

INTERNAL MEMORANDUM

To	Gareth Davies
From	Matt Davies
Memo #	2
Date	22/09/2026
Previous memo date	21/09/2026
Application:	P/26/0201 Change of use of house to three flats 32 High Street Cefn Coed Merthyr Tydfil CF48 2PG

SITE DESCRIPTION

Semi-detached property in Cefn Coed with unmanaged garden habitat. Nearby stepping-stone habitat connected the site to valuable habitat (tree lines, grassland, wooded river corridor) suitable for a range of mobile priority and protected species (bats, birds, invertebrates).

DOCUMENTS SUBMITTED IN SUPPORT OF THE ABOVE APPLICATION

1	GREEN INFRASTRUCTURE STATEMENT & BIODIVERSITY ENHANCEMENT SCHEME FORM, <i>completed by</i> Mr Phillip Harris, dated 11/09/2026. New version, but no change to the date within the document – pdf named GIS v2.pdf
2	32, High Street, Cefn Coed, CF48 2PG. Proposed Elevations, drawing number HS-04, Rev B <i>prepared by</i> Indigo 3d Design Ltd. Dated: 21/09/2026 .

REQUIREMENTS AND COMMENTS

Document 1 (GIS & BES) states that the garden has only ‘*Some Grass*’, however, recent aerial imagery shows far more extensive Green Infrastructure including trees.

NB if any of this landscaping is to be impacted because of the scheme, a Preliminary Ecological Appraisal will be required.

There are therefore opportunities to improve or add Green Infrastructure to this garden space. This will be required.

In terms of the enhancement measures as proposed (1x bat box), this is acceptable.