 |
| Scrub Control              | ✓      |                  |                   |
| Removal of Planted Trees   | ✓      |                  |                   |
| Fencing & drinking water   | ✓      |                  |                   |
| Grazing                    | ✓      | ✓                | ✓                 |
| <i>Salix x multinervis</i> | ✓      |                  |                   |
| Grass snake                | ✓      |                  | ✓                 |

Table 9: Five Year Monitoring &amp; Supervision Plan

| Objective                                                                                                                                                                                                                                                                                                                                                                                    | Indicator                                                                                                                  | Method of assessment                                                                                                                                                | Monitoring period     | Responsibility | How will information be used                                                                                                                                                           |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------|----------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1                                                                                                                                                                                                                                                                                                                                                                                            | The areas of scrub free habitat correspond with those shown on Figure 4.                                                   | Visual inspection & photographic evidence (pre & post scrub clearance). Undertaken by an ecologist.                                                                 | End of Year 1         | Owner          | Included within brief monitoring report to be submitted to the LPA as evidence that agreed management has been undertaken. Reports to be submitted at end of each monitoring occasion. |
| 2                                                                                                                                                                                                                                                                                                                                                                                            | Fenced boundary present. The areas of scrub free habitat correspond with those shown on Figure 4.                          | Visual inspection. Mapping & photographic evidence. Year 2 & 5 monitoring to review the suggested maximum stocking density of 1.5LU/ha. Undertaken by an ecologist. | End of Years 1, 2 & 5 | Owner          | Included within brief monitoring report to be submitted to the LPA as evidence that agreed management has been undertaken. Reports to be submitted at end of each monitoring occasion. |
| 3                                                                                                                                                                                                                                                                                                                                                                                            | The extent of the population of this hybrid willow, as identified at the onset of management, is maintained, or increased. | Visual inspection & photographic evidence. Undertaken by an ecologist.                                                                                              | End of Years 2 & 5    | Owner          | Included within brief monitoring report to be submitted to the LPA as evidence that agreed management has been undertaken. Reports to be submitted at end of each monitoring occasion. |
| 4                                                                                                                                                                                                                                                                                                                                                                                            | Presence of created egg-laying habitat piles                                                                               | Visual inspection & photographic evidence. Undertaken by an ecologist                                                                                               | End of Years 1, 2 & 5 | Owner          | Included within brief monitoring report to be submitted to the LPA as evidence that agreed management has been undertaken. Reports to be submitted at end of each monitoring occasion. |
| <p>Correct implementation of the initial works are considered to be critical to ensure that works proceed in accordance with the management plan, and so that the hybrid willow present on the site is effectively protected and that other works (such as fencing and brash piles) are sensitively located. This initial work should therefore be overseen by a professional ecologist.</p> |                                                                                                                            |                                                                                                                                                                     |                       |                |                                                                                                                                                                                        |

## 5.0 APPENDICES

## Appendix A: Species Records (2014 Survey)

| Species                        | Common Name                 | Abundance | Comment      |
|--------------------------------|-----------------------------|-----------|--------------|
| MAIN AREA                      |                             |           |              |
| <i>Equisetum arvense</i>       | Field Horsetail             | f         |              |
|                                |                             |           |              |
| <i>Athyrium filix-femina</i>   | Lady-fern                   | o         |              |
| <i>Dryopteris dilatata</i>     | Broad Buckler-fern          | o         |              |
| <i>Dryopteris filix-mas</i>    | Male-fern                   | o         |              |
|                                |                             |           |              |
| <i>Deschampsia cespitosa</i> * | Tufted Hair-grass           | f         |              |
| <i>Anthoxanthum odoratum</i>   | Sweet Vernal-grass          | lf        |              |
| <i>Holcus lanatus</i>          | Yorkshire-fog               | lf        |              |
| <i>Poa trivialis</i>           | Rough Meadow-grass          | lf        |              |
| <i>Arrhenatherum elatius</i>   | False Oat-grass             | r         |              |
| <i>Dactylis glomerata</i>      | Cock's-foot                 | r         |              |
|                                |                             |           |              |
| <i>Carex flacca</i> *          | Glaucous Sedge              | r         |              |
| <i>Carex hirta</i>             | Hairy Sedge                 | r         |              |
| <i>Carex leporina</i> *        | Oval Sedge                  | r         |              |
| <i>Carex panicea</i> *         | Carnation Sedge             | r         | SK4928352442 |
|                                |                             |           |              |
| <i>Juncus inflexus</i>         | Hard Rush                   | a/ld      |              |
| <i>Juncus acutiflorus</i> *    | Sharp-flowered Rush         | o/ld      |              |
| <i>Juncus effusus</i>          | Soft-rush                   | r         |              |
|                                |                             |           |              |
| <i>Galium aparine</i>          | Cleavers                    | a         |              |
| <i>Angelica sylvestris</i> *   | Wild Angelica               | f/a       |              |
| <i>Lathyrus pratensis</i>      | Meadow Vetchling            | f/a       |              |
| <i>Epilobium hirsutum</i>      | Great Willowherb            | f/la      |              |
| <i>Filipendula ulmaria</i> *   | Meadowsweet                 | f/la      |              |
| <i>Lotus pedunculatus</i> *    | Greater Bird's-foot-trefoil | f/la      |              |
| <i>Rubus fruticosus agg.</i>   | Bramble                     | f/la      |              |
| <i>Urtica dioica</i>           | Common Nettle               | f/la      |              |
| <i>Sanguisorba officinalis</i> | Great Burnet                | lf/la     |              |
| <i>Cirsium palustre</i> *      | Marsh Thistle               | f         |              |
| <i>Rumex crispus</i>           | Curled Dock                 | f         |              |
| <i>Rumex obtusifolius</i>      | Broad-leaved Dock           | f         |              |
| <i>Scrophularia auriculata</i> | Water Figwort               | f         |              |
| <i>Silene flos-cuculi</i> *    | Ragged-Robin                | f         |              |
| <i>Cardamine flexuosa</i>      | Wavy Bitter-cress           | lf        |              |
| <i>Centaurea nigra</i>         | Common Knapweed             | lf        |              |
| <i>Potentilla reptans</i>      | Creeping Cinquefoil         | lf        |              |

| Species                            | Common Name                | Abundance | Comment        |
|------------------------------------|----------------------------|-----------|----------------|
| <i>Stachys sylvatica</i>           | Hedge Woundwort            | lf        |                |
| <i>Trifolium medium</i>            | Zigzag Clover              | lf        |                |
| <i>Rumex acetosa</i>               | Common Sorrel              | o/lf      |                |
| <i>Cerastium fontanum</i>          | Common Mouse-ear           | o         |                |
| <i>Dactylorhiza fuchsii</i> *      | Common Spotted-orchid      | o         |                |
| <i>Epilobium montanum</i>          | Broad-leaved Willowherb    | o         |                |
| <i>Heracleum sphondylium</i>       | Hogweed                    | o         |                |
| <i>Potentilla erecta</i>           | Tormentil                  | o         |                |
| <i>Ranunculus repens</i> *         | Creeping Buttercup         | o         |                |
| <i>Senecio erucifolius</i>         | Hoary Ragwort              | o         |                |
| <i>Stellaria alsine</i> *          | Bog Stitchwort             | o         |                |
| <i>Stellaria graminea</i>          | Lesser Stitchwort          | o         |                |
| <i>Achillea ptarmica</i> *         | Sneezewort                 | r         |                |
| <i>Cardamine pratensis</i> *       | Cuckooflower               | r         |                |
| <i>Chamerion angustifolium</i>     | Rosebay Willowherb         | r         |                |
| <i>Circaea lutetiana</i>           | Enchanter's-nightshade     | r         |                |
| <i>Dactylorhiza praetermissa</i> * | Southern Marsh-orchid      | r         |                |
| <i>Galeopsis tetrahit</i> agg.     | Common Hemp-nettle         | r         |                |
| <i>Glechoma hederacea</i>          | Ground Ivy                 | r         |                |
| <i>Luzula multiflora</i>           | Heath Wood-rush            | r         | SK4923352482   |
| <i>Mentha</i> sp.                  | a mint [indet.]            | r         |                |
| <i>Ranunculus acris</i>            | Meadow Buttercup           | r         |                |
| <i>Ranunculus flammula</i> *       | Lesser Spearwort           | r         |                |
| <i>Silene dioica</i>               | Red Campion                | r         |                |
|                                    |                            |           |                |
| <i>Brachythecium rutabulum</i>     | Rough-stalked Feather-moss | f         |                |
| <i>Kindbergia praelonga</i>        | Common Feather-moss        | f/a       |                |
| <i>Calliergonella cuspidatum</i>   | Pointed Spear-moss         | o         |                |
| <i>Plagiomnium undulatum</i>       | Hart's-tongue Thyme-moss   | o         |                |
|                                    |                            |           |                |
| TREES & SHRUBS                     |                            |           |                |
| <i>Fraxinus excelsior</i>          | Ash                        | f         | planted & nat' |
| <i>Quercus robur</i>               | Pedunculate Oak            | f         | planted & nat' |
| <i>Salix cinerea</i> agg.          | Grey Willow                | o         |                |
| <i>Acer campestre</i>              | Field Maple                | r         | planted        |
| <i>Carpinus betulus</i>            | Hornbeam                   | r         | planted        |
| <i>Betula pendula</i>              | Silver Birch               | r         | planted        |
| <i>Corylus avellana</i>            | Hazel                      | o         | planted        |
| <i>Salix elaeagnos</i>             | Olive Willow               | r         | planted        |
| <i>Rosa canina</i> agg.            | Dog-rose                   | r         |                |
| <i>Viburnum opulus</i> 'Roseum'    | Snowball Bush              | r         | planted        |
| <i>Ulex europaeus</i>              | Gorse                      | o         |                |
|                                    |                            |           |                |
|                                    |                            |           |                |

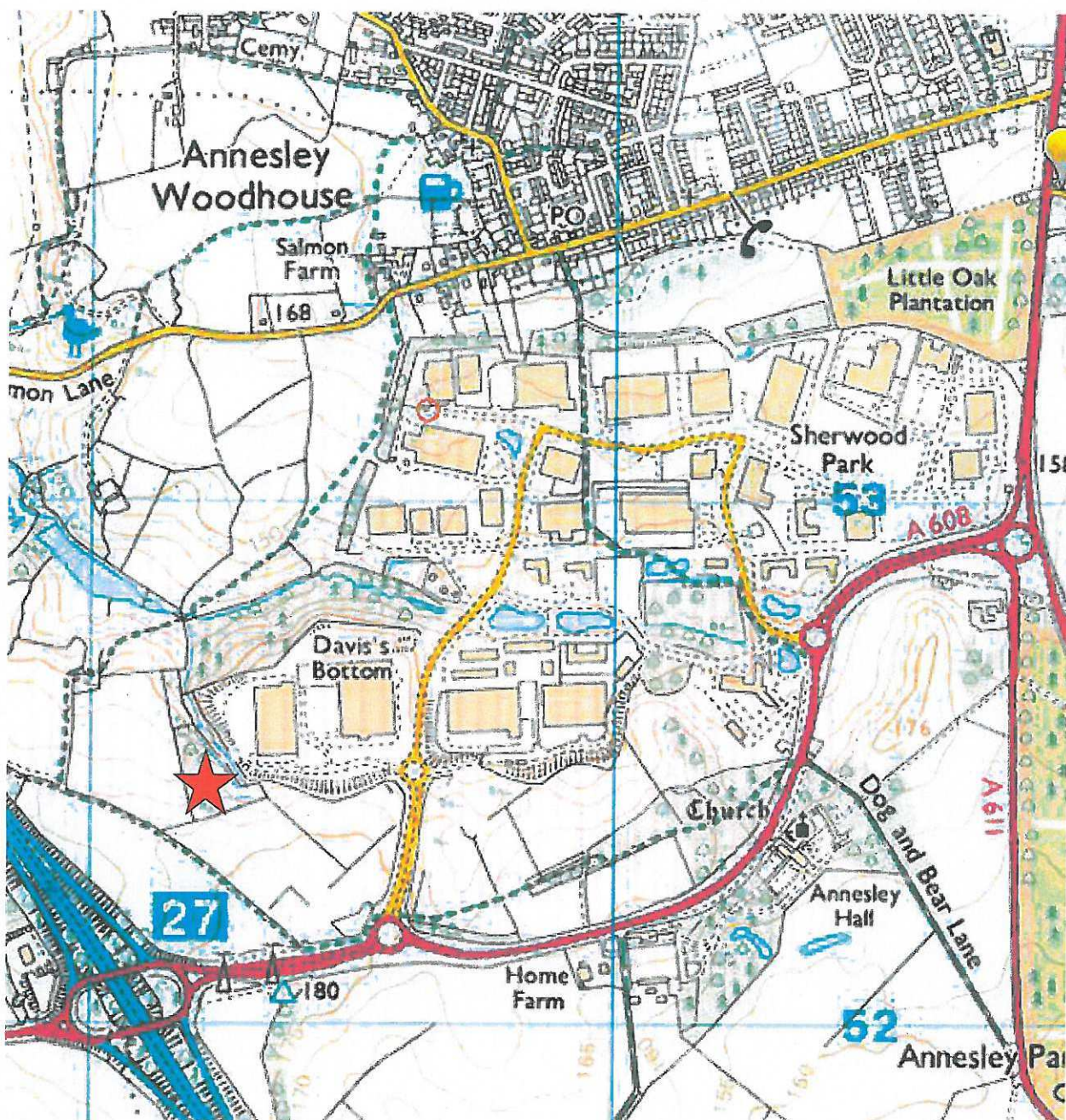
| Species                       | Common Name     | Abundance | Comment |
|-------------------------------|-----------------|-----------|---------|
| BOUNDARIES                    |                 |           |         |
| <i>Quercus robur</i>          | Pedunculate Oak | f         |         |
| <i>Sambucus nigra</i>         | Elder           | o         |         |
| <i>Ilex aquifolium</i>        | Holly           | r         |         |
| <i>Corylus avellana</i>       | Hazel           | o         |         |
| <i>Fraxinus excelsior</i>     | Ash             | f         |         |
| <i>Prunus spinosa</i>         | Blackthorn      | o         |         |
|                               |                 |           |         |
|                               |                 |           |         |
| OTHER                         |                 |           |         |
| <i>Natrix natrix</i>          | Grass Snake     | P         | basking |
|                               |                 |           |         |
| <i>Sylvia communis</i>        | Whitethroat     | P         |         |
| <i>Phylloscopus trochilus</i> | Willow Warbler  | P         |         |
| <i>Phylloscopus collybita</i> | Chiffchaff      | P         |         |
| <i>Sylvia atricapilla</i>     | Blackcap        | P         |         |
| <i>Turdus merula</i>          | Blackbird       | P         |         |
|                               |                 |           |         |
| <i>Vanessa atalanta</i>       | Red Admiral     | p         |         |
| <i>Pieris brassicae</i>       | Large White     | p         |         |
|                               |                 |           |         |
| <i>Sciurus carolinensis</i>   | Grey Squirrel   | p         |         |

**NOTE:** Species marked with an asterisk are Marsh Grassland Characteristic species as listed within the selection guidelines for Local Wildlife Sites in Nottinghamshire<sup>11</sup>. To qualify for designation a threshold of 9 species needs to be present within the habitat. As a total of 17 of these indicator species are present the site continues to qualify for designation as a Local Wildlife Site.

The site also qualifies for designation due to the presence of *Salix x multinervis* which is included in the Nottinghamshire Rare Plant Register.

<sup>11</sup> NGBRC. (2007). *SINC Selection in Nottinghamshire A summary of current methods of identifying important wildlife and geology sites as agreed by the Nottinghamshire SINC Panel – Version February 2007.*





**Site Location:**



**North east of J27 of M1 - Annesley Woodhouse,  
Nottinghamshire**

**Grid Ref: SK49245245**



**Cuttailbrook Leisure/EON UK Plc.**

**Davis's Bottom Grassland LWS  
Management Plan**

**Site Location**

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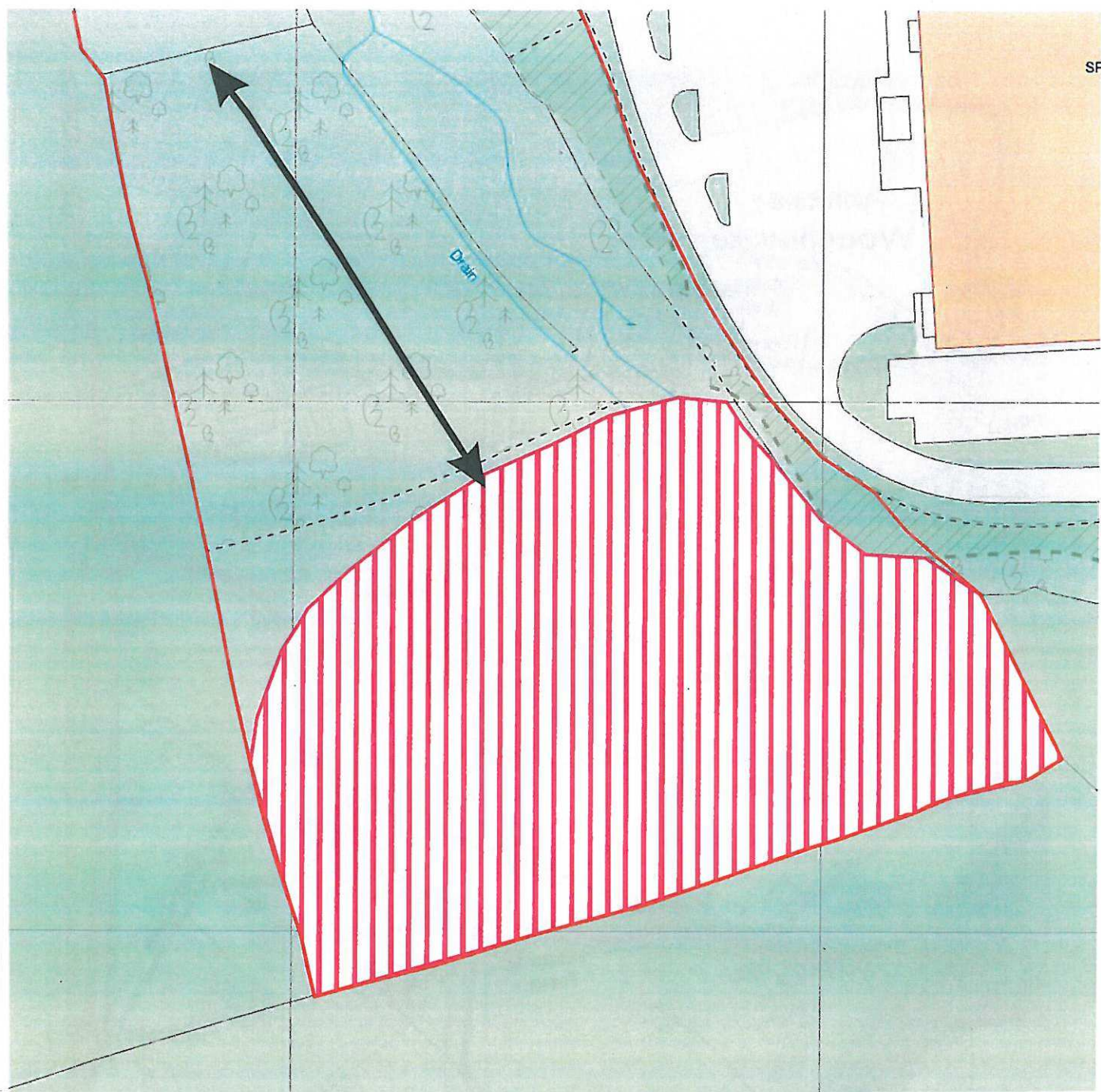
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10.06.2014

**Figure 1**

**6067-E-01A**



Designation Boundary of Davis's Bottom Grassland  
Local Wildlife Site Ref. 2/212



Area covered by Management Plan



Access route: Woodland ride leading up from  
surfaced access (loose-fill material) from Willow  
Drive, Sherwood Business Park.



Cuttailbrook Leisure/EON Uk Plc.

Davis's Bottom Grassland LWS  
Management Plan

Boundaries and Access

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**Figure 2**

**6067-E-02A**



Marsh/Marshy Grassland



Trees & Scrub



Management Plan Boundary



Target Note



Cuttailbrook Leisure/EON Uk Plc.

Davis's Bottom Grassland LWS  
Management Plan

Map 3: Current State

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**Figure 3**

**6067-E-03B**



Marsh/Marshy Grassland



Trees & Scrub



Management Plan Boundary



Indicative Fence Line



Cuttailbrook Leisure/EON UK Plc.

Davis's Bottom Grassland LWS  
Management Plan

Map 4: Future State

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**Figure 4**

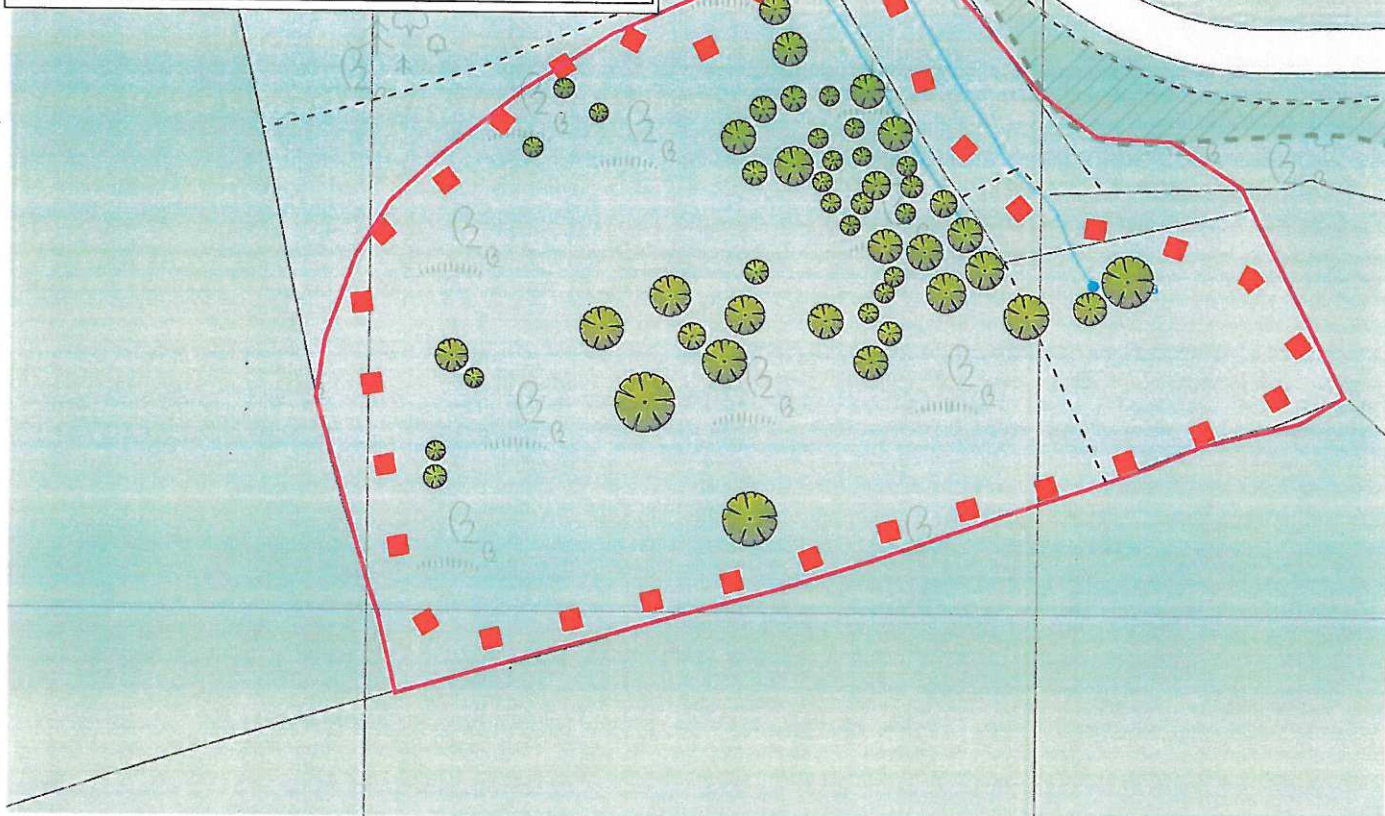
**6067-E-04A**

| Objective                              | Project Title               | Project Description                                                                                                                                                                                                                                 |
|----------------------------------------|-----------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Objective 1:<br>Marsh/Marshy Grassland | Scrub Control               | Cut and chemically stump treat scrub<br>Chip arisings and use to create egg-laying habitat for grass snake                                                                                                                                          |
| Objective 1:<br>Marsh/Marshy Grassland | Removal of<br>Planted Trees | Dig up and transplant planted trees (except ash & non-native ornamental species) on adjacent land within the same ownership.<br>Dig up and chip ash trees.                                                                                          |
| Objective 2:<br>Marsh/Marshy Grassland | Fencing &<br>drinking water | Clear proposed new fence line of scrub (as above for Objective 1). Erect livestock fencing (post & netting with 2 strands of barbed wire above and a single access gate).<br>Provide a temporary source of drinking water (e.g. small water bowser) |
| Objective 2:<br>Marsh/Marshy Grassland | Grazing                     | Source grazing animals and graze site between the months of Sept-March inclusive to remove the season's growth and control further scrub development                                                                                                |
| Objective 3:<br>Species                | <i>Salix x multinervis</i>  | Identify location of shrubs of this hybrid willow. Ensure that retained during scrub removal.<br>Erect fencing around shrubs if grazing animals pose a threat.                                                                                      |
| Objective 3:<br>Species                | Grass snake                 | Create egg-laying habitat for grass snake using brash and woodchip from scrub removal                                                                                                                                                               |

**Construction of egg-laying habitat for grass snake:**  
Locate on areas of ruderal tall-herbs (e.g nettles, thistles and bramble)

Create a base from a small pile of brash.

Build a pile of woodchip on top of the brash



Indicative Fence Line



Trees & Scrub to be removed



Management Plan Boundary



Cuttailbrook Leisure/EON Uk Plc.

Davis's Bottom Grassland LWS  
Management Plan

Proposed Management  
To Achieve Future State

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**Figure 5**

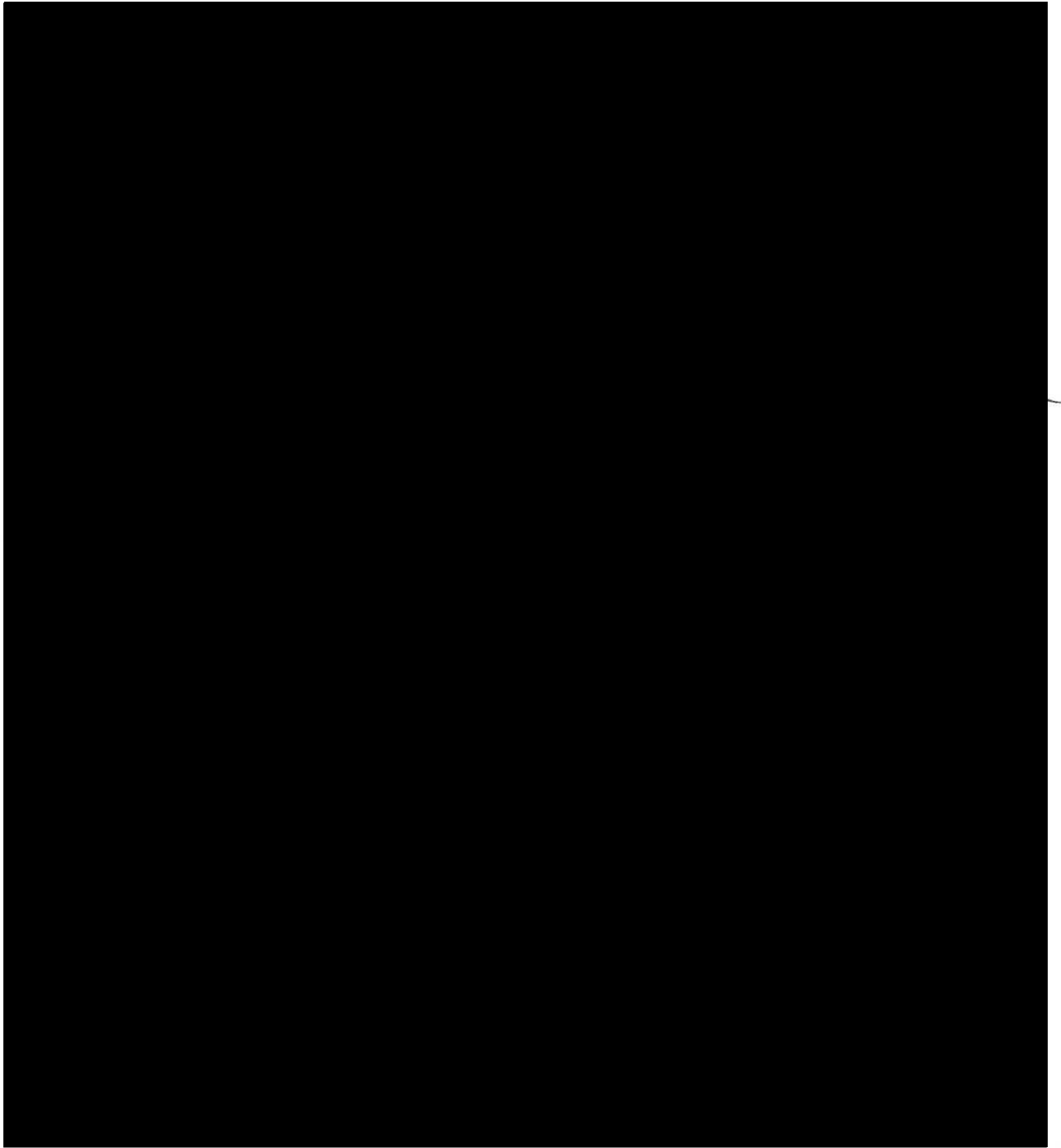
**6067-E-05A**

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DATED 12<sup>th</sup> November 2013<sup>4</sup>

88

ASHFIELD DISTRICT COUNCIL

And

ANDREW HANKIN and  
ELYSE CLARE HANKIN and  
E-ON LIMITED

E.ON UK plc

88

AGREEMENT

(under S106 of the Town and Country  
Planning Act 1990)

Residential Development of Land to the  
Rear of 21A Willow Drive  
Annesley Woodhouse  
Nottingham

P.G. Marshall  
Chief Executive,  
Ashfield District Council