

INTERNAL MEMORANDUM

To: Rebecca Owens
From: Matt Davies (Ecologist)
Ext: 5278
Memo number: 2
Date of previous memo: 12/11/2025
Date: 09/12/2025

SUBJECT: P/25/0264 | Non material amendment to application P/25/0151 to include biodiversity enhancements required by condition 3 and to vary wording of conditions 4, 6 & 8 to change the timings for submission of information. | Y Goedwig Cardiff Road Treharris CF46 5NB

P/25/0151 – Condition 3:

BEFORE WORKS COMMENCE ON SITE, details of biodiversity/ecological enhancements, together with a timescale for their implementation, shall be submitted to and approved in writing by the Local Planning Authority. This must include the following:

- *The proposed pond*
- *1 no. built-in bat box integrated within the proposed onsite structure(s)*
- *1 no. built-in bird box integrated within the proposed onsite structure(s)*
- *Gaps in boundaries (where appropriate) for passage of hedgehogs and other species.*

The development shall be carried out in accordance with the approved details and retained in perpetuity thereafter

DOCUMENT / E-MAIL SUBMITTED

1. Drawing No: ECO-01 [drawing and eco details UPDATE DEC 25.docx]. ***Received by the LPA ecologist in an e-mail dated 04/12/2025 @08:20***
2. E-mail from Chris Boardman. ***Forwarded by the LPA ecologist in an e-mail dated 04/12/2025 @08:20***

COMMENTS

Both the bat and the bird box are *still* shown on the West South-West (WSW) elevation. Bird boxes must be positioned facing approximately north or east.

Therefore, please move the bird box to the East North-East (ENE) gable end.

The bat box specification as detailed in the submitted e-mail (#2 in the above list) is acceptable, but it should be moved to the position shown in Figure 1 (higher up and away from the windows):

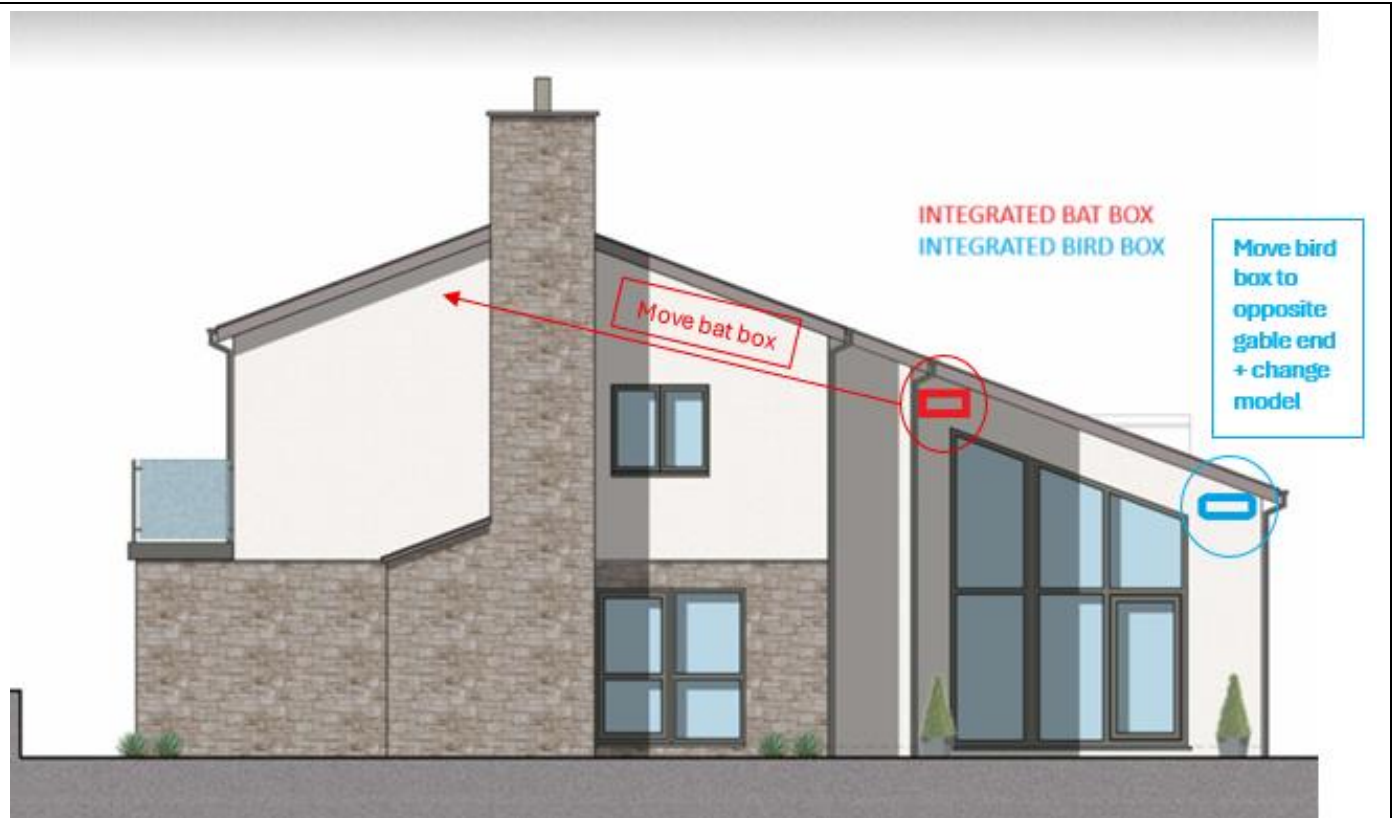


Figure 1 – build in bat and bird boxes

The bird box specification as detailed in the submitted e-mail (#2 in the above list) is a box designed for swifts and therefore must be erected at least 5m from the ground and have clear flight lines to the front. An alternative might be the following:

[Habibat Sparrow Terrace](#)

NB – this box “... can be faced with a number of products to suit the design-build. This includes brick, block, stone, wood, or rendered finish, ensuring the box is unobtrusive and aesthetically pleasing.”

To re-iterate, this should be integrated into the ENE gable end.

A timescale for the implementation of the above biodiversity/ecological enhancement scheme must be provided.