

APPROVAL OF MATTERS RESERVED BY CONDITION

ALTERATIONS TO EXISTING ACCESS, CONSTRUCTION OF ADDITIONAL CAR AND LORRY SPACES, SITING OF SECURITY GATE AND BARRIERS AND INSTALLATION OF NEW SECURITY GATE AND BARRIER TO EXISTING CAR PARK

ANNYALLA CHICKS UK LTD

ANNYALLA CHICKS UK LTD, ABENBURY WAY, WREXHAM INDUSTRIAL ESTATE, WREXHAM, LL13 9UZ

Harrison Pick Ltd
Station Farm Offices
Wansford Road
Nafferton
East Yorkshire

Ian Pick: 07702 814950
ian@harrisonpick.co.uk

Sam Harrison: 07837 558724
sam@harrisonpick.co.uk

Harrison Pick Ltd
PLANNING CONSULTANTS

1. INTRODUCTION

This application has been commissioned by Annyalla Chicks UK LTD of Abenbury Way, Wrexham Industrial Estate, Wrexham, LL13 9UZ.

The purpose of this application is to submit details for approval relating to matters that are reserved by condition. This application relates to the approval of matters reserved by conditions relating to application reference P/2024/0117.

This report has been prepared by Sam Harrison of Harrison Pick Ltd. Sam is a Chartered Planner and a Member of the Royal Town Planning Institute (MRTPI). He benefits from 12 years of experience having served with Ian Pick Associates Ltd and currently with Harrison Pick Ltd, with a primary focus on agricultural and rural development.

2. CONDITIONS REQUIRING APPROVAL

The approval was subject to 4No. pre-commencement condition. These are matters which require the submission of additional information to the LPA. These are summarised below:

Condition No. 4 – GCN Reasonable Avoidance Measures Scheme
Condition No. 6 – Biosecurity Risk Assessment
Condition No. 7 – Methods of Cycle Shelter
Condition No. 8 – Gate Management System

3. GCN Reasonable Avoidance Measures Scheme

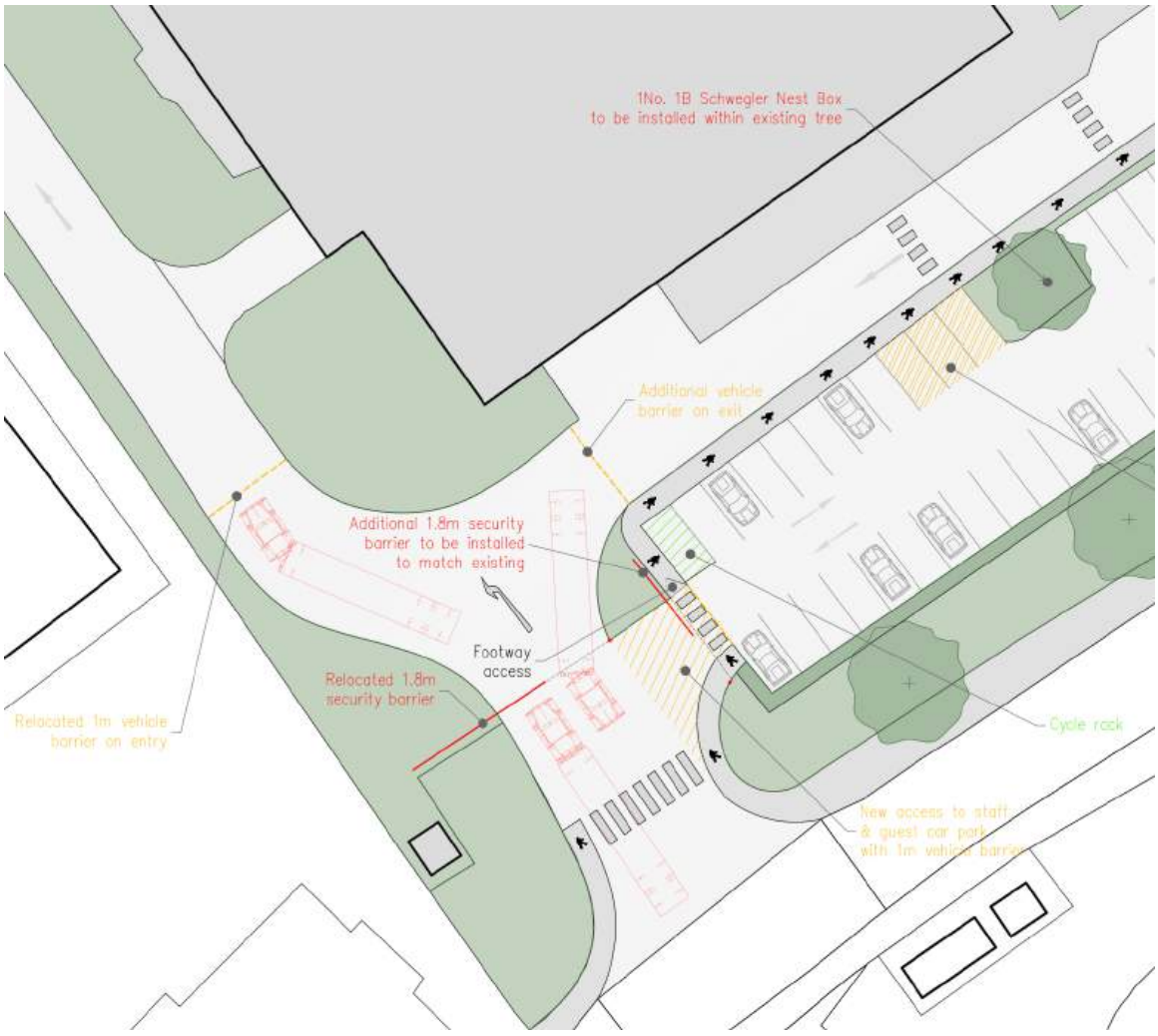
A GCN Reasonable Avoidance Measures Scheme can be found at Appendix A.

4. Biosecurity Risk Assessment

A Biosecurity Risk Assessment can be found at **Appendix B**.

5. Methods of Cycle Shelter

A secure cycle shelter will be provided per the approved plans (an extract of which can be seen below).



Specifics of the shelter can be found at **Appendix C**.

6. Gate Management System

The gate management system operates on keypad code entry, with an associated buzzer system linked to an existing reception area for guests not privy to the gate access code. No changes to the existing arrangements are proposed in this respect.

Sam Harrison MRTPI
Chartered Planner | Harrison Pick Ltd

APPENDIX A

REASONABLE AVOIDANCE MEASURES SCHEME FOR GREAT CRESTED NEWTS

ABENBURY WAY, WREXHAM INDUSTRIAL ESTATE, WREXHAM

FOR

ANNYALLA CHICKS (UK) LTD

(October 2024)
(Contract number 448a)

Prepared by:
Dr Linda Barnett BSc (Hons), PhD, MCIEEM
Craig Emms MSc MCIEEM
Huntingdon
Tel: 07434 723290
Email: lb.pboro@gmail.com

© Craig Emms and L K Barnett

CONTENTS

Project Data	3
Introduction	4
Preliminary Ecological Appraisal Survey Objectives and Methods	5
Preliminary Ecological Appraisal Survey Results	5
Reasonable Avoidance Measures	6
Reasonable Avoidance Measures to be Implemented	6
References	10
Appendix 1: Tree Protective Measures Method Statement	11
Appendix 2: Considerations When Choosing Lighting	13
Quality Assurance	15
Copyright and Limitations	16

PROJECT DATA

Scheme prepared by	Craig Emms and Linda Barnett
Site Address	Abenbury Way, Wrexham Industrial Estate, Wrexham LL13 9UZ
Local Planning Authority	Wrexham County Borough Council
Full Planning Permission Granted for:	Alterations to existing access, construction of additional car and lorry spaces, siting of security gate and barriers and installation of new security gate and barrier to existing car park
Code Number:	ABE P/2024/0117
Central Ordnance Survey Grid Reference	SJ 37510 50558
Date Scheme Issued	14 October 2024
Scheme Version	Version 1

INTRODUCTION

BACKGROUND TO THIS SCHEME

Craig Emms and Linda Barnett were contracted by Annyalla Chicks (UK) Ltd to prepare a Great Crested Newt Reasonable Avoidance Measures Scheme for land at Abenbury Way, Wrexham Industrial Estate, Wrexham, hereafter referred to as 'the site'.

Annyalla Chicks (UK) Ltd intend to alter the current access, construct additional car and lorry spaces, and install a new security gate and barrier to the existing car park.

OBJECTIVES

The scheme been prepared to discharge Condition 4 of the full planning permission granted for the site by Wrexham County Borough Council on 22nd May 2024.

Condition 4 of the full planning permission states:

"No part of the development shall commence until a GCN Reasonable Avoidance Measures scheme has been submitted to, and approved in writing by, the Local Planning Authority. The Reasonable Avoidance Measures (RAMs) shall include, but not necessarily be limited to further details and associated plans concerning GCN avoidance and mitigation measures (prior to and throughout the duration of any work). The Reasonable Avoidance Measures scheme shall be carried out in accordance with the approved details."

The scheme should be read in conjunction with the Preliminary Ecological Appraisal (Emms and Barnett, 2024) and the Biosecurity Risk Assessment for the site (Emms and Barnett, 2024a).

PRELIMINARY ECOLOGICAL APPRAISAL OBJECTIVES AND METHODS

One of the objectives of the Preliminary Ecological Appraisal (PEA) was to record the protected species, including great crested newts (GCN), present on the site. This information was necessary to:

- provide professional advice on the actions needed to ensure that the works do not cause disturbance or harm to GCN in the local area and;

- advise specifically as to whether or not a GCN development license is needed for the duration of the works.

The PEA survey was conducted in February 2024 by appropriately qualified, experienced and licensed personnel (see the Quality Assurance section at the end of the scheme).

PRELIMINARY ECOLOGICAL APPRAISAL RESULTS

The habitats on and adjacent to the site include hardstanding, bare earth, amenity grassland, introduced shrubs and scattered trees.

The habitats covering the majority of the development site are considered to be very poor habitats for great crested newts during their terrestrial phase. The site is also surrounded by other industrial and business units and very busy roads, all of which act as effective barriers to the terrestrial movement of newts.

As a result of the PEA, it was advised that a GCN development licence is not needed in this case. However, it was also advised that if great crested newts are discovered during site preparation, clearance, enabling or construction phases of the project, then all works must stop until the advice of a professional/suitably qualified ecologist and Natural Resources Wales is obtained, including the need for a licence.

REASONABLE AVOIDANCE MEASURES

This scheme provides Reasonable Avoidance Measures that if successfully implemented will effectively minimise the risk of breaching current legislation relating to GCN and will ensure that the favourable conservation status of any potential GCN population in the local area of the site is maintained within their natural range.

REASONABLE AVOIDANCE MEASURES TO BE IMPLEMENTED

Pre-construction at the Site

- Prior to the placement of the temporary works compound, and to works commencing at the site, a suitably experienced and licensed ecologist will be appointed by the developer to ensure that the reasonable avoidance measures are successfully implemented;

- The reasonable avoidance measures will be implemented as deemed appropriate by the ecologist. A copy of this scheme including the 'on call' ecologist contact details will be kept on-site and available for inspection during development related works at the site;

- Prior to any development related works commencing at the site the contractors will undergo a site induction/tool box talk where the implications arising from the potential presence of GCN/other amphibians within the local area and the need to implement the reasonable avoidance measures detailed in this scheme will be fully explained by the ecologist;

- The timing of the development works and implementation of reasonable avoidance measures will, where practicable to do so, encompass the period when the majority of GCN are considered likely to be hibernating (see below). Consequently, the risk of GCN being adversely impacted by the works will be minimised;

- The winter hibernation/dormancy period for amphibians is generally accepted to run from November to February, with hibernation/dormancy for individual amphibians usually commencing following the first hard winter frost;

Protection of Nesting Birds

- It is possible that bird's nest in the introduced shrub and scattered trees on the site. As a precaution, appropriate and pragmatic measures should be taken to avoid committing the offence of killing or injuring a wild bird or damaging or destroying an active nest; all birds, their nests and eggs are protected by the Wildlife & Countryside Act of 1981. This makes it an offence, with certain exceptions, to deliberately take, damage or

destroy the nest of any wild bird while it is in use or being built. It is also illegal to take or destroy the egg of any wild bird.

- Any operations that may disturb nesting habitat should be conducted outside the main bird nesting season. The main bird nesting season is usually taken as the beginning of March to the end of September inclusive in this part of Britain. If this is unavoidable, a pre-clearance inspection by a suitably experienced ornithologist will be required immediately prior to construction works to identify whether any nests are present, and ensure appropriate action is taken. If the latter approach is taken and nesting is encountered there is a risk of delay since an 'exclusion zone' may need to be set up around active nests until the young have fledged. Please be aware that some species of bird may occasionally be found nesting outside of the main bird nesting season as detailed above (*e.g.* barn owl, tawny owl, long-eared owl, mistle thrush, robin, yellowhammer, corn bunting, stock dove, feral pigeon, woodpigeon and collared dove *etc*.). Always check potential nesting habitat for signs of nesting birds (*e.g.* look for singing males or birds making strident alarm calls) before disturbing potential nesting habitat when outside of the main nesting season. If you believe that nesting birds *may* be present, instruct a suitably experienced ornithologist to conduct an inspection.

Protection of Trees

- All trees which are neighbouring the development site will be protected from direct impact and severance or asphyxiation of root systems. Any ground disturbance works will only take place at a minimum distance from individual trees (refer to Appendix 1: Tree Protection Measures Method Statement);

- Any required tree protection measures will be implemented in accordance with current best practice recommendations or guidance (refer to Appendix 1: Tree Protection Measures Method Statement);

Lighting

- To comply with national planning policy framework paragraph 125, unnecessary negative impacts of new lighting at night should be avoided *e.g.* on GCN/other amphibians. Possible negative impacts of new lighting should also be minimised by keeping the hours when lighting is used as short as possible, avoiding light spillage by using directional down-lighting, reducing the brightness of necessary illumination and keeping light from shining on bat roost entries, bat flyways and foraging areas, and other mammal holes. Luminaires (light sources, lamps, LEDs and their fittings) come in a myriad of different specifications which a lighting professional can help to select. Refer to Appendix 2: Considerations When Choosing Lighting.

Vegetation Clearance/Management Works

- Prior to any vegetation clearance and/or ground disturbance works commencing at the site, the extent of works will be agreed by the ecologist and the contractors;

- A pre-clearance finger-tip search of the development site by the ecologist will be conducted immediately prior to site stripping and any vulnerable taxa removed to safety.

Terrestrial Habitats

- The ecologist and the contractors will ensure that no areas of terrestrial habitat that is to be retained adjacent to the development site are inadvertently lost or damaged as a consequence of the development works;

Storage of Materials on the Site

- The temporary works compound, including any on-site storage/lay down areas, will be kept clear of debris and, where practicable; stored materials will be kept off the ground on stillages or pallets so as to prevent GCN/other amphibians from seeking shelter or protection under/within them;

- Where materials need to be delivered to the development site for immediate use and/or temporary storage directly on the ground, care will be taken not to cause unnecessary or inadvertent damage or disturbance to neighbouring terrestrial habitat;

- Any skips or bins, if used, will ideally be stored on baulks of timber to keep them off the ground so as to prevent GCN/other amphibians from seeking shelter under them;

Removal of Spoil from the Site

- In the event that spoil needs to be removed from the development site, it will be taken off-site at the earliest opportunity for appropriate disposal;

Bio-security

- The ecologist will advise the developer/contractor regarding potential bio-security issues relating to the import and removal of material at the development site (see also the Biosecurity Risk Assessment for the site for details - Emms and Barnett, 2024a);

Excavations

- All open excavations will incorporate soil 'ramps' at either end to allow GCN/other amphibians and small mammals falling into them to escape;

- Wherever practicable, excavations will be in-filled and made good to ground level at the earliest opportunity, so as to remove any hazard to GCN/other amphibians;

- Should spoil/materials be left on the ground overnight they may require searching for sheltering GCN/other amphibians by the ecologist before they are moved;

Discovery of GCN/other Amphibians on the Site

- Should amphibians (other than GCN) be found terrestrially at the development site they will be captured by hand and may be held captive for a short period in secure, clean containers lined with damp moss prior to their release into suitable cover adjacent to the site boundaries, as deemed appropriate by the ecologist;

- If more than one amphibian species is found (other than GCN) they will be kept in separate secure, clean containers lined with damp moss to avoid injury and/or predation. Amphibian capture will be carried out by the ecologist or their accredited agent;

- In the event that the ecologist is not present on-site when an amphibian is found terrestrially the contractor will place the amphibian/s into the secure, clean container/s lined with damp moss provided by the ecologist and to be kept on-site for such an eventuality. The ecologist will be contacted immediately for advice on release and to ensure that the amphibian species is correctly identified/recorded;

- The reasonable avoidance measures scheme proposed does not allow GCN to be captured or removed from the site and released at another location. In the unlikely event that GCN are found within the development site all work must stop immediately and the ecologist and/or Natural Resources Wales immediately contacted for advice on how to proceed.

Resourcing

The contractor will be responsible for adequately resourcing and ensuring the successful implementation of the GCN reasonable avoidance measures detailed above.

REFERENCES

BCT and ILP, 2023 *Guidance Note 08/23: Bats and Artificial Lighting at Night*. Bat Conservation Trust, London and Institute of Lighting Professionals, Rugby UK.

Emms, C. and Barnett, L. (2024) *Preliminary Ecological Appraisal of Abenbury Way, Wrexham Industrial Estate, Wrexham for Annyalla Chicks (UK) Ltd.* Craig Emms and Dr Linda Barnett, Huntingdon, UK.

Emms, C. and Barnett, L. (2024a) *Biosecurity Risk Assessment for Abenbury Way, Wrexham Industrial Estate, Wrexham for Annyalla Chicks (UK) Ltd.* Craig Emms and Dr Linda Barnett, Huntingdon, UK.

ILP (2021) *Guidance Note 1 for the reduction of obtrusive light. https://theilp.org.uk/publication/guidance-note-1-for-the-reduction-of-obtrusive-light-2021/* Institute of Lighting Professionals, Rugby, UK.

Stone, E. L., Jones, G., and Harris, S. (2012) Conserving energy at a cost to biodiversity? Impacts of LED lighting on bats. *Glob. Change Biol.* 18, 2458-2465

APPENDIX 1: TREE PROTECTION MEASURES METHOD STATEMENT

The primary purpose of this Method Statement is to aid in the preservation of the trees close to the area where the works will occur through setting out the appropriate working practises and techniques which are to be adopted when works are carried out in the proximity of the trees.

In order for tree protection measures to work effectively, all personnel associated with the works must be familiar with this plan and the principles of protection contained within it.

Tree protection measures for development works
Tree root protection areas will be established fully before the placement of the temporary works compound is commenced. These will be in accordance with the 'British Standard 5837: 2012 Trees in Relation to Design, Demolition and Construction – Recommendations', and will be retained for the duration of development works.

Tree root protection areas
A tree root protection area (RPA) will be created for all trees that are located close to the where the works will be carried out. For single stem trees, the RPA should be calculated as an area equivalent to a circle with a radius 12 times the stem diameter (for calculating the RPA of multi-stemmed trees see British Standard 5837: 2012 pages 10 and 11) and this will be demarcated by protective fencing. The temporary RPA fencing shall consist of Heras Fencing panels and these will be erected prior to any works commencing on the site, including any site clearance works commencing or any equipment, machinery or materials being brought on to the site. The RPAs around the trees will remain in place at all times throughout the project and until all parts of the project have been completed and all equipment; machinery and surplus materials have been removed from the site.

During the works the following conditions must be adhered to with regard to the RPAs:

- No fires to be lit in close proximity or within the RPAs;
- No excavation shall occur within the RPAs;
- No change in levels shall occur within the RPAs;
- No storage of materials, vehicles, plant or equipment shall occur within the RPAs;
- No cement or cement mixing shall occur within the RPAs;
- No discharge of liquids shall occur within the RPAs;

- No site facilities shall be placed within the RPAs;

- No passage of vehicles, plant or pedestrians shall occur within the RPAs;

- Care should be exercised when using cranes or similar equipment near the RPAs;

- It is essential that allowances are made for the slope of the ground so that damaging materials such as concrete washings, mortar or fuel oil cannot run towards the RPAs;

- During any works close to the RPAs should the contractor encounter any roots: any root smaller than 35mm diameter should be pruned carefully with a propriety cutting tool such as a saw or secateurs and roots larger than this will require consultation with an aboriculturalist before severing, as they could be essential to the tree's health.

A copy of this method statement will be retained on site at all times.

APPENDIX 2: CONSIDERATIONS WHEN CHOOSING LIGHTING

the following should be considered when choosing luminaires and their potential impact on Key Habitats and features (BCT and ILP, 2023 and ILP, 2021):

- All luminaires should lack UV elements when manufactured. Metal halide, compact fluorescent sources should not be used;
- LED luminaires should be used where possible due to their sharp cut-off, lower intensity, good colour rendition and dimming capability;
- A warm white light source (2700Kelvin or lower) should be adopted to reduce blue light component;
- Light sources should feature peak wavelengths higher than 550nm to avoid the component of light most disturbing to bats (Stone *et al*, 2012);
- Internal luminaires can be recessed (as opposed to using a pendant fitting) where installed in proximity to windows to reduce glare and light spill;
- Waymarking inground markers (low output with cowls or similar to minimise upward light spill) to delineate path edges;
- Column heights should be carefully considered to minimise light spill and glare visibility. This should be balanced with the potential for increased numbers of columns and upward light reflectance as with bollards;
- Only luminaires with a negligible or zero Upward Light Ratio, and with good optical control, should be considered - See ILP, 2021;
- Luminaires should always be mounted horizontally, with no light output above 90° and/or no upward tilt;
- Where appropriate, external security lighting should be set on motion-sensors and set to as short a possible a timer as the risk assessment will allow. For most general residential purposes, a 1- or 2-minute timer is likely to be appropriate;
- Use of a Central Management System (CMS) with additional web-enabled devices to light on demand;
- Use of motion sensors for local authority street lighting may not be feasible unless the authority has the potential for smart metering through a CMS;

- The use of bollard or low-level downward-directional luminaires is strongly discouraged. This is due to a considerable range of issues, such as unacceptable glare, poor illumination efficiency, unacceptable upward light output, increased upward light scatter from surfaces and poor facial recognition which makes them unsuitable for most sites. Therefore, they should only be considered in specific cases where the lighting professional and project manager are able to resolve these issues;

- Only if all other options have been explored, accessories such as baffles, hoods or louvres can be used to reduce light spill and direct it only to where it is needed. However, due to the lensing and fine cut-off control of the beam inherent in modern LED luminaires, the effect of cowls and baffles is often far less than anticipated and so should not be relied upon solely.

QUALITY ASSURANCE

Craig Emms MSc, MCIEEM
Linda Barnett BSc (Hons), PhD, MCIEEM

Craig and Linda are professional ecologists with over 65 years of combined practical experience in nature conservation, wildlife research and management and ecological consultancy, gained from working in the UK and overseas. Craig has a MSc. in Ecosystems Analysis and Governance and Linda has a PhD in Genetics. Together they have carried out original academic research on a broad range of wildlife; insects, amphibians, reptiles, birds and mammals (including bats), and published the results as scientific papers in a number of international peer-reviewed journals. Linda co-authored the Species Action Plans for Britain's eight most endangered butterflies while working for Butterfly Conservation, and has supervised students in research projects on hazel dormouse, great crested newts and moths whilst she was co-ordinating and lecturing on a Masters course in Analytical Biology at the University of Warwick. Craig was also a lecturer in ecological methods on two Masters courses at the University of Warwick. Linda and Craig are skilled and practiced field ecologists, especially with regard to wildlife and countryside management. They are licenced by Natural England as bat and great crested newt surveyors (and are former volunteer bat roost visitors/handlers for Natural England, and former registered bat carers for the Bat Conservation Trust with 15 years of experience) and have an extensive and broad experience of a great variety of field surveys including mammals (otter, badger, water vole, hedgehog, small mammals and bats), birds, reptiles, amphibians, dragonflies, butterflies and moths. Both have undergone training in the use of eDNA methodology and field sample collection and are licensed by the British Trust for Ornithology as bird nest recorders. Craig is also licenced by Natural Resources Wales as a bat and great crested newt surveyor, and has been the named ecologist and clerk of works on many bat mitigation and compensation (development) licences.

Any information relating to legal matters, designs, specifications, advice, suggestions, or comments written or verbal in this scheme is provided in good faith and for consideration only, and does not purport in any way to give any advice on or interpretation of the law whatsoever. Professional legal advice should always be sought.

Note. *Whilst all due and reasonable care is taken in the preparation of schemes, Craig Emms and Linda Barnett accept no responsibility whatsoever for any consequences of the release of this scheme to third parties.*

COPYRIGHT AND LIMITATIONS

Craig Emms and Linda Barnett have prepared this scheme for the sole use of the above-named client or their agents with respect to the proposed development detailed in the Introduction of the report. This scheme may not be relied upon by any other party without the prior and express written agreement of the authors. All schemes are certified products and cannot be shown, copied, or distributed to third parties without the written permission of the authors. If any part of this scheme is altered without the written permission of the authors, then the whole scheme becomes invalid.

© The copyright of this document remains with Craig Emms and Linda Barnett. Its contents must not be copied or reproduced in whole or in part for any purpose without the written consent of the authors.

APPENDIX B

BIOSECURITY RISK ASSESSMENT

ABENBURY WAY, WREXHAM INDUSTRIAL ESTATE, WREXHAM
FOR
ANNYALLA CHICKS (UK) LTD

(October 2024)
(Contract number 448b)

Prepared by:
Craig Emms MSc MCIEEM
Dr Linda Barnett BSc (Hons), PhD, MCIEEM
Consultant Ecologists
Huntingdon
Tel: 07434 723290
Email: wildlifesurveys222@gmail.com

© Craig Emms and Linda Barnett

CONTENTS

Project Data 3
Introduction 4
Introduction to Invasive Non-Native Species 5
Legislation regarding Invasive Non-Native Species 5
Potential Biosecurity Hazards on Site 6
Method Statements for Invasive Non-Native Species 6
References 7
Quality Assurance 8
Copyright and Limitations 9

PROJECT DATA

Risk Assessment prepared by	Craig Emms and Linda Barnett
Site Address	Abenbury Way, Wrexham Industrial Estate, Wrexham LL13 9UZ
Local Planning Authority	Wrexham County Borough Council
Full Planning Permission Granted for:	Alterations to existing access, construction of additional car and lorry spaces, siting of security gate and barriers and installation of new security gate and barrier to existing car park
Code Number:	ABE P/2024/0117
Central Ordnance Survey Grid Reference	SJ 37510 50558
Date Risk Assessment Issued	14 October 2024
Risk Assessment Version	Version 1

INTRODUCTION

BACKGROUND TO THIS STRATEGY

Craig Emms and Linda Barnett were contracted by Annyalla Chicks (UK) Ltd to prepare a Biosecurity Risk Assessment for land at Abenbury Way, Wrexham Industrial Estate, Wrexham, hereafter referred to as 'the site'.

Annyalla Chicks (UK) Ltd intend to alter the current access, construct additional car and lorry spaces, and install a new security gate and barrier to the existing car park.

OBJECTIVES

The Risk Assessment has been prepared to discharge Condition 6 of the full planning permission granted for the site by Wrexham County Borough Council on 22nd May 2024.

Condition 6 of the full planning permission states:

"No part of the development shall commence until a Biosecurity Risk Assessment has been submitted to, and approved in writing by, the Local Planning Authority.

The Risk Assessment must include:

(i) appropriate measures to control any INNS on site;

(ii) measures or actions that aim to prevent INNS from being introduced to the site for the duration of construction and operational phases of the scheme. Thereafter the Biosecurity Risk Assessment shall be carried out in accordance with the approved details."

The Risk Assessment should be read in conjunction with the Preliminary Ecological Appraisal (Emms and Barnett, 2024) and the Great Crested Newt Reasonable Avoidance Measures for the site (Emms and Barnett, 2024a).

INTRODUCTION TO INVASIVE NON-NATIVE SPECIES

Non-native species are any animal or plant introduced deliberately or accidently by human activity to an area in which they do not naturally occur. Some animals and plants may have been transported to the UK a long time ago and be considered "naturalised", but they are still considered non-native species. Others are native to some parts of the UK but not to other parts (for example native to the mainland but not all islands).

Invasive Non-Native Species (INNS), sometimes referred to as 'invasive alien species', are those non-native species which have the ability to spread rapidly and become dominant in an area or ecosystem, causing adverse ecological, environmental and economic impacts. INNS can also affect people's and animal's health.

Examples of the negative effects caused by invasive non-native species include economic cost, structural damage, environmental or aesthetic degradation, biodiversity or land function loss, access restrictions and increased risk to human and animal health and safety. Costs incurred because of invasive non-native species can include repairs to damaged structures and environment, delays to works, loss in value of a landholding or other asset, and the potential for prosecution because of damage caused by invasive species or infringement of legislation.

The GB Non-native Species Secretariat calculates that invasive non-native species not only damage the environment, but also cost the domestic economy £2 billion per year in terms of their impact and the action taken against them.

INNS can be recognised and identified using Booy, *et al* 2015 or by visiting https://www.nonnativespecies.org/non-native-species/information-portal/

LEGISLATION REGARDING INVASIVE NON-NATIVE SPECIES

In the United Kingdom the main legislation relating to the control of INNS is the Wildlife and Countryside Act 1981. Under this legislation it is the landowner or land manager's responsibility, and it is an offence to plant or otherwise cause to grow in the wild any non-native plant or release any non-native animal. If someone has INNS on their premises, they have a responsibility to prevent it/them from spreading into the wild.

POTENTIAL BIOSECURITY HAZARDS ON SITE

No INNS were recorded during the preliminary ecological appraisal carried out by Emms and Barnett in February 2024 (Emms and Barnett, 2024).

METHOD STATEMENT FOR INVASIVE NON-NATIVE SPECIES

No specific method statements are required as no INNS have been recorded on the site. However, the following precautions will be adhered to:

- If any INNS, such as Japanese knotweed are found on site during the construction and operational phases of the scheme (and thereafter), work will be suspended, if necessary, until an appropriate method statement has been agreed with the Local Planning Authority. For the identification of INNS see Booy *et al*, 2015, or https://www.nonnativespecies.org/non-native-species/information-portal/;

- In order to prevent the introduction of INNS from another site, personnel working on or between sites will ensure their clothing and footwear are cleaned where appropriate to prevent spread;

- In addition, where cross-contamination is possible (*i.e.* from one site to another), vehicles or machinery will be assigned solely to the site to prevent spread;

- Potential invasive mammals (such as grey squirrels, brown rats and house mice) will be controlled through normal legal pest control precautions using permitted methods and traps.

REFERENCES

Booy, O., Wade, M. and Roy, H. (2015) *Field Guide to Invasive Plants and Animals in Britain*. Bloomsbury, London, UK.

Emms, C. and Barnett, L. (2024) *Preliminary Ecological Appraisal of Abenbury Way, Wrexham Industrial Estate, Wrexham for Annyalla Chicks (UK) Ltd.* Craig Emms and Dr Linda Barnett, Huntingdon, UK.

Emms, C. and Barnett, L. (2024a) *Great Crested Newt Reasonable Avoidance Measures for Abenbury Way, Wrexham Industrial Estate, Wrexham for Annyalla Chicks (UK) Ltd.* Craig Emms and Dr Linda Barnett, Huntingdon, UK.

QUALITY ASSURANCE

Craig Emms MSc, MCIEEM
Linda Barnett BSc (Hons), PhD, MCIEEM

Craig and Linda are professional ecologists with over 65 years of combined practical experience in nature conservation, wildlife research and management and ecological consultancy, gained from working in the UK and overseas. Craig has a MSc. in Ecosystems Analysis and Governance and Linda has a PhD in Genetics. Together they have carried out original academic research on a broad range of wildlife; insects, amphibians, reptiles, birds and mammals (including bats), and published the results as scientific papers in a number of international peer-reviewed journals. Linda co-authored the Species Action Plans for Britain's eight most endangered butterflies while working for Butterfly Conservation, and has supervised students in research projects on hazel dormouse, great crested newts and moths whilst she was co-ordinating and lecturing on a Masters course in Analytical Biology at the University of Warwick. Craig was also a lecturer in ecological methods on two Masters courses at the University of Warwick. Linda and Craig are skilled and practiced field ecologists, especially regarding wildlife and countryside management. They are licenced by Natural England as bat and great crested newt surveyors (and are former volunteer bat roost visitors/handlers for Natural England, and former registered bat carers for the Bat Conservation Trust with 15 years of experience) and have an extensive and broad experience of a great variety of field surveys including mammals (otter, badger, water vole, hedgehog, small mammals and bats), birds, reptiles, amphibians, dragonflies, butterflies and moths. Both have undergone training in the use of eDNA methodology and field sample collection and are licensed by the British Trust for Ornithology as bird nest recorders. Craig is also licenced by Natural Resources Wales as a bat and great crested newt surveyor and has been the named ecologist and clerk of works on many bat mitigation and compensation (development) licences.

Any information relating to legal matters, designs, specifications, advice, suggestions, or comments written or verbal in this risk assessment is provided in good faith and for consideration only and does not purport in any way to give any advice on or interpretation of the law whatsoever. Professional legal advice should always be sought.

Note. *Whilst all due and reasonable care is taken in the preparation of risk assessments, Craig Emms and Linda Barnett accept no responsibility whatsoever for any consequences of the release of this risk assessment to third parties.*

COPYRIGHT AND LIMITATIONS

Craig Emms and Linda Barnett have prepared this risk assessment for the sole use of the above-named client or their agents with respect to the proposed development detailed in the Introduction of the report. This risk assessment may not be relied upon by any other party without the prior and express written agreement of the authors. All risk assessments are certified products and cannot be shown, copied, or distributed to third parties without the written permission of the authors. If any part of this risk assessment is altered without the written permission of the authors, then the whole risk assessment becomes invalid.

© The copyright of this document remains with Craig Emms and Linda Barnett. Its contents must not be copied or reproduced in whole or in part for any purpose without the written consent of the authors.

APPENDIX C

BIKEDOCKSOLUTIONS
THE MANUFACTURING STANDARD

info@bikedocksolutions.com Call: 0800 612 6113

UK Aggregates Ltd, The Factory, 8 Portland Commercial Estate, Ripple Road, Barking, IG11 0TW

BDS Cycle Shelter - 6 Space Cycle Shelter & Bike Stands (Mini)

Ex. VAT: £968.00 TOTAL
Inc. VAT: £1,161.60

*Base price, not including any custom options.

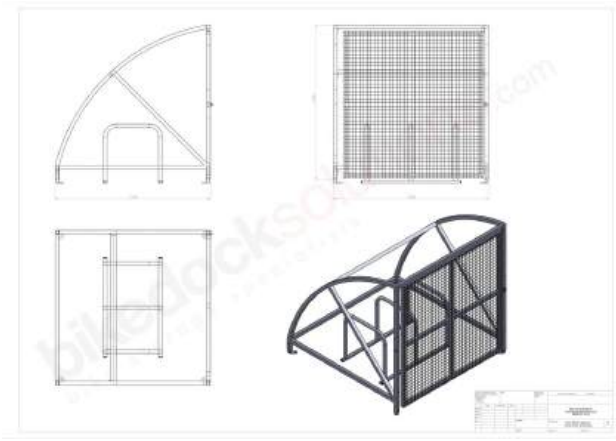
Product Images











Description

Based on our best selling BDS Bike shelter, the BDS Cycle Shelter 6 bikes comes with the best all-round features to suit any environment. Mild steel cycle shelter with boltdown fixing. Shelter available in a galvanised or polyester powder coated RAL code colour finish. Anti-vandal 3mm clear polycarbonate roof, with optional polycarbonate sides and swing or sliding gates. Comes with optional cycle parking, galvanised bike stands.

Specification

- Polycarbonate Roof as standard. Optional polycarbonate side panels
- Optional cycle parking bike stands, hot dipped galvanised. Integrated bike racks are for where your surface is loose, so the racks are installed inside the shelter and lifted off the floor. Toastracks only require a few bolt holes (compared to bike stands) so they are quicker to install, frames that are bolted onto the floor to park bikes.
- Includes assembly bolts, expanding foundation bolts for concrete plinth and arrangement drawing for assembly
- No climb end frames with anti-vandal PET panels
- No crawl under perimeter
- Complies with secure storage as required by the Code for Sustainable Homes
- 50mm box tube
- Hot dipped galvanised or polyester powder coated to BS EN ISO 1461:1999 standard finish. Any RAL code colour.
- Shelter comes with adjustable overground fixing feet
- Single units can be placed alongside or opposite each other, to form larger cycle storage areas.
- This bike shelter can help contribute towards gaining ENE8 Cycle storage credits when used in the appropriate situation, under the Code for Sustainable Homes

Size

6 Bike Space MBSC1:

- Length 2100mm
- Height 2100mm
- Width 2100mm

Delivery Time

Typical delivery time: 3 to 5 weeks

Other sizes available -