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Green infrastructure and net Biodiversity statement

Conversion of the Wheatsheaf workshops and outbuildings into No.16 one and two bedroom apartments at Wheatsheaf Workshops. High Streets, Rhosymedre, Wrexham, LL14 3YE.

Client: Gurjit Mahal

Design team: HDS Architectural services LTD

Green Infrastructure

Existing site conditions

The majority of the site is currently hard landscaped with asphalt. There are no trees or planting on the site.

Proposals

The scheme would create new green areas with a greater number of trees, hedgerows, wildflower and pollinator planting. There would also be planters & potted plants / shrubs throughout the site. Species biodiversity would be encouraged by installing bat / bird boxes and bug hotels sporadically around the site to the recommendations of the appointed ecologist.



Figure 01 Proposed site plan

Green Infrastructure Statement and Net Biodiversity Benefit

Form completed by:	Carl Hughes
Date:	15.07.24
Address of site:	Wheatsheaf's workshop, High Street, Rhosymedre, Wrexham, LL14 3YE.
Grid reference:	SJ 28442 42569
Description of Proposal:	Conversion of the Wheatsheaf workshops and outbuildings into No.21 single bedroom apartments at Wheatsheaf Workshops

1. Details of all existing green infrastructure on site and approximate size:

Boundary 1:	
Boundary 2:	
Boundary 3:	
Boundary 4:	
Front Garden:	
Rear Garden:	
Other:	

2. What green infrastructure features (trees, hedges, hedgebanks) have already been removed from site and/or require removal to facilitate the development (add lengths or areas)?

Boundary 1:	
Boundary 2:	
Boundary 3:	
Boundary 4:	
Front Garden:	*N/A*
Rear Garden:	*N/A*
Other:	

3. How are the retained features being protected during development (BS5837:2012)?

Boundary 1:	*N/A*
Boundary 2:	*N/A*
Boundary 3:	*N/A*
Boundary 4:	
Front Garden:	
Rear Garden:	
Other:	

4. What Green Infrastructure is being planted as mitigation for losses?

Boundary 1:	*West side of carpark entrance 20m2 of grass with wildflower / pollinator planting*
Boundary 2:	
Boundary 3:	
Boundary 4:	
Front Garden:	
Rear Garden:	
Other:	*wild flower / pollinator planting boxes in courtyard, small trees in pots around courtyard by apartment entrances.*

5. Biodiversity enhancements

The enhancements do not need to be directly attached to the proposed new construction; they can be attached to the host dwelling or placed within the garden, but they do need to be on land within the red or blue line. The principle is that the enhancements should lead to a 'net benefit' for biodiversity. The following biodiversity enhancements have also been added:

√	**Measure**	**Plan**	**Details**
	Boxes. (state type and number) Please make sure they are currently available to buy.	Submit a plan of location and photos of elevation if available.	Height or aspect
	No.4 x Vivara Pro Woodstone ® House sparrow nest boxes to be installed under eaves on rear elevation of outbuilding opposite new planting.		Installation height to be no lower than 3m's
	Hedgerow. Total new or restored length.	Submit plan of location.	Calculate number of each species using information in the guidance above. Ensure that you can easily purchase the species proposed.
	Tree/orchard planting. Number of trees.	Submit planting plan.	Size of tree (at time of planting), species (full latin name) and any proposed protection measures.

	No.14 (No.5 small trees and No.9 trees suitable for pots)		To be confirmed by ecologist
	Wild flower grassland (area in m2).	Submit plan of location.	Species mix and site preparation details. Confirm that appropriate management is achievable.
	147m2 of total of wildflower grassland		To be confirmed by ecologist
	Pollinator shrub planting. Area in m2.	Submit plan of location.	Species proposed (latin names)
	No.6 x 1.2m pollinator planter boxes		To be confirmed by ecologist
	Wildlife ponds. Number of.	Submit plan to scale including cross-section.	Details on lining or any proposed planting.
	N/A		
	Hibernacula. Number of.	Submit plan of location.	Brief description of materials proposed.
	No.1 x Insect hotel installed on I the east side of carpark		
	Any other measures.		

6. Management and maintenance.

Any information on the long term management and maintenance of the enhancements.

Long term management and maintenance of the enhancements will be managed by an annual maintenance charge to each of the residents applied via deed covenants.

7. Conclusion

Based on the information provided above, this development will result in a **Green Infrastructure and Net Biodiversity Benefits** upon completion.

8. Sketch plan (Insert plan showing the features of the development site):

9. Site photos (as required)

