

INTERNAL MEMORANDUM

To: Caroline Pulley
From: Matt Davies (Ecologist)
Ext: 5278
Memo number: 1
Date of previous memo: -
Date: 26/08/2022

SUBJECT: P/22/0226 | Single storey extension to provide a self-contained residential unit and extension of hardstanding to front | Elland House 12 Fair View Estate Old Winch Fawr Road Swansea Road Merthyr Tydfil CF48 1HW

Dormer bungalow with small side extension and small conservatory to the rear. The property is found in Clwydyfagwyr in the north west of Merthyr Tydfil County Borough. There is adjacent woodland to the rear of the garden with some links to habitat in the wider area. This habitat includes grassland, scrub, trees, stream and lake habitat.

Designated sites within 500m of the application site:

- Sites of Importance for Nature Conservation (SINC) – x4, closest is Winchfawr East & Clwydyfagwyr, c.181m from site;
- Within a Buglife B-Lines Area

Priority and protected species within 500m of the application site:

- Birds (including Schedule 1¹ and Section 7² species);
- Invertebrates (including Section 7² species);
- Bats (closest record for common pipistrelle, c.288m from site);
- Otter;
- Hedgehog;
- Amphibians (including great crested newt, closest record c.289m from site);
- Fish (including Section 7² species);
- Vascular plants

The plans *appear* or show no works to the main building.

If works **are proposed** to the main building, further consultation with the LPA ecologist will be required.

If works **are not proposed** to the main building, the requirements will be as follows:

No ecological survey work required, however, there will need to be enhancement in line with the Environment (Wales) Act 2016 and Welsh Government Circular 'Securing Biodiversity Enhancements' sent to Heads of planning in October 2019.

The following will be required:

¹ Wildlife & Countryside Act 1981 (as amended)

² Environment (Wales) Act 2016

- A single integrated bat box installed on the north eastern gable end of the main building:

<https://www.greenwoodsecohabitats.co.uk/shop> (single crevice box) – or similar.

The bat box will not be illuminated.

There will be no extra onsite external lighting above existing levels.

Planning conditions will be used to ensure this measure is undertaken to include evidence that it has been satisfactorily erected.