

1 Rough grassland and nest box 1:1000

Key

- Rough grassland
- Barn owl box on a retained tree
- Zone divider
- Ponds: C1, C2 clean water; P1 existing
- Site boundary
- Greywater system (see LW-GW-01 to 04)
- Retained trees
- Orchard and soft fruit
- Coppice
- Growing beds
- Mown paths
- Root protection area



A tree-mounted owl box of similar pattern: sloping felt roof with a front overhang, square entrance high on the front, inspection panel below it and the floor projecting as a platform.
Photograph by Robert Graham, CC BY-SA 2.0, geograph.org.uk/photo/6981955



The front of the box: square entrance with the exercise platform directly below it, hinged inspection door with timber turn-buttons, tapered sides.
Photograph by Roger Cornfoot, CC BY-SA 2.0, geograph.org.uk/photo/2677297

Specification (Barn Owl Trust tree box)

1. 740 × 710 × 500 mm overall
2. Square entrance 130 × 130 mm (100–150 permitted)
3. Drop from the entrance to the floor not less than 450 mm (Trust box 460)
4. Nest floor not less than 0.2 m²
5. Exercise platform with a raised edge, sheltered and drained
6. 9 mm exterior-grade plywood, felt roof, sealed joints, rust-proof fixings, front access panel
7. Trust's hanging kit, rust-proof fittings
8. 3 m minimum above ground

2 Nest box, Barn Owl Trust tree box PHOTOGRAPHS

Management of the rough grassland

1. Left to build up a tussocky litter layer before any cut.
2. Topped rather than mown, cut high and in alternate blocks in late summer, so that standing tussocky grass always remains (Barn Owl Trust guidance).
3. Arisings removed where cut.
4. No fertiliser, herbicide or anticoagulant rodenticide on or beside the rough grassland.
5. No grazing, or light conservation grazing only (Management Plan Table 5-10).
6. Topping is habitat maintenance, done after a walk-over check for nesting birds and amphibians; scrub, hedgerow and tree clearance is avoided in the bird breeding season.
7. Timing and cutting heights follow Barn Owl Trust guidance; condition recorded at the annual winter walkover (Management Plan Table 5-13).

Nest box siting

1. Box to the Barn Owl Trust tree-box criteria (view 2): the Trust's tree box or one built to its published plan.
2. Fixed not less than 3 m above ground on a retained tree at the woodland edge north-west of the drainage field, overlooking the rough grassland (indicative position), with the entrance visible to a passing owl when the tree is in leaf.
3. Entrance facing the rough grassland and away from the prevailing south-westerly weather.
4. Fixed with the Trust's hanging kit and rust-proof fittings, or on a batten held round the trunk with adjustable straps so that the living tree is not nailed.
5. Erected October to February, before first occupation of the dwelling and before the breeding season.
6. Checked each winter (November to January, dry calm weather) and cleared when nest debris exceeds about 75 mm, normally every two to three years, as the Barn Owl Trust advises.
7. Steep-sided water troughs near the box fitted with a float or ramp, as the Trust advises; the clean-water ponds have shallow planted margins.
8. No anticoagulant rodenticides on or beside the rough grassland; elsewhere trapping and proofing in preference to poison.

Lower Wych One Planet Development

Land west of Lower Lanes Farm, Lower Wych

Planning application P/2026/0466

Rough grassland and barn owl provision

LW-EC-01

FOR PLANNING

Scale at A3 1:1000

07.10.2026