

PROJECT NO: 2434 DATE: 31.01.25 DOCUMENT NO: 910 REV PROJECT NAME: ROSE RETREAT	19 New Road Llandeilo Carmarthenshire SA19 6DD 01558 822009	mwd.wales 
Green Infrastructure and Drainage Statement		

MWD Architects were appointed to put together a proposal for a new extension to the spa at Rose Retreat, Merthyr Tydfil.

GREEN INFRASTRUCTURE STATEMENT

The proposal and adoption of the step wise approach

The spa is located within a two storey detached building of conventional block and render construction with a tile roof. To the front elevation is a tarmac road and two the other elevations is a paved walkway. The southern elevation overlooks a managed lawn and flower beds. The proposal is for a new single storey extension with natural timber cladding and a mix of EPDM and sedum roofs.

The intention is to avoid negatively impacting green infrastructure, with a view to enhance existing habitats by introducing new planting around the building, creating a sedum roof to the flat roof space and providing new bird boxes to the existing two storey building. There will be one open fronted and one small holed birdbox and they will be sited and installed in line with the guidance given on the RSPB website.

Lighting

Lighting will be minimal with down lighters localised to the decking area and installed inline with the Bat Conservation Trust's 'Guidance Note 8: Bats and Artificial Lighting' in conjunction with The Institute of Lighting Professionals.

Management Plan

A management plan will be in place for the ongoing maintenance of the site. This will be funded by revenue generated by the spa business. Maintenance of the sedum roof will be undertaken twice a year or as specified by the manufacturer. Birdboxes will be periodically inspected for defects and repaired as necessary but outside of the nesting season.

Drainage Statement

SAB approval will be required for this application. Drainage will utilise existing soakaways, which will be inspected and resized as necessary to suit new loading.