

Clare Whiting

From: North Planning <NorthPlanning@cyfoethnaturiolcymru.gov.uk>
Sent: 25 May 2016 10:18
To: planning_admin
Subject: P/2016/0488 - SION COTTAGE PISTYLL HILL MARFORD WREXHAM - NRW
Response NRW:00960601

Dear Mr Hughes,

Thank you for consulting Natural Resources Wales regarding the above proposal (Ref:P/2016/0488). NRW have the following comments:

Bats and their roosts are protected under the Conservation of Habitats and Species Regulations 2010 (as amended) and the Wildlife and Countryside Act 1981 (as amended). We believe that bats are likely to be present in the area of the proposal and, if so, may be affected by it. We advise that you should consult your internal ecologist with regards to the potential impact of the demolition of the existing dwelling and buildings on the favourable conservation status of populations of bats.

Should your ecologist advise that further information is required in order to assess the likely impact of the development on bat species, NRW would wish to be re-consulted on the protected species assessments supporting the planning application. Should bats be found, the information should also detail any required mitigation and/or compensation.

The proposal is within or may affect a Landscape of Outstanding/Special Historic Interest. While this is not a statutory designation, chapter 6 of Planning Policy Wales (PPW) states that it is a material consideration in the planning process and must be given due regard when reaching a determination.

Kind Regards,

Gareth Thomas
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Cyfoeth Naturiol Cymru / Natural Resources Wales

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Ein diben yw sicrhau bod adnoddau naturiol Cymru yn cael eu cynnal, eu defnyddio a'u gwella mewn modd cynaliadwy, yn awr ac yn y dyfodol.

Our purpose is to ensure that the natural resources of Wales are sustainably maintained, enhanced and used, now and in the future.