

01/08/2019

Dear Sir/ Madam,

BWRIAD / PROPOSAL: CONSTRUCTION OF MENAGE

**LLEOLIAD / LOCATION: CONERY LANE FARM, CONERY LANE,
BRONNINGTON, WITCHURCH**

Thank you for consulting Cyfoeth Naturiol Cymru / Natural Resources Wales about the above, which was received on 19/07/2019.

NRW has no objection to the above scheme.

Protected Species

We note that the ecological submission in support of the above application (Ref: Greenscape Environmental Ltd. Ecological Report - Ecological Appraisal - Conery Lane Farm, Conery Lane, Bronington, Whitchurch SY13 3EZ. July 2019.) has identified that great crested newts (GCN) could be present in the vicinity of the application site because of local ponds. From the information submitted, we consider that the proposed development represents a lower risk for GCN.

GCN and their breeding and resting places are protected under the Conservation of Habitats and Species Regulations 2017.

As this is a lower risk case for GCN, we consider that the development is not likely to be detrimental to the maintenance of the population of the species concerned at a favourable conservation status in its natural range.

Furthermore, we advise that the proposed development is not likely to harm or disturb the protected species or their breeding sites and resting places at this site, provided the avoidance measures described in the ecological appraisal are implemented.

The appraisal must be included in the 'approved list of plans / documents' condition within the decision notice should consent for the project be granted.

Please consult us again if any further information shows that this is no longer a lower risk case.

Please do not hesitate to contact us if you require further information or clarification of any of the above.

Our comments above only relate specifically to matters that are listed in our 'Consultation Topics' document (September 2018) which is published on our website: (<https://cdn.naturalresources.wales/media/686847/dpas-consultation-topics-august-2018-eng.pdf?mode=pad&rnd=131819256840000000>). We have not considered potential effects on other matters and do not rule out the potential for the proposed development to affect other interests, including environmental interests of local importance.

Advice for the Developer

Environmental Management:

The developer is advised to refer to *GPP24: Stables, Kennels and Catteries* on the link below, which is based on relevant legislation and reflects current good practice.

<https://www.netregs.org.uk/media/1324/gpp-24-final-2.pdf>

Due to the proximity of the site to watercourses, all works at the site must be carried out in accordance with GPP5 and PPG6: 'Works in, near or over watercourses' and 'Working at construction and demolition sites' which are available on the following website: <http://www.netregs.org.uk/environmental-topics/pollution-prevention-guidelines-ppgs-and-replacement-series/guidance-for-pollution-prevention-gpps-full-list/>

The activity of importing waste into the site for use as, for example hardcore, must be registered with Natural Resources Wales as an exempt/permittable activity under the Environmental Permitting Regulations 2016. The developer should contact Natural Resources Wales to discuss the necessity for an exemption/permit for any material imported to and exported from the site.

If during construction/excavation works any contaminated material is revealed, then the movement of such material either on or off site should be done in consultation with Natural Resources Wales. Any waste excavation material or building waste generated in the course of the development must be disposed of satisfactorily and in accordance with Section 34 of the Environmental Protection Act 1990. Carriers transporting waste from the site must be registered waste carriers and movement of any Hazardous Waste from the site must be accompanied by Hazardous waste consignment notes.

The applicant should be advised that, in addition to planning permission, it is their responsibility to ensure that they secure all other permits/consents relevant to their

development.

Yours faithfully,

Joy Evans

Ms Joy Evans
Cynghorydd, Cynllunio Datblygu/
Advisor, Development Planning