



Preliminary Ecological Appraisal

For

Mr Howard Worsnip

Land at GER Y GORSAF, NEWBRIDGE RD, NEWBRIDGE LL14 3BJ.

By

Stuart Thomas

December 2023

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3.	14.12.23	ST	ST/MM	FINAL

Executive Summary

Stuart Thomas Ecological Associates¹ was commissioned by Howard Worsnip to undertake a Preliminary Ecological Assessment (PEA) of a site at Ger Y Gorsaf, Newbridge Rd, Newbridge LL14 3BJ in November 2023

The proposed development involves construction of a garage on a small plot (23ft x 49ft) of land immediately adjacent to Station House, Ger Y Gorsaf, Newbridge Rd, Newbridge LL14 3BJ. TEP carried out a Code for Sustainable Homes Design Stage Ecological Assessment in May 2012²

The aim of this survey was to establish baseline ecological conditions of the plot and identify habitat types, habitat quality and extent of these prior to any development and any adverse impact upon them.

The presence of protected floral and faunal species and any potential impacts upon these and hence any constraints to the proposed development would need to be taken into consideration and inform any planning decision.

The site had largely been cleared of vegetation prior to the survey being undertaken to bare earth. Small piles of rocks and some short ephemeral-type vegetation.

The site supports very little in the way of ecological diversity in its current state . No further vegetation clearance or tree felling is planned and impacts on nesting bird species is negligible. Some opportunities for enhancement ecologically within the proposed new garage/building structure.

No standing water bodies are located within 500m of the proposed development and as such there should be no impacts on Great Crested Newts *Triturus cristatus*. However, in the unlikely event that this species be encountered, then works should cease until an appropriate assessment be made by a licensed ecologist.

No bat roost will be directly affected by the development although lighting schemes will need to be sympathetic to potential roosts within the immediate area although any affect is considered low. Bat (and bird) boxes will be incorporated to the finished building where practically possible and design allows.

No invasive species were noted on the site.

¹ The Old Police House, Pant, Oswestry, Shropshire, SY10 9QE

² Station House, Newbridge Code for Sustainable Homes Design Stage Ecological Assessment. 2012. TEP Ltd

1. Introduction

1.1 Stuart Thomas Ecological Associates were commissioned by Mr. Howard Worsnip to undertake a Preliminary Ecological Appraisal (PEA) on land at Station House, Ger Y Gorsaf, Newbridge Rd, Newbridge LL14 3BJ. (referred to hereafter as the 'site').

Figure 1. OS Site Location

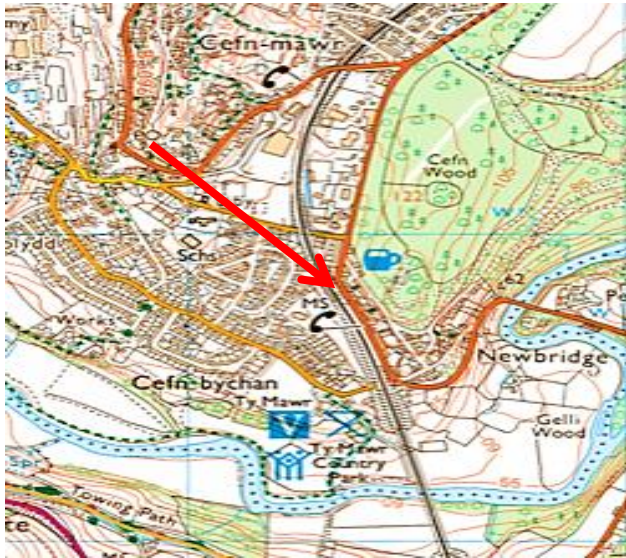


Figure 2. Aerial Site Location



1.2 The request for this PEA originates from the need to satisfy planning requirements to ensure that any notable habitats at the site and any wildlife using the site and the relevant wider locality are fully assessed in the context of the proposed development. Wildlife such as amphibians, birds, bats, and badgers are protected species or species of principal importance for conservation (previously biodiversity action plan species). A full citation of the law regarding protected or action plan wildlife is given in section 4.

1.3 The LPA requires an ecological survey in relation to Section 6 Part 1 of The Environment (Wales) Act 2016 (the Section 6 duty) which states:

“a public authority must seek to maintain and enhance biodiversity in the exercise of functions in relation to Wales, and in so doing promote the resilience of ecosystems so far as consistent with the proper exercise of those functions.”

1.4 The development proposal involves construction of a double garage and workshop on a previously overgrown garden area immediately adjacent to ‘Station House’. The site was cleared and is now a small mosaic of bare earth, small piles of rubble and short ephemeral vegetation with little ecological value.

1.5 The garage will be linked from the existing dwelling by a walkway onto an open sun terrace above the double garage. The sun terrace will have a flat surface and waterproof membrane with tiles to direct the rainwater into a harvesting tank.

1.6 The proposed development is not considered unsympathetic to the habitats and species present and potentially include erection/inclusion of both bird nesting boxes and bat roosting boxes/roof access slates to improve habitat availability and increase biodiversity across the site (all subject to design being able to incorporate them). The owners have indicated their willingness to add both bird and bat boxes to the building increase biodiversity.

1.7 The grid reference for the centre of the site is SJ28364 41772 This represents the approximate central location of the proposed development.

1.8 Stuart Thomas is a Consultant Ecologist with twenty four years of experience in onshore ecological survey work. He has worked for some leading ecological consultancies UK-wide. He holds both NRW and NE survey licences for great crested newts and bats as well as Schedule 1 Licence for raptors in all counties of Wales.

1.9 The Aims of this Preliminary Ecological Appraisal

- To identify existing sites designated for their nature conservation interest in the survey area, or close to it, and assess any potential impact.
- To identify any existing records of important species recorded on or close to the survey area and assess any potential impact.
- To identify and record notable habitat types and species in the survey area or close to it and assess any potential impact.

- To evaluate the nature conservation value and importance of recorded species and habitats.
- To identify possible ecological constraints on the proposed development and management of the survey area both pre and post development.
- To recommend any further survey work, required mitigation measures, compensation or enhancement for wildlife as part of the planning process.

2. Methodology

2.1 Best Practice Ecological Guidance

As part of the PEA, cognisance has been taken of the following best practice guidelines / survey method publications:

- Chartered Institute of Ecology and Environmental Management (CIEEM) (2018). Guidelines for Ecological Impact Assessment in the UK and Ireland: Terrestrial, Freshwater and Marine.
- Chartered Institute of Ecology and Environmental Management (CIEEM) (2013). Guidelines for Preliminary Ecological Appraisals.
- Collins, J. (ed.) (2016) Bat Surveys for Professional Ecologists: Good Practice Guidelines (3rd edition). The Bat Conservation Trust, London.
- Joint Nature Conservancy Council (JNCC) (2010). Handbook for Phase 1 Habitat Survey - a technique for environmental audit.

2.2 Desk Based Study

An ecological desk study draws on a range of publicly available information sources to provide an understanding of the ecological context of a site and wider area prior to completion of a site visit. Data collected during the desk study includes historical records (up to 10 years old) of legally protected and notable species (species of conservation concern), habitats and nature conservation sites with statutory or non-statutory designations within specific search radii (dependent on the ecological feature). It should be noted that the desk study does NOT replace the need for a site visit and survey; instead, its function is to provide a high-level understanding of the survey area prior to a site visit.

Historical records for protected and notable plant species were obtained from sources online and publicly available information centres in accordance with the Guidelines for Preliminary Ecological Appraisal (CIEEM, 2018). And as such information is obtained on:

- statutory nature conservation sites (Site of Species Scientific Interest (SSSI), Special Protection Areas (SPA), Special Areas of Conservation (SAC), Ramsar Sites, National Nature Reserves (NNR) and Local Nature Reserves (LNR))
- non-statutory nature conservation sites (Local Wildlife Site (LWS), County Wildlife Sites (CWS), Wildlife Trust Reserve (WTR) and/or Potential Wildlife Site (PWS)); and,

- all legally protected species, species of conservation significance and notable species records.

In some exceptional cases, it can be justified that a data search from a Local Records Centre can be excluded from the methods used to assess the site. It is considered that due to the perceived low ecological value, size and type of development that this site be exempt from requiring a full data search.

2.3 Sources

The MAGIC (Multi-Agency Geographic Information for the Countryside) map was searched for any designated/statutory (eg SSSI, NNR, SPA or SAC etc.) areas that the site lies within or close to. Visit www.magic.gov.uk for any further information. A general web trawl was also made in relation to the site and any potential wildlife issues or species accounts in this and the wider area. A search area of 1km radius was considered appropriate for this site generated by using the NBN Gateway only.

2.4 Field Survey

A field survey was undertaken by Stuart Thomas on 13th November 2023. The weather was sunny, dry, still and 15°C with cc 5/8. No constraints were noted and full access to all land outlined for development was allowed.

All accessible areas within the site and site boundaries were walked/viewed and habitat types recorded, along with predominant floral species within each habitat. Signs of protected species, invasive plants and other notable species were also searched for during the survey, as well as noting habitats considered to have the potential to support protected species. The ultimate purpose of this PEA was to identify key habitats and plant species assemblages and identify the presence and/or potential for protected species and assess any impacts upon them.

This report presents an initial assessment of the ecological significance of the features currently present on the site, and the likelihood that the area supports species of conservation interest which may be affected by the proposed development. These are generally made by using target notes (**TNs**) to record species composition within habitats and to highlight features of ecological interest, if necessary. In this case no target notes were used due to the nature and current ecological condition of the site.

The PEA allowed for a full appreciation of any potential ecological constraints. It should be noted that any survey and report is a snapshot and given time current baseline conditions could change. This report should be considered valid for two years.

The following site surveys were undertaken:

- A general habitat survey of the site and where possible, buffer areas.
- A tree and hedgerow assessment. Any large and mature trees were assessed for the presence of large bird nests or potential bat roosts.
- An assessment of the site as potential habitat for reptiles and amphibians.
- A search for signs of other protected species.
- Incidental records of amphibians, reptiles, mammals, birds, and other species were made during the survey.
- Initial basic bat roost assessment of any features or buildings and search of signs of bat use that might be affected by the development.

2.5 Limitations

- Whilst every effort is made to meet the brief no one site assessment/visit can ensure that all species/habitats are recorded fully as species/habitats can change in response to many variables such as time of year and weather.
- As with all surveys, the surveyor can only record what he/she sees/hears/records during any survey.

3. Results

3.1 Desk Based Study

NO data request to the Local Biological Records Centre was deemed to be necessary for this development due to the nature, size, baseline conditions and location of the site. A basic search was made using the freely available NBN Gateway resource.

Examination of OS maps and aerial photos were made to check for notable wildlife features such as small waterbodies that could provide great crested newt habitat or areas of broadleaved woodland etc. The main findings of the desk study are below.

3.2 Statutory and Non-statutory Protected Sites within 2km.

Table 1 Site details

Site	Designation	Reason for designation and features
Afon Dyfrdwy (River Dee)	SSSI (0.5km SSW)	Afon Dyfrdwy (River Dee) is of special interest for its fluvial geomorphology, Carboniferous geology, range of river habitat types, saltmarsh transition habitats, populations of floating water plantain <i>Luronium natans</i> , slender hare's-ear <i>Bupleurum tenuissimum</i> , sea barley <i>Hordeum marinum</i> , hard-grass <i>Parapholis strigosa</i> , otter <i>Lutra lutra</i> , salmon <i>Salmo salar</i> , bullhead <i>Cottus gobio</i> , brook lamprey <i>Lampetra planeri</i> , river lamprey <i>Lampetra fluviatilis</i> , sea lamprey <i>Petromyzon marinus</i> , club-tailed dragonfly <i>Gomphus vulgatissimus</i> and other aquatic invertebrates.
Nant-y-Belan and Prynella Woods	SSSI (1.5km SE)	Broadleaf woodland.

Taking account of the small-scale and the nature of the proposed development combined with the distance of these designated sites from the site and their qualifying features, the proposed works are considered highly unlikely to adversely impact upon of the any sites detailed above. The site is also located within the SSSI Zone of Influence but again, the impact will be low if non-existent.

3.3 Statutory Protected & notable Species within 1km.

Table 2 Species details

Species	Number of records (most recent)	Legal status within the UK
Bats		
Pipistrellus pipistrellus (Common Pipistrelle)	5 (1987 - 1999)	EPS, Schedules 5 & 6
Myotis daubentonii (Daubenton's Bat)	1 (2006)	EPS, Schedules 5 & 6
Myotis mysticanus (Whiskered Bat)	1 (1986)	EPS, Schedules 5 & 6
Pipistrellus pygmaeus (Soprano Pipistrelle)	1 (2009)	EPS, Schedules 5 & 6
Reptiles		
Slow worm (Anguis fragilis)	1 (1995)	WCA 1981
Amphibians		
Common toad (Bufo bufo)	1 (2022)	WCA 1981

Table Key

Red List: Included on the Red List of Birds of Conservation Concern 4. Schedule 1: Fully protected through its inclusion in Schedule 1 of the Wildlife and Countryside Act 1981 (as amended).

Schedule 5: Fully protected through its inclusion in Schedule 5 of the Wildlife and Countryside Act 1981 (as amended).

Schedule 6: Protected from being killed or taken by certain methods under Section 11(1) of the Wildlife and Countryside Act 1981 (as amended).

EPS: European Protected Species.

3.4 Field surveys

The site visit was undertaken on the 13th of November 2023 in excellent weather conditions. The survey was undertaken by Stuart Thomas (Lead Ecologist).

3.5 Habitats

The size of the site is extremely small and currently comprises a mixture of bare earth, short ephemeral plants/vegetation and man-made field boundaries. There is little in the way of ecological value at present.

Broadleaved Semi-natural Woodland/other woodland

None

Scattered Scrub/other scrub/

None

Intact hedges

None

Semi-improved Grassland/other grassland

None

Buildings

Private dwellings in and around the site

Bare Ground/short ephemeral mosaic

The development site/plot consists of mostly this habitat. This can be seen in the site photographs in section 7.

3.6 Protected & Other Notable Species

Reptiles and Amphibians

The site has limited value for reptiles and amphibians as there is an absence of suitable pools would suggest great crested newts will not be present on site or within 500m. Potential exists for reptiles and there are opportunities for basking.

Bats

Habitat for roosting exists in the local dwellings and some of the mature trees in the vicinity.

Otter *Lutra lutra*

No suitable habitat is present but animals are present and have been recorded on the River Dee SSSI.

Water vole *Arvicola amphibius*

No suitable habitat.

Hazel Dormouse *Muscardinus avellanarius*

No suitable habitat

Badger *Meles meles*

No signs were observed and no sett is in or immediately close to the site but animals may use the corridor of the railway line to transit whilst moving to and from feeding areas.

Ornithology

Several species were recorded including buzzard and great-spotted woodpecker during the survey. The hedgerows and trees in the wider area currently appear to provide excellent nesting habitat. It should be noted this was not a structured bird survey and only incidental records were made around or flying over.

Table 3 Birds recorded at Ger Y Gorsaf 'area' 13th November 2023

Common name	Scientific name
Buzzard	<i>Buteo buteo</i>
Great tit	<i>Parus major</i>
Blue tit	<i>Cyanisties caeruleus</i>
Carrion crow	<i>Corvus corone</i>
Raven	<i>Corvus corax</i>
Long-tailed tit	<i>Aegithalos caudatus</i>

Goldfinch	<i>Carduelis carduelis</i>
Greater-spotted woodpecker	<i>Dendrocopos major</i>
House sparrow	<i>Passer domesticus</i>
Robin	<i>Erithacus rubecula</i>
Chaffinch	<i>Fringilla coelebs</i>
Blackbird	<i>Turdus merula</i>
Wren	<i>Troglodytes troglodytes</i>

Invasive Species

None recorded (as defined by the Wildlife & Countryside Act.

4. Relevant UK Legislation

4.1 Great crested newt (*Triturus cristatus*)

Great crested newts are protected under The Wildlife and Countryside Act 1981 (as amended) and The Conservation of Habitat and Species Regulations 2010.

4.2 Bats

All British bat species receive legal protection in the United Kingdom under the Wildlife and Countryside Act 1981 (WCA) (as amended). The WCA 1981 was amended by the Countryside and Rights of Way (CROW) Act 2000. All British bat species are listed under Schedule 5 of the 1981 Act, and is therefore subject to the provisions of Section 9, which makes it an offence to:

- Intentionally kill, injure or take a bat
- Possess or control any live or dead specimen or anything derived from a bat
- Intentionally or recklessly disturb a bat while it is occupying a building or place which it uses for shelter or protection
- Intentionally or recklessly obstruct access to any building or place which a bat uses for shelter or protection
- Sell, offer for sale, possess or transport for the purpose of sale or publish advertisements to buy or sell a bat

Bats are also included on Annex IV of Council Directive 92/43/EEC of 21 May 1992 on the Conservation of Natural Habitats and of Wild Fauna and Flora. As a result of the UK ratifying this directive, all British bats are also protected under The Conservation of Habitats and Species Regulations 2010. It makes it an offence to:

- **Deliberately capture or kill a bat**
- **Deliberately disturb a bat in such a way as to be likely to significantly affect i) the ability of any significant group of animals of that species to survive, breed or rear or nurture their young, OR ii) the local distribution of that species.**
- **Damage or destroy a breeding site or resting place of a bat.**

Under the law, a roost is any building or place used for shelter or protection. This could be any building, for example any building or mature tree. Bats use many roost sites and feeding areas throughout the year. These vary according to bat age, condition, gender and species, as well as season and weather. Since bats tend to re-use the same roosts for generations, the roost may be protected whether the bats are present or not.

4.3 European Protected Species

(i.e., smooth snake, sand lizard, natterjack toad, **great crested newt** and marine turtles) are protected via a combination of Regulation 39 of the Conservation of Habitats and Species Regulations 2010, and via s. 9(4) b & c and s. 9(5) of the Wildlife & Countryside Act 1981 (as amended) against:

- (a) *deliberate* capturing, injuring or killing
- (b) *deliberate* disturbance in such a way as to be likely to significantly affect—
 - (i) the ability of any significant group of animals of that species to survive, breed, or rear or nurture their young; or
 - (ii) the local distribution or abundance of that species;
- (c) *deliberate* taking or destroying the eggs of such an animal; or
- (d) (i) damaging or destroying a breeding site or resting place of such an animal and/or
 - (ii) *intentionally or recklessly* -
 - (a) disturbing any such animal while it is occupying a structure or place which it uses for shelter or protection; or (b) obstructing access to any structure or place which any such animal uses for shelter or protection.”
 - (e)* any person—
 - (i) having in their possession or control;
 - (ii) transporting;
 - (iii) selling or exchanging; or
 - (iv) offering for sale or exchange, any
 - (a) live or dead animal or part of an animal—
 - (i) which has been taken from the wild; and
 - (ii) which is of a species or subspecies listed in Annex IV(a) to the Habitats Directive; and
 - (b) part of, or anything derived from, such an animal or any such part of an animal; unless the animal from which the part or the thing in question is derived, was lawfully taken from the wild (i.e., taken from the wild in the European Union without contravention of appropriate domestic legislation and before the implementation date of the Habitats Directive (in that Country e.g., 1994 in UK) or if it was taken from elsewhere). * This section also covers all other species listed on Annex IV of the Habitats Directive.

The legislation & section numbers, and amendments:

Regs 39 of Conservation (Natural Habitats, etc.) Regulations 1994

http://www.opsi.gov.uk/SI/si1994/Uksi_19942716_en_1.htm as amended by Reg 13 of The Conservation (Natural Habitats, &c.) (Amendment) Regulations 2010

http://www.opsi.gov.uk/si/si2010/ukxi_20101843_en.pdf

Section 9 (4) a-c only of The Wildlife & Countryside Act 1981

<http://www.jncc.gov.uk/page-3614> as amended:-

Inclusion of Marine turtles on Sch 5 were inserted by article 2 of the Wildlife and Countryside Act 1981 (Variation of Schedules) Order 1988, S.I.1988/288.

http://www.opsi.gov.uk/si/si1988/Uksi_19880288_en_1.htm

Inclusion of Reckless disturbance via Section 9(4) of the Wildlife and Countryside Act 1981 (c.69) was amended by section 81(1) of, and paragraph 5(a) of Schedule 12 to, the Countryside and Rights of Way Act 2000 (c.37).

<http://www.opsi.gov.uk/acts/acts2000/20000037.htm>

Full amendment of Section 9(4) via Reg 62 (f) of The Conservation (Natural Habitats, &c.) (Amendment) Regulations 2010

http://www.opsi.gov.uk/si/si2010/uksi_20101843_en.pdf

Amendment of Sch 5 to include EPS only with regards to section 9(4)(b) and (c) and (5) only through Reg 62 of The Conservation (Natural Habitats, &c.) (Amendment) Regulations 2010 http://www.opsi.gov.uk/si/si2010/uksi_20101843_en.pdf – with effect 21 August 2010.

Consideration has been given to all relevant nature conservation legislation and guidance when carrying out this assessment, these include:

- The Conservation of Natural Habitats and Wild Flora and Fauna (the Habitats Directive) 1992 (92/43/EEC);
- The Conservation of Wild Birds (the Birds Directive) 1979 (as amended);
- The Ramsar Convention 1975;
- The Convention on the Conservation of European Wildlife and Natural Habitats (the Bern Convention) 1982;
- The Conservation of Habitats and Species (Amendment) Regulations 2010;
- The Wildlife and Countryside Act (WCA) 1981 (as amended);
- The Countryside and Rights of Way (CROW) Act 2000;
- The Natural Environment and Rural Communities Act, 2006 (known as the 'NERC Act', 2006); and
- The Hedgerow Regulations 1997.

5. Evaluation

5.1 No evidence of the presence of protected species was noted during the desk-based or field elements of the survey. Protected species should not be a constraint to the development in its current condition.

5.2 The proposed development does not appear to be constrained by the loss of notable habitat and ecologically sensitive features.

5.3 No hedgerow or trees will be lost to the development thus bird breeding/potential bat roosting habitat will not be affected.

5.4 There are no suitable pools located on the site or within 500m for great crested newt.

5.5 As great crested newts are not present then no EPS (European Protected Species) licence will be required for development on this site. See 4.0 for legal status of EPS (including great crested newt).

5.6 Great crested newt should form no constraint to the development (or otherwise) of this site.

5.7 No bat roost will be adversely affected by this development. No further bat surveys will be required and thus no EPS (European Protected Species) licence will be needed for development on this site.

5.8 No invasive species occurs on the site and will not need any further consideration.

5.9 No bird breeding, wintering or migratory habitat is likely to be adversely affected by this development and thus no further survey is considered necessary.

5.10 The piles of rocks/stones (see photos) may create potential for hibernating reptiles and amphibians. These piles should be removed/moved by hand to avoid unnecessary injury or death to animals that may be present/hibernating. Animals (if found and don't move away) can be moved to other suitable frost free areas such as leaf litter or dense undergrowth.

Table 4 Summary of the impact of the development on ecological receptors at Ger Y Gorsaf

Ecological Receptor	Ecological Value (on site)	Development Impact	Rationale of Impact and mitigation
Woodland	N/A	N/A	No trees (or otherwise) planned to be felled. Follow ecological mitigation & enhancement in 6.
Hedgerows	NEGLIGIBLE	NEGLIGIBLE	No sections of hedgerow (for access) to be lost. Follow ecological mitigation & enhancement in 6. Planting where possible to be of native species.
Semi-improved grassland (neutral)/other grassland	N/A	N/A	None on site
Waterbodies	N/A	N/A	None on site.
Bats	NEGLIGIBLE	NEGLIGIBLE	No trees or buildings to be lost. Follow ecological mitigation & enhancement in 6. Bat boxes to be installed where possible.
Reptiles	NEGLIGIBLE	NEGLIGIBLE	Possible use by reptiles. Follow ecological mitigation & enhancement in 6.
Amphibians	NEGLIBLE	NEGLIGIBLE	Limited/little use by amphibians. Follow ecological mitigation & enhancement in 6.
Otter	NEGLIGIBLE	NEGLIGIBLE	No suitable habitat in locality.
Water vole	NEGLIGIBLE	NEGLIGIBLE	No suitable habitat in locality.
Dormice	NEGLIGIBLE	NEGLIGIBLE	Little suitable habitat in locality.
Birds	NEGLIGIBLE	NEGLIGIBLE	No nesting habitat such as hedgerows or trees to be lost. Follow ecological mitigation & enhancement in 6. Bird boxes currently being installed.
Invasive species	N/a	N/a	None recorded on site.

6. Ecological Mitigation & Enhancement

6.1 The National Planning Policy Framework (NPPF) sets out national planning policies for the protection of biodiversity (and geological) conservation through the planning system. A key principle of NPPF is that ‘opportunities to incorporate biodiversity in and around developments should be encouraged’. Taking the requirements of NPPF into account, opportunities should be sought where possible for nature conservation enhancement at this site.

6.2 Construction workers and staff should be aware of the potential for protected species and should be fully briefed about their legal responsibilities towards them and how to proceed if discovered, as below.

6.3 In the unlikely event that protected species are encountered during the construction phase then a suitably qualified ecologist should be contacted and all work cease until an assessment has been made.

6.4 If during works common reptiles/amphibians (e.g., common frogs, common toads, slow worm, grass snake), are discovered then they should be translocated to a suitable receptor site close by. An ecologist should carry out this process.

6.5 If vegetation/tree work must be carried out (none currently required/planned) then this should be undertaken outside of the bird breeding season (September through to March).

6.6 The construction of the new building offers the opportunity to create some bat friendly features with the agreement of the developer where **practically** possible. Pipistrelle sp. and other crevice dwellers such as Myotis bats will readily take to new/and or converted buildings as long as suitable access points and features are created. The building should provide roosting potential for many years.

Pictures of the examples possible are shown in Appendix 1.

- Inclusion of integral or external box roosting boxes along the darker, south facing elevation of the building (thus no need for a lighting plan).
- Soffit access (if applicable) could be utilised to provide bat roosting habitat as per the illustrations within Appendix 1.

6.7 Opportunities also exist to enhance the site for bat and bird species through the incorporation of bat/bird boxes into built structures or on retained trees. Priority species such as the Noctule *Nyctalus noctula* and House Sparrow *Passer domesticus* could potentially benefit from the provision of appropriate boxes. Such measures would therefore be beneficial to nature conservation and show compliance

with the latest policy guidance and achieving biodiversity net gain. The owners have indicated their willingness to incorporate some of these options into the building.

6.8 Checks should be made for the presence of reptiles and/or amphibians immediately prior to the preparation of the base of the building with particular care around the removal/movement of the stones and rocks.

6.9 The owners are extremely keen to enhance the site for wildlife through the plans already discussed and to offset any loss (already negligible) but ultimately increase the ecological value and biodiversity across the site.

6.10 See Appendix B for various designs for bat access but here are some examples of where to source these and other enhancement features:

The development should offer some opportunity for incorporating features beneficial to wildlife into the planned design. These **could** (*where design and space allow*) be:

- Three to four blue tit/great tit nest boxes (e.g., Schwegler 1b type) positioned 2-3m up a tree trunk(s) (if available).
- One greater-spotted woodpecker box (open fronted) positioned 3-5m up a tree trunk (if available).
- One to two robin (generic boxes with 2.5cm opening) positioned 2-3m up a tree trunk or building (if available).
- On the new building/garage affix one sparrow terrace box.
- A lack of suitable shaded or dark places limits the potential for artificial swallow nest cups. Thus, the use house martin (one Schwegler 9A double cup nest) affixed to the side of the new build is suggested.

Links and information to choosing, siting and maintaining nest boxes can be seen below:

<http://www.bto.org/about-birds/nbnw/buy-a-box>

http://www.birdfood.co.uk/ctrl/node:133;page:17;/nest_boxes

<http://www.nestbox.co.uk/collections/bird-boxes>

<http://hawkandowl.org/sculthorpe/nest-boxes-for-sale/>

7. Site Photographs



Photograph 1: Site viewed from the main road looking SW with Station House located immediately to the right.



Photograph 2: The site viewed looking SSE showing the 'bare earth' and scattered vegetation. The trees beyond the fence are not connected to this site.



Photograph 3: Looking south with the railway adjacent to the site on its western boundary.



Photograph 4: Piles of rocks that will need to be moved 'by hand' where possible as reptiles or amphibians could be present.

References

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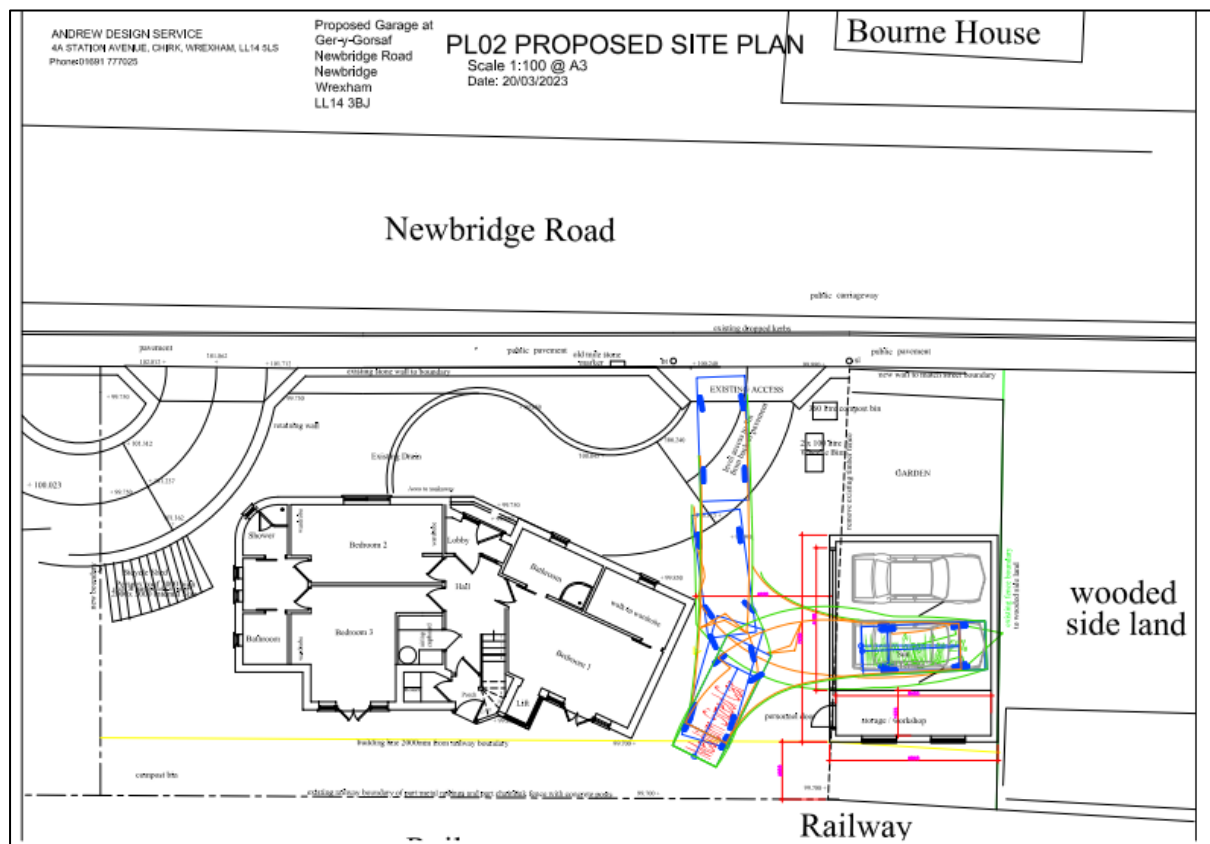
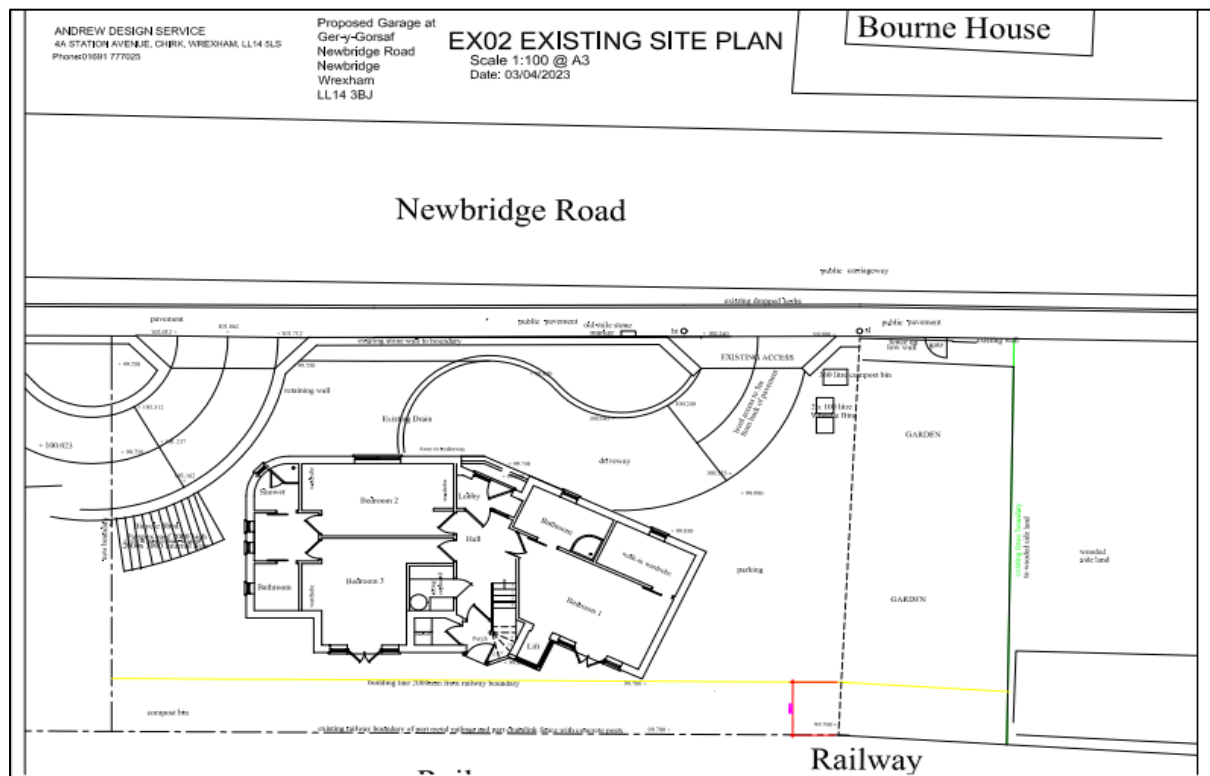
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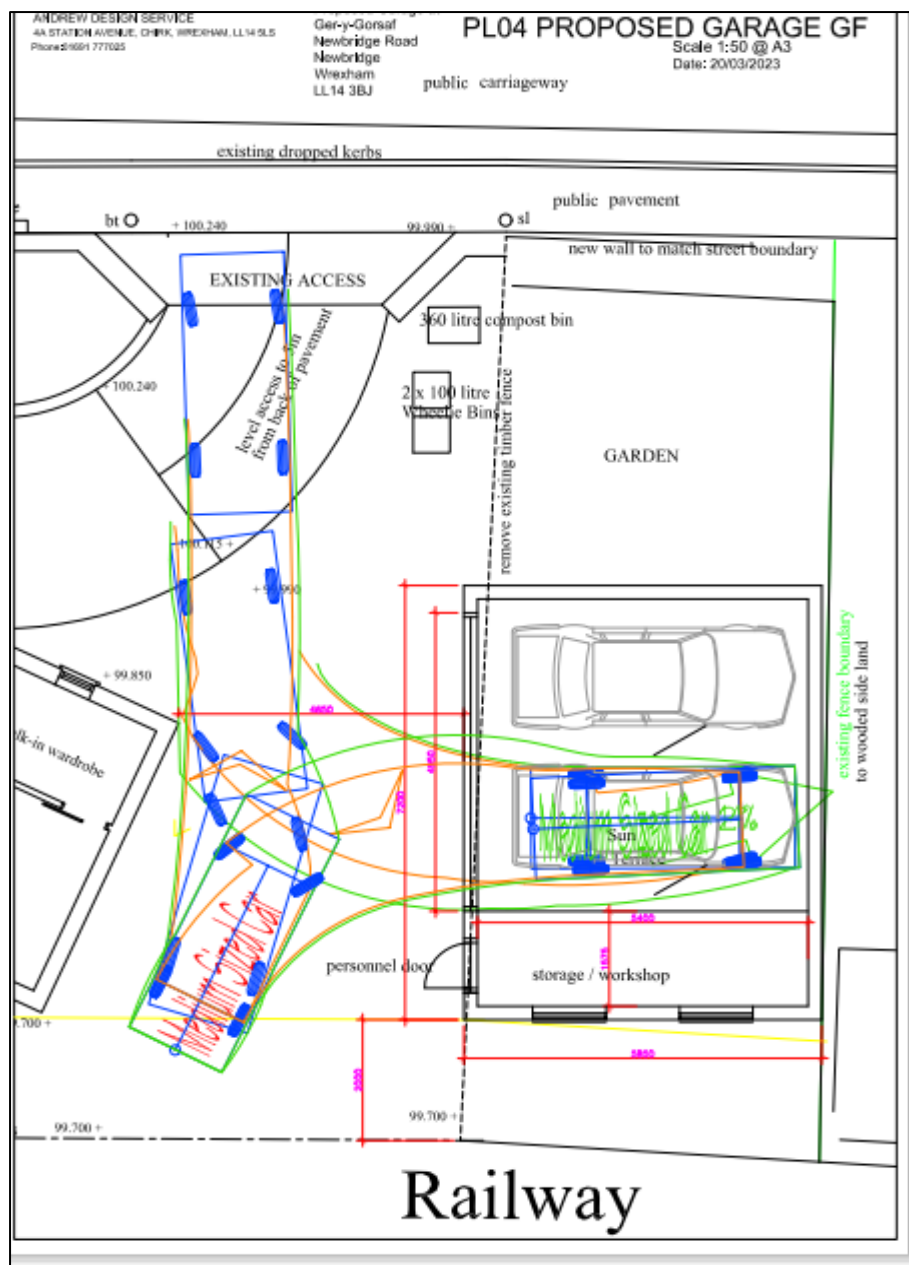
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Wales Biodiversity Partnership www.biodiversitywales.co.uk

APPENDIX A: EXISTING SITE PLANS/ELEVATIONS & PROPOSED LAYOUT & GARAGE





ANDREW DESIGN SERVICE
4A STATION AVENUE, CHIRK, WREXHAM, LL14 5LS
Phoned 1691 777025

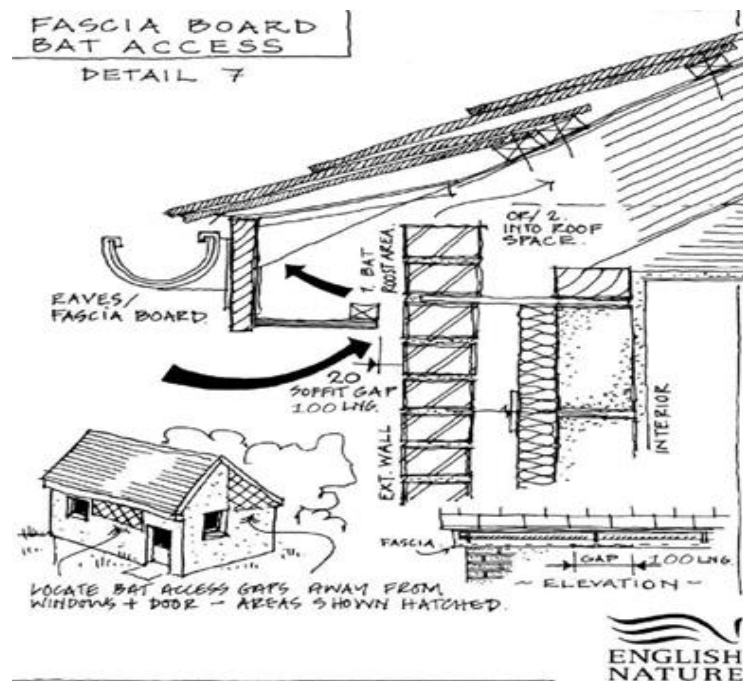
Proposed Garage at
Ger-y-Gorsaf
Newbridge Road
Newbridge
Wrexham
LL14 3BJ

PL06 PROPOSED ELEVATIONS

Scale 1:100 @ A3
Date: 20/03/2023



APPENDIX B



Example of fascia and soffit access for bat species (where design allows)



Example of a sparrow terrace (from NHBS)

BAT ACCESS PANEL 1FE

This maintenance-free access panel can be installed in the outer skin of most cavity wall constructions due to its slim 80mm depth. The open rear also allows access into the building cavity so that bats can continue to use an existing roost space.

Size: 300x300x80mm

Weight: 7.8kg



BAT TUBE 1FR

The Bat Tube 1FR requires no maintenance or cleaning, the sloping entrance area allows droppings to simply fall out of the chamber. The 1FR mimics the cavities that species such as the pipistrelles favour and the wooden back panel helps maintain the optimum climatic conditions and also provides surface on which the bats can cling. The depth of this box (125mm) makes it ideal for use in 9" solid walls or where the outer skin of a property is of stone. The box can also be recessed into the wall and rendered over, just leaving the access section clear.

Size: 470x200x125mm

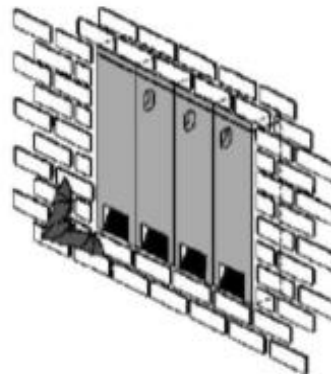
Weight: 9.5kg

BAT TUBE 2FR

This is a slightly updated version of the 1FR and several can be installed next to each other to create a larger roost. The tubes include an internal panel to increase the roost space and also an optional passage at the rear allowing access into existing cavities.

Size: 470x200x125mm

Weight: 9.5kg



Examples of bat access options (above and below)



BAT BRICK TYPE 27

The Type 27 Bat Brick is designed to be built into the structure of buildings and includes a removable front panel for monitoring purposes. An internal roughened wood panel increases the available roost space.

Size: 265x180x240

Weight: 9.5kg

BAT ROOST 1FQ

This is the latest in bat boxes. Designed to fit to the outside of buildings, the shape and design of the box make it equally attractive as a roost or nursery.

Size: 600x350x90mm

Weight: 15kgs



WINTER BAT ROOST 1WQ

Based on the successful 1FQ, this box has better insulation properties for use as a winter roost by bats.

Size: 580x380x115

Weight: 21kg

Both of the above boxes are easily fixed to the outside of a building with two screws and a galvanised bracket as shown below.

