



Land at Clywedog Road South Wrexham Industrial Estate

Ecological Survey Report

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1 Introduction

1.1 Background

Kingdom Ecology have carried out an ecological assessment of an approximate 6ha area of land located at Clywedog Road South at Wrexham Industrial Estate, LL13 9AE (National Grid Reference- SJ 370 489). The assessment has been carried out to identify any ecological constraints which should be considered during any future development of the site.

A desk study and an Extended Phase 1 Habitat Survey of the site was carried out on the 19th September 2017. Survey was carried out by Richard Roe (BSc, MSc, MIEEM, CEnv). Richard has extensive experience of undertaking habitat and protected species surveys as a professional ecological consultant with over fifteen years' experience.

1.2 Purpose of Report

This report provides and outlines the findings of the field survey and desk study undertaken in September 2017.

Surveys aimed to identify habitats and species which are either of importance in terms of their conservation value or are afforded statutory legal protection. The presence of such habitats or species would form a material consideration during the planning process and could pose a constraint to the redevelopment of the site.

The field surveys comprised of an Extended Phase 1 Habitat assessment with a search for habitats that could support any protected species.

Following a description of the desk study results, survey findings and an overall evaluation of habitats at the site, the report goes on to make recommendations for further works, mitigation and ecological enhancement measures where relevant.

1.3 Relevant Protected Species Legislation

1.3.1 Environment (Wales) Act 2016

Section 6 of the Environment (Wales) Act 2016 places a legal obligation on public bodies in Wales to 'maintain and enhance biodiversity' whilst carrying out their functions.

Section 7 of that Act requires Welsh Ministers to publish and maintain lists of species and types of habitats in Wales that are regarded as of 'principal importance' for the purpose of maintaining and enhancing that biodiversity.

This section of the Act replaces the biodiversity duty originally outlined in Section 42 of the NERC Act 2006.

The presence at any proposed development site, of any priority habitat or priority species identified on these lists is of importance within the local authority planning process.

1.3.2 Birds

All wild birds in England and Wales are protected under Section 1 of the Wildlife and Countryside Act 1981 (as amended), which makes it an offence to intentionally kill, injure or take any wild bird, or take, damage or destroy the nest (whilst being built or in use) or its eggs.

1.3.3 Bats

All British bat species are fully protected under the Wildlife and Countryside Act 1981 (as amended) and through their inclusion in Schedule II of the Habitats Regulations 2010 which transpose Annex II of the Council Directive 92/43/EEC 1992 on the Conservation of Natural Habitats and of Wild Fauna and Flora ("EC Habitats Directive") which defines European protected species of animals.

British bats species are afforded further protection by the Countryside and Rights of Way Act 2000; and the Natural Environment and Rural Communities Act 2006.

Taken together, this legislation makes it an offence to:

- Intentionally or deliberately kill, injure or capture bats.
- Deliberately disturb bats, whether at roost or not.
- Damage, destroy or obstruct access to bat roosts.
- Possess or transport bats, unless acquired legally.
- Sell, barter or exchange bats.

A bat roost is interpreted as “any structure or place, which any wild bat uses for shelter or protection.” (Bat Conservation Trust 2012¹). A bat roost is protected whether or not bats are present at the time.

All species of British bat are considered a European Protected Species (EPS). The Conservation of Habitat and Species Regulations (2010) provide derogation against certain offences which could potentially affect an EPS through the EPS Licensing system.

1.3.4 Badger

Badgers are afforded protection under the Protection of Badgers Act (PBA) 1992; this act was introduced on welfare grounds. The Act is based primarily on the need to protect badgers from baiting and deliberate harm or injury. Badgers are not considered to be a species of any conservation concern. However the Act contains restrictions that apply more widely and can have implications where badgers and development come into conflict. All the following are considered criminal offences:

- to willfully kill, injure, take, possess or cruelly ill-treat a badger;
- to attempt to do so; or
- to intentionally or recklessly interfere with a sett.

Sett interference includes damaging or destroying a sett, obstructing access to a sett, and disturbing a badger whilst it is occupying a sett. It is not illegal, and therefore a licence is not required, to carry out disturbing activities in the vicinity of a sett if no badger is disturbed and the sett is not damaged or obstructed.

1.3.5 Reptiles

All native reptiles are protected in the UK under the Wildlife and Countryside Act 1981 (as amended). The law makes it an offence to intentionally kill, injure, sell or advertise to sell any of the six native species.

The smooth snake and the sand lizard are afforded further protection under the 1981 Act, by making it an offence, to possess, handle, capture or disturb them.

¹ Bat Conservation Trust (2012) 'Bat Surveys: Good Practice Guidelines 2nd Edition'

1.3.6 Invertebrates

Approximately 400 invertebrate species are listed under Section 7 of the Environment (Wales) Act 2016. Section 6 of the same Act requires every public body in the exercising of its functions to 'have regard, so far as is consistent with the proper exercise of those functions, to the purpose of conserving biodiversity'. The presence at any proposed development site, of any priority species identified on these lists is of importance within the local authority planning process.

Further protection is afforded to sixty-nine species of British invertebrates which are also protected under the Wildlife and Countryside Act (1981) (as amended). Species listed under Schedule 5 may be protected under one, some or all of the following parts of Section 9:

- Section 9, Part 1 – intentional killing, injuring, taking
- Section 9, Part 2 – possession or control (live or dead animal, part or derivative)
- Section 9, Part 4 (a) – damage to, destruction of, obstruction of access to any structure or place used by a scheduled animal for shelter or protection
- Section 9, Part 4 (b) – disturbance of animal occupying such a structure or place
- Section 9, Part 5 (a) – selling, offering for sale, possessing or transporting for the purpose of sale (live or dead animal, part or derivative)
- Section 9, Part 5 (b) – advertising for buying or selling live or dead animal, part or derivative

1.3.7 Great Crested Newt

The great crested newt (*Triturus cristatus*) receives full protection under the Wildlife and Countryside Act 1981 (as amended) and through their inclusion in Schedule II of the Habitats Regulations 2010. This legislation makes it an offence to:

- intentionally kill, injure or take a great crested newt;
- disturb a great crested newt;
- intentionally or recklessly damage, destroy, obstruct access to a breeding site or resting place of a great crested newt;
- sell, offer for sale, possess or transport a great crested newt for the purpose of sale.

The great crested newt is listed as a priority species under Section 7 of the Environment (Wales) Act 2016.

2 Field Survey Methods

2.1 Survey Aims and Objectives

The survey aim was to assess the site as to its ecological importance by assessing the value of habitats and their suitability to support any protected or notable species. The purpose of this was to highlight any ecological constraints associated with future development proposals.

Field survey comprised of an Extended Phase 1 Habitat survey, this included an assessment of habitats at the site in terms of their suitability to support any other protected species including breeding birds, badgers, bats, great crested newt, reptiles and notable invertebrates.

Species that are considered unlikely to be significantly affected by the proposed development, even if known to be present in the general vicinity, were 'scoped out' of the assessment.

2.2 Extended Phase 1 Habitat Survey

2.2.1 Methods

An Extended Phase 1 Habitat Survey of the study site was undertaken on the 19th September 2017. Survey was carried out following standard methodologies as described in the '*Handbook for Phase 1 Habitat Survey - a technique for environmental audit*' (JNCC, 2004²).

The aims of the Extended Phase 1 Habitat Survey were to:

- identify and map all areas of semi-natural habitat within the study area;
- provide a botanical description of the semi-natural habitats surveyed;
- identify areas or habitats that are of particular ecological interest for nature conservation and which require more detailed investigation;
- provide additional information regarding incidental observations of protected species and the potential of habitats to support such species.

² JNCC (2004) '*Handbook for Phase 1 Habitat Survey - a technique for environmental audit*'

A habitat map was produced and lists of dominant or notable vascular plant species were recorded in each of the major habitat types where relevant.

3 Desktop Study

3.1 Sources of Information

Ecological information on habitats, species and designated nature conservation sites has been sought from COFNOD who are the local biological records centre for the North Wales Region.

3.2 COFNOD Data

3.2.1 Species

COFNOD holds several records of protected species within 2km of the site including the following:

- Barn owl
- Goshawk
- Common pipistrelle
- Whiskered bat
- Polecat
- Badger
- Otter
- Great crested newt
- Adder
- Slow-worm

COFNOD hold no records of any protected species within the study site itself.

Whiskered bat have been recorded within 100m of the site.

There are records of great crested newt within 500m of the site from the HMP Berwyn site (412m to the east of the site) and from ponds located within farmland to the west of the site (430m to the west of the site).

Both of these ponds are considered to be isolated from the study site by intervening housing and commercial units.

COFNOD holds no other records of protected species within 250m of the study site.

3.2.2 Designated Sites

No statutory designated sites are located within 1km of the study area itself.

Three Local Wildlife Sites (LWS) are located within 2km of the study site comprising of the Wrexham Industrial Estate LWS (comprising of Bryn Road Grassland, Erlas Black Wood and the Oaks), Peter's Dingle LWS and Cefn Park LWS.

4 Survey Results

4.1 Site Description

The study site measures approximate 6ha in area. It principally comprises of an area of grassland habitat that has remained unmanaged for several years. A range of successional habitats have developed including areas of coarse, unimproved grassland with scattered hawthorn scrub which grades into areas of tall herb community, bramble scrub and dense thorny scrub.

There is a band of broadleaved woodland which runs along the northern and eastern edges of the site. The easterly block of woodland forms part of a larger, more-or-less unbroken corridor of semi-natural, woodland vegetation which runs for approximately 1600m from the southern boundary of the site on Bridge Road South, through the wider Industrial Estate, before joining Redwither Brook approximately 950m to the east of the site. Redwither Brook eventually flows into the River Clywedog at the south-eastern edge of the Industrial Estate.

The woodland is likely to function as a wildlife corridor through the Industrial Estate.

The site is bounded to the west by Clywedog Road South, to the south by Bridge Road South, to the east by the gardens of an adjacent housing estate and to the north by commercial units associated with the Industrial Estate. Habitats at the site are linked at the site's northeast corner to a similar area of unmanaged grassland also comprising of grassland/scrub/woodland mosaic.

Wider habitats comprise of residential housing, industrial units, occasional areas of amenity grassland and further areas of unmanaged, rough grassland and scrub.

The site location is shown on Figure 1 in the Appendix.

A habitat map of the site is shown on Figure 2 in the Appendix. Photographs showing typical habitats at the site are also given in the Appendix.

4.2 Habitats

The site principally comprises of a range of successional habitats that have developed on an area of derelict grassland and from an expansion of woodland habitats around the eastern and northern fringes of the site. These habitats comprise of a mosaic of grassland, tall herb, scrub and woodland communities.

The grassland habitats are mostly representative of a typical MG1 community ((false oat-grass grassland community) as defined by the National Vegetation Classification system (Rodwell 1992³)). The site principally comprises of patches of herb-rich grassland with frequent umbellifers, creeping thistle and common knapweed amongst the grasses. Scattered hawthorn saplings are present throughout the grassland areas. There are some patches of dense bramble scrub around the edges of the site and some areas of dense hawthorn scrub adjacent to woodland habitats towards the southern end of the site.

There are occasional footpaths through the site which are likely to be used dog walkers and residents from the adjacent housing estate. These comprise of areas of more trampled grass and bare ground.

It is likely that if left unmanaged, the site would ultimately develop into continuous hawthorn scrub and ultimately further broadleaved woodland.

The grassland and scrub habitats present are of relatively low botanical interest and are commonly occurring throughout the UK within similar neglected agricultural and industrial sites.

Habitats encountered are Target Noted on Figure 2 and described in full within Table 1 below. Habitats are evaluated and discussed in Section 5.1.

³ Rodwell, J.S. (ed) 1992. *British Plant Communities. Volume 3. Grassland and Montane Communities*. Cambridge University Press.

Table 1- Habitat Descriptions

Target Note	Habitat	Description
1	Grassland/Tall herb/bramble scrub mosaic	The majority of the site comprises of unmanaged, unimproved, neutral grassland. The sward principally supports coarse grass species with frequent tall herbs and patches of bramble. Grasses comprise of frequent cock's-foot, Yorkshire fog, red fescue, meadow foxtail and false oat-grass with occasional tufted hair-grass, common sedge, and soft rush. The tall herb species present include stands of common knapweed, common ragwort, meadowsweet and creeping thistle with cow parsley and hogweed. Other occasional herbs include bush vetch, ribwort plantain, meadow vetchling, creeping cinquefoil, common fleabane, meadow buttercup, creeping buttercup, bird's-foot trefoil, broad-leaved dock, yarrow, selfheal, ox-eye daisy and common toadflax. The grassland is interspersed with patches of scattered young hawthorn scrub and batches of bramble scrub. Footpaths pass through the eastern end of the grassland. These areas comprise of a shorter, grass dominated sward with patches of bare ground.
2	Broadleaved woodland	There is a stand of broadleaved woodland along the northern boundary of the site. The woodland comprises of mature oak and willow with a dense underscrub of hawthorn, blackthorn and ash and a field layer of ivy. The hawthorn and blackthorn scrub extends beyond the southern boundary of the woodland into the adjacent grassland. There is a dry drainage ditch present within the woodland.
3	Broadleaved woodland	There is a band of predominantly broadleaved woodland running along the eastern edge of the site where it adjoins the neighbouring housing estate. The woodland comprises of a broad mix of tree species many of which are likely to be plantation in origin. The tree species present include Scots pine, apple, maple, silver birch, blackthorn, hawthorn, oak and ash. There is a fringe of blackthorn scrub with bramble running along parts of the woodland. The footpath described in Target Note 1 runs parallel with the woodland with occasional paths running into the woodland through to the rear gardens of adjacent residential properties.

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Target Note	Habitat	Description
		The band of woodland links to the more natural woodlands at Target Notes 2 and 4 to form a single large block of continuous woodland.
4	Broadleaved woodland	The broadleaved woodland in this area principally comprises of mature hawthorn trees with occasional scattered mature oak trees. The woodland has a field layer predominantly comprising of ivy with occasional patches of nettle. There are several paths and tracks that pass through this woodland into the adjacent housing estate. The woodland links to the strip of woodland at Target Note 3 and scrub habitats at Target Note 7.
5	Dense scrub/ dry ditch	There is an area of dense hawthorn scrub located here which extends out from the adjacent area of mature oak/hawthorn woodland. There is also a dry ditch in this location.
6	Grassland/Tall herb/bramble scrub mosaic	Habitats in this area are similar to those described for Target Note 1, comprising of unmanaged, unimproved, neutral grassland with frequent tall herb and with frequent, scattered young hawthorn shrubs. As previously, the sward supports mainly coarse grass species with frequent tall herbs and patches of bramble. Grasses comprise of frequent cock's-foot, Yorkshire fog, red fescue, meadow foxtail and false oat-grass with occasional tufted hair-grass, common sedge, and soft rush. The tall herb species present include stands of common knapweed, common ragwort and creeping thistle with cow parsley and hogweed. Other occasional herbs include bush vetch, ribwort plantain, creeping buttercup, bramble, bird's-foot trefoil, broad-leaved dock, yarrow, perforate St. John's-wort and ox-eye daisy. There are also patches of nettle and stands of rosebay willow-herb.
7	Dense scrub with scattered oaks	Habitat in this area comprises of dense blackthorn and hawthorn scrub with scattered mature oak trees.
8	Grassland/Tall herb/bramble scrub mosaic	This area comprises of a continuation of the unmanaged, unimproved, neutral grassland with frequent tall herb and scattered young hawthorn shrubs as described in Target Notes 1 and 6.

Target Note	Habitat	Description
		There is a dry ditch in the area which supports stands of bulrush, great willow-herb and meadowsweet. A new hedgerow has been planted along the southern boundary of the site (approximately 5 years old). The hedgerow comprises of young hawthorn, blackthorn, hazel and dog rose.

4.3 Protected Species

The Extended Phase 1 Habitat Survey also considered the site's suitability to support protected species. Species considered during the assessment included bats, badgers, invertebrates, reptiles, breeding birds and great crested newt.

The likely presence of each of these species groups is considered below.

4.3.1 Bats

A full assessment of the suitability of all trees for roosting bats within the adjacent woodland habitats present was not undertaken given the number of trees present and that the extent of development proposals is not yet known.

However, an initial characterisation of the woodland habitats was completed during the Extended Phase 1 Habitat Survey. The woodlands present were found to offer limited bat roosting opportunities within occasional mature oak trees present however, many of the trees are of a relatively young age and have not yet developed any large cavities, splits or other features suitable for roosting bats.

There are likely to be bat roosts within the residential properties located to the east of the site.

The scrub and woodland edge habitat offers suitable bat foraging habitat.

Given the proximity of potential roost sites within the nearby housing and the presence of suitable foraging habitat along the bands of woodland and scrub, the site is considered likely to be of moderate value for bats.

4.3.2 Badgers

No field signs indicative of badger activity were found within the grassland habitats of the proposed development area however it is likely that badgers occasionally forage within this habitat.

A full badger survey of the dense areas of scrub and woodland was not carried out. However, badgers are known to be present at the Industrial Estate and consequently there is considered to be a reasonable likelihood that badger setts could be present within woodland and scrub habitats at and adjacent to the site.

However, the site is likely to suffer frequent disturbance from dog walkers from the adjacent housing estate.

4.3.3 Reptiles

The study site supports some reptile foraging habitat in areas of grassland and scrub. However, given the relatively tall height of vegetation present, suitable basking sites are limited.

Nevertheless, the site is partly linked to other areas of suitable reptile habitat comprising of further areas of neglected grassland which surrounds the northern and eastern edges of the adjacent housing estate. There is further similar habitat located to the south west of the site on the opposite side of Clywedog Road South (although this road is likely to act as a partial barrier to any movement of reptiles between the two sites).

Common reptile species are known to be present within suitable habitats at the Industrial Estate albeit, in relatively low numbers (small numbers of adder, slow-worm and grass snake were recorded at the nearby HMP Berwyn Prison Site during site clearance).

Taking this into consideration, there is considered to be a reasonable likelihood that common reptile species could be present in low numbers at the study site.

4.3.4 Breeding Birds

The woodland and scrub habitats are likely to be used as nesting and foraging habitat by common woodland/garden bird species.

The grassland could also be used by ground nesting birds during the breeding season.

4.3.5 Great Crested Newt

The study site supports good quality great crested newt terrestrial habitat within scrub, woodland, rough grassland and tall herb habitats.

The study site does not support any suitable aquatic habitats for great crested newt as the three identified drainage ditches were found to be dry during survey and are likely to be dry for much of the year.

However, there is a drainage ditch located immediately outside of the study site on the opposite side of Clywedog Road South (Target Note 9 on Figure 2). The drain is approximately 20-30cm deep and approximately 1m in width. The drainage ditch is located within a concrete channel and is likely to permanently hold water.

The drain is mostly overgrown with vegetation comprising of water mint, fool's water-cress, meadowsweet and great willow-herb. The drain has some patches of open water, mostly at its southern end.

The drainage ditch is considered to offer low suitability great crested newt breeding habitat.

Clywedog Road South is likely to act as a partial barrier to any movement of great crested newt between the ditch and the study site.

Great crested newt have been recorded in ponds located within farmland to the west of the site (ponds located approximately 430m to the west of the site).

However, these ponds are considered to be isolated from the study site and the drainage ditch by intervening commercial units located on Clywedog Road South.

Given the distance of the ponds from the ditch, the low suitability of aquatic habitats within the ditch and the barrier effect of the adjacent commercial units, it is considered unlikely that the ditch would have been colonised by breeding great crested newt.

Taking this into account there is considered to be a low risk that great crested newts would be present within the terrestrial habitats at the study site.

4.3.6 Invertebrates

The grassland and scrub habitats were found to be relatively flower rich supporting suitable plant species for larva and adult grizzled and dingy skipper and small heath butterflies (bramble, dog rose, creeping cinquefoil, yarrow, ragwort, fleabane, bird's foot-trefoil, buttercups and vetches). These three butterflies are listed as priority species under Section 7 of the Environment (Wales) Act 2016.

All three of these species of notable butterfly have been recorded in good numbers within similar habitats located at the HMP Berwyn site located approximately 400m to the southeast of the site. The ecology mitigation area for this site is being actively managed to promote habitats for these species and so it is reasonably likely that both species could be present within the study site.

Suitable butterfly habitats at the Prison Site are linked to the study site by the area of flower-rich, rough grassland which surrounds the northern and eastern edges of the adjacent housing estate.

Therefore there is considered to be a reasonable likelihood that notable butterfly species could be present within the study area.

5 Evaluation

5.1 Habitats

The site principally comprises of a range of successional habitats that have developed on an area of derelict grassland.

These habitats comprise of a mosaic of unimproved, neutral grassland, tall herb, woodland and scrub communities which have developed through neglect of the grassland.

The grassland and scrub habitats present are of relatively low botanical interest and are commonly occurring throughout the UK within similar neglected agricultural and industrial sites.

If left unmanaged, it is likely that the grassland habitats would ultimately develop into continuous hawthorn scrub and ultimately further broadleaved woodland.

There is a more-or-less continuous band of broadleaved woodland which runs along the northern and eastern boundaries of the site.

Mixed broadleaved woodland is listed under Section 7 of the Environment (Wales) Act 2016 as a habitat of 'principal importance' in Wales.

The woodland forms part of a more-or-less unbroken corridor of semi-natural vegetation which runs for approximately 1600m from the southern boundary of the study site on Bridge Road South, through the wider Industrial Estate, before joining Redwither Brook approximately 950m to the east of the site.

The woodland is also considered to be of relatively low botanical interest, however owing to its likely function as one of the main wildlife corridors through the Industrial Estate, the woodland is considered to be a feature of locally important biodiversity value.

5.2 Protected Species

No field signs indicative of any protected species were found during the Extended Phase 1 Habitat Survey.

However, the woodland and scrub habitats are considered to offer suitable habitat for roosting and foraging bats, suitable sett habitat for badgers and suitable nesting and foraging habitat for breeding birds.

The grassland habitat may also be used by ground nesting birds during the breeding season.

The grassland/tall herb habitat is considered to offer some suitable habitat for common reptiles and for notable butterfly species.

The study site offers high quality terrestrial habitats for great crested newt within scrub, woodland, rough grassland and tall herb habitats.

Whilst the study site itself does not support any suitable aquatic habitats, there is considered to be a low risk that great crested newt could breed within an adjacent drainage ditch located on the opposite side of Clywedog Road South (Target Note 9 on Figure 2) and so could be present within terrestrial habitats at the study site.

6 Recommendations

6.1 Further Survey

It is recommended that further protected species surveys are carried out at the site. These surveys will allow an assessment of the value of the site to particular species of importance, further assess development impacts and will allow appropriate, targeted mitigation proposals to be devised.

Further surveys recommended include:

- Badger surveys of scrub and woodland habitat;
- Breeding bird surveys of grassland, woodland and scrub habitats;
- Invertebrate surveys of open grassland habitats targeting the potential presence of S7 butterfly species including dingy skipper, grizzled skipper and small heath;
- Reptile surveys;
- Bat activity surveys;
- Bat tree surveys where any mature trees will be felled; and
- Great crested newt presence/absence surveys of the drainage ditch at target Note 9

6.2 Habitats

It is recommended that any future development of the site avoids negative impacts upon the bands of woodland along the site's eastern and northern boundaries.

Where possible an appropriate buffer area should be retained between the edge of the developed area and these woodland features.

New bird nesting and bat roosting habitat can be provided through the implementation of a bat and bird box scheme. Bat and bird boxes can be installed on suitable trees within the woodland blocks themselves.

It is recommended that the woodlands at the site are enhanced through the implementation of a woodland management plan. Parts of the existing woodlands are very dense and scrubby. To increase the value of woodland habitats it is recommended that denser sections are thinned out and that any higher value trees are encouraged to come through. This can be achieved through 'haloing' (haloing involves the felling and pruning back of surrounding low-value trees and scrub so that they do not shade out and stunt the development of the more valuable adjoining trees). The thinning out of the woodland should allow more light through to the field layer potentially enhancing conditions for woodland ground flora.

Lighting proposals will need to ensure that additional light spill on to the woodland areas is kept to a minimum, with dark corridors retained along both the northern and eastern site boundaries.

A lighting designer would likely be appointed during the detailed design stage of the project. The lighting designer should consult the 'Bats and Lighting Research Project' (Stone 2013) which provides recommendations for limiting the negative effects of lighting on bats.

Where possible the use of artificial lighting should be avoided. Lighting should be directed away from the site's northern and eastern boundaries and should be designed to avoid light trespass into surrounding areas by the fitting of hoods and cowls.

Lighting sources should be 'bat friendly' using LEDs or low wattage lamps.

Where possible, other opportunities to enhance the biodiversity of the site should be taken such as the creation of wildlife ponds and areas of managed wildflower meadows within any amenity areas. It is recommended that such areas are sited alongside the existing blocks of woodland where they can be connected to the wider woodland wildlife corridor.

It is recommended that any loss of grassland/scrub habitats at the site is compensated through off-site habitat management and/or habitat creation where possible.

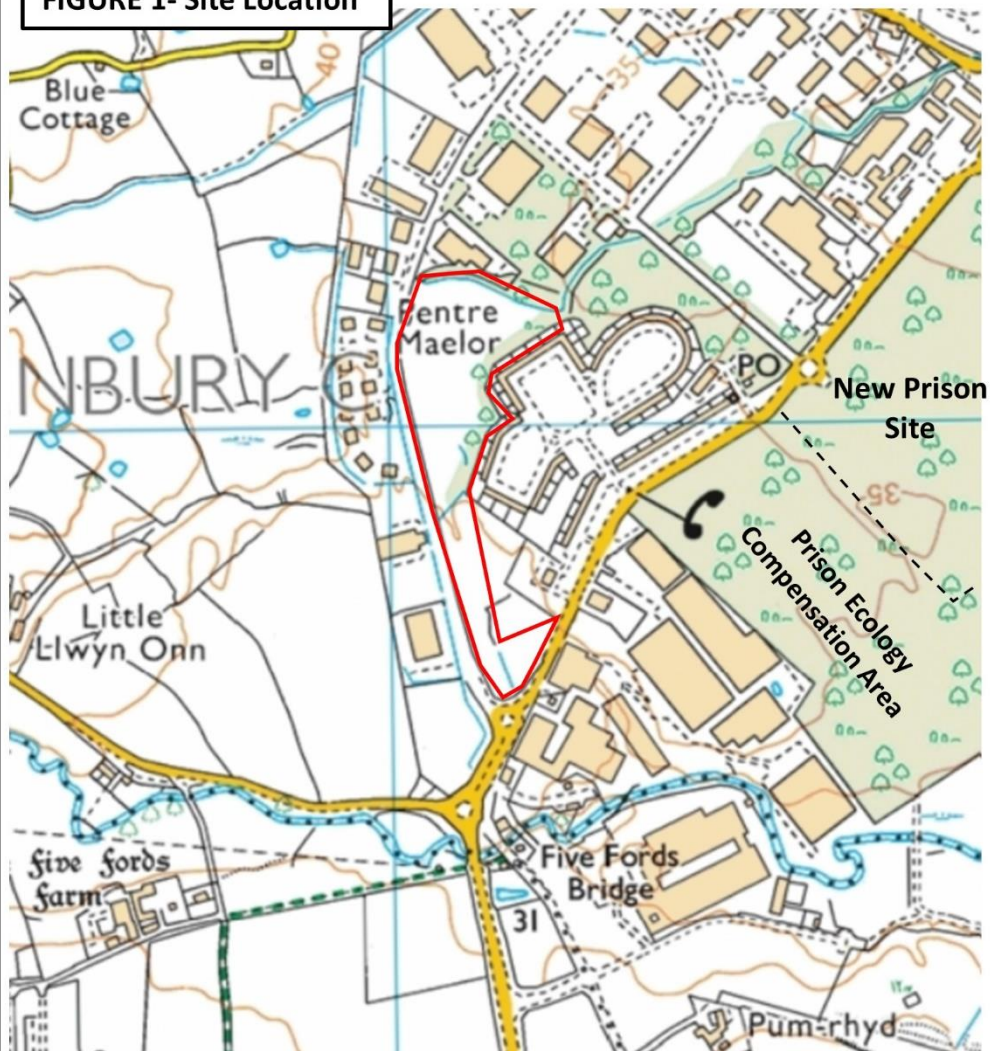
Further habitat mitigation proposals and species-specific mitigation plans may be required pending the findings of further protected species surveys of the site.

6.3 Enhancements

It is recommended that the overall ecological value of the wider Industrial Estate is enhanced where possible either through the implementation of a bat and bird box scheme or by taking opportunities to offer off-site habitat management and/or habitat creation.

7 Appendix

FIGURE 1- Site Location



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Ordnance Survey 100054686



 Study Area





PHOTOGRAPHS

Photograph 1- Grassland/tall herb habitat at Target Note 1



Photograph 2- Woodland/scrub habitat at Target Note 3



Photograph 3- Woodland habitat at Target Note 4



Photograph 4- Grassland/tall herb habitat at Target Note 6



Photograph 5- Grassland/tall herb habitat at Target Note 8



Photograph 6- Drainage ditch at Target Note 9

