



GI STATEMENT

Subject	Plot 7 Cae Deri, Merthyr Tydfil	Date	23/10/24
Ref		Previous versions:	
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ASSESSMENT AGAINST POLICY -PLANNING POLICY WALES: STEPWISE APPROACH AND GREEN INFRASTRUCTURE STATEMENT

On the 11th October 2023, ahead of PPW12 being published, the new Chapter 6 came into force with immediate effect. Net benefit must be secured via planning applications using the step-wise approach, including the acknowledgement of off-site compensation measures and the need to consider enhancement and long- term management. Green Infrastructure Statements will be used to demonstrate the step wise approach. The following information will be used in order to show compliance with policy.

Please note, this GI Statement has been compiled based on habitats that were present prior to clearance of the site in 2024. Therefore the statement contained herein will refer to habitats present in 2022.

Proposed Development: Plot 7, Cae Deri, Heolgerrig, Merthyr Tydfil

Site description: semi-improved grassland surrounded by scattered trees and hedgerow

Surrounding Area description: The site is immediately adjacent to existing residential development. The site is made up of semi-improved grassland surrounded by scattered trees and hedgerows.

The wider landscape is made up of further residential development, associated infrastructure, intertwined with grassland, tree corridors and broad-leaved woodland.

Development Impacts: Site lighting, loss of grassland,

Step wise approach

Step 1- Avoidance- Impacts cannot be avoided on existing habitats due to small size of site and due to the principle of development being consented via outline permission.

Step 2- Minimise- Impacts have been minimised by retaining the boundary vegetation and mitigating lighting.

Step 3- Mitigate/Restore- Mitigation will be via appropriate method statements to ensure no harm to protected species (clearance undertaken in 2024 in line with method statements with permission from the LPA) and the retention of the site boundaries. Any site lighting will conform to the following guidance to prevent any indirect impacts on foraging bats <https://theilp.org.uk/publication/guidance-note-8-bats-and-artificial-lighting/> . A hibernaculum will be included within the final design. 13x13cm gaps will be created at the bases of all fences for hedgehogs.

Step 4- Compensation on site- Two wildflower meadows will be planted within the landscaped area of the property to benefit invertebrates. The wildflower areas will be seeded with Emorsgate EM3 and EM34.

Species within the grassland prior to clearance include bracken, springy turf moss, hedge bindweed, rosebay willowherb, great willowherb, red fescue, common nettle, rough and smooth meadow grass, cocksfoot, perennial ryegrass, ivy, ribwort plantain, wood avens, meadow buttercup, common sorrel, crested dogstail, broadleaved dock, curled dock, marsh thistle, greater plantain, perennial ryegrass, yarrow, dandelion, autumn flowering hawkbit, creeping thistle, creeping bent, timothy, cocksfoot, scaly male fern, springy turf moss, spear thistle, common bent, common sorrel, self heal, foxglove, creeping cinquefoil, bittercress sp. , gorse, wild raddish, hard rush and soft rush.

The combination of EM2 and EM34 will create a net gain for floral species with the species composition being as follows: Yarrow, kidney vetch, betony, common knapweed, hedge bedstraw, lady's bedstraw, field scabious, rough hawkbit, oxeye daisy, black medick, ribwort plantain, hoary plantain, cowslip, selfheal, meadow buttercup, bulbous buttercup, white clover, common bent, crested dogstail, red fescue, smaller catstail, smooth-stalked meadow grass, Glaucous Sedge, Eyebright, Catsear, Rough Hawkbit, Oxeye Daisy, Fairy Flax, Birdsfoot Trefoil, Ribwort Plantain, Cowslip, Selfheal, Meadow Buttercup, Yellow Rattle, Autumn Hawkbit, Wild Red Clover, Sweet vernal-grass, False Oat-grass, Upright Brome, Crested Dog's-tail, Red Fescue, Meadow Oat-grass, Perennial Ryegrass

Any proposed Lawned areas will be seeded with EL1 – Flowering Lawn Mixture, this contains slow growing grasses with a selection of wild flowers that respond well to regular short mowing.

There is one birch tree that has been lost to the development. To compensate for this, four silver birch trees will be planted within the development.

(<https://wildseed.co.uk/mixtures/view/56>).

Biodiversity Enhancements Proposed

Native tree and shrub planting will be included within the final design.

It is proposed that the landscape area is managed and enhanced to benefit wildlife. In the first year, the selected areas will be scarified, with the seed sown in the autumn or spring at a sowing rate of 4grams/m². In the first year. The areas will be mown once every 8 weeks in the first year using hand tools and to a height of 40-60mm with the cuttings removed if dense. If the seed is sown in the autumn and overseeded with yellow rattle, spring and summer cuttings should be avoided in the first year. Species such as dock will be dug out from the planted areas. Following this, these habitats will be cut twice per year, using hand tools once in March/April and again no earlier than 15th July in order to mimic hay meadow management and improve the site for reptiles and other species groups.

Further native hedgerow planting will be included within the final design. This will be managed for a minimum of 5 years.

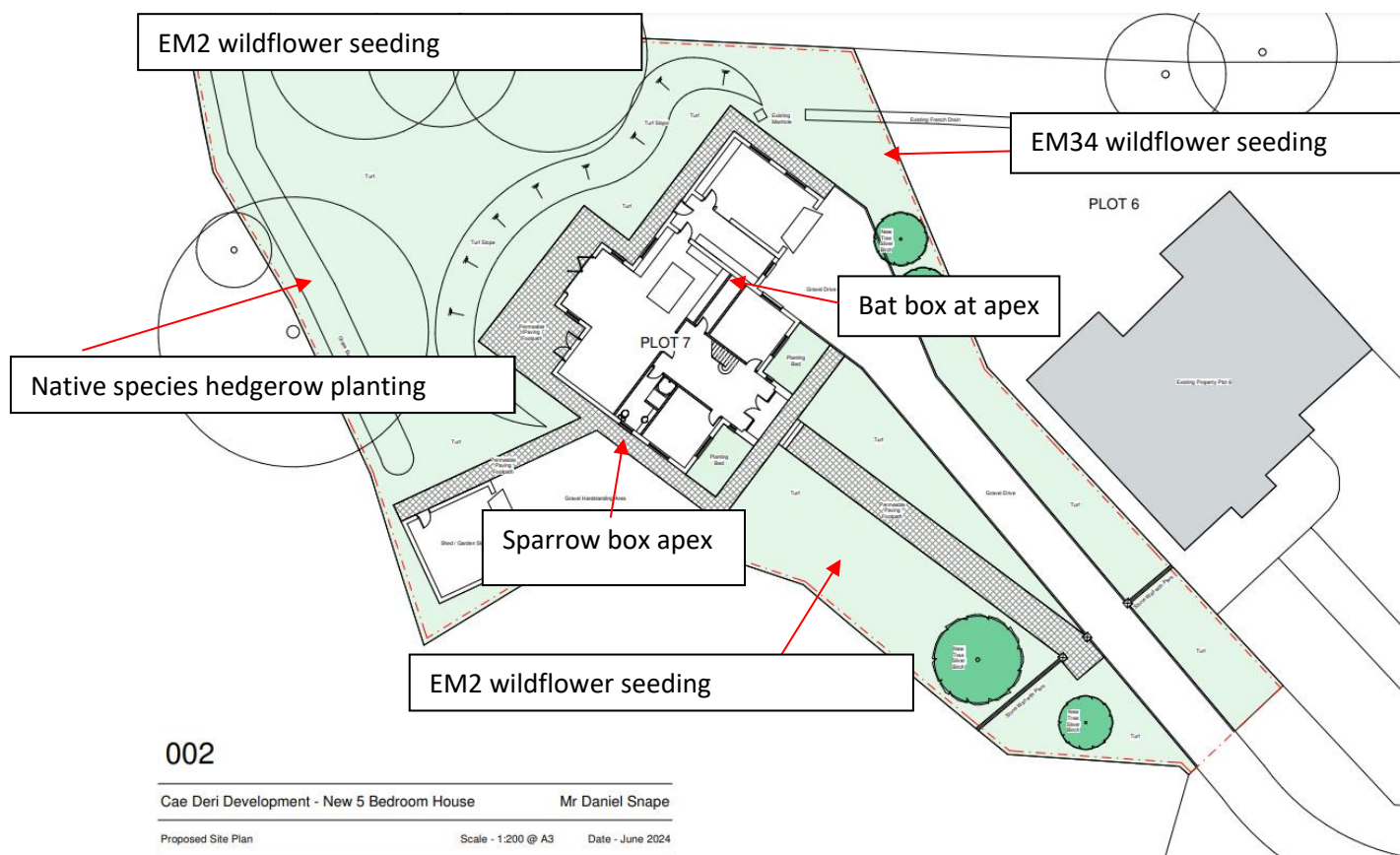
Bat and bird boxes will be included within the final design as per the BE Ecological report and associated plans. The following sparrow terrace or similar will be attached to the north western elevation of the properties <https://www.nhbs.com/vivara-pro-woodstone-house-sparrow-nest-box>

The following bat block

https://www.nhbs.com/batblock?bkfno=246596&ca_id=1495&adlocale=uk&gclid=CjwKCAiAnO2MBhApEiwA8q0HYTrIltmUdfXSmZQgvmupqeYj1cFwdN5KLrnJOB2F_rfrsEINTpQV1BoCx1EQAvD_BwE or similar will be integrated in to the western elevation of the property.

The proposed scheme acknowledges the requirement to achieve a Net Benefit for Biodiversity and from the beginning this has been built into the planning of the project. It is recognised that the footprint of the scheme removes an area of grassland. The applicant aims to deliver biodiversity enhancements at the local scale by offering the enhancements stated above on the site. The site will be subject to enhancements along with long term appropriate management.

As result of the ecological measures within this report, it is expected that there will be a demonstrable net benefit for biodiversity. The habitats to be impacted have been identified as being of relatively low value. All habitats will be retained/created/enhanced on site.



If you have any questions or queries, please do not hesitate to contact

Thank you,

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