

INTERNAL MEMORANDUM

To: Caroline Pulley
From: Ecologist
Ask for: Matt Davies
Ext: 5278
Memo #: 1

Date: 05th August 2020

SUBJECT: P200113 DETACHED DWELLING, LAND AT YR HEN LLAETHDY, KINGSLEY TERRACE, ABERFAN, MERTHYR TYDFIL

(Proposed development – construction of 1x residential dwelling plus garage)

A Preliminary Ecological Appraisal was undertaken by Ecoleg LLP in July 2020 and report (dated 29/07/2020) was submitted in support of this planning application.

Please see below for comments regarding this report:

Page 11 – Bare Ground

'3.15 This feature was more prominent in previous years with much of the entire site being disturbed around 2002 according to the client, this is consistent with historical aerial photos of the site on google earth. In recent years - although patchy in the upper area - bare ground has mainly become limited to the lower half of the site and is slightly overgrown.'

Google Earth historical imagery shows the western section of the site to have been undisturbed, with only the eastern section cleared in connection (seemingly) with residential development immediately to the north.

Page 13 – Reptiles

'3.23 Several records of Slow Worm were identified by the desk study and are located over 650m from the site and a single Common Lizard record was returned on the edge of the search buffer (at 1003m dist.) Grasses have not yet established themselves enough to provide significant foraging opportunities or vegetative/protective cover such as with rough grasslands. Given the recent history of the site, lack of nearby records and no existing suitable adjacent habitat or links to habitat further afield, it is considered that any reptile presence is unlikely and development of a single plot on this land is unlikely to have any impact on UK reptile species. Therefore, reptiles will not be considered further in this report.'

Absence of onsite records does not mean a species is absent from a site. The western section of the site appears to have been undisturbed for at least c.20 years and is linked to the north with further habitat that appears to be suitable for reptiles and with garden habitats to the south. Reptile species are protected from killing and injury and offences can therefore be committed on plots of any size.

As the application seeks outline planning permission, details regarding landscaping are reserved for future consideration. On a site such as this with linked habitat, I would accept the assumption of reptile presence. Therefore, when landscaping details are known and if habitat suitable for reptiles is to be affected, the following measures will be submitted for approval by the LPA ecologist prior to the granting of full planning permission.

- o A reptile mitigation strategy (RMS) demonstrating consideration for reptiles and avoidance of killing and injury (this will require ecological supervision and include an element of reporting back to the LPA ecologist when the RMS has been completed – a letter-style report or e-mail will suffice)

The RMS will be a condition of the full planning permission.

Retained habitat

The report states that the southern boundary habitat is to be retained. I would welcome this as the habitat here provides a green link to the west. This boundary habitat will remain unlit to provide a dark corridor.

Lighting

As set out above, the southern boundary must remain dark. If additional lighting is proposed for the site, it must conform to the following guidance:

<https://theilp.org.uk/publication/guidance-note-8-bats-and-artificial-lighting/>

Details of any external lighting and its compliance with the guidance will be submitted for approval by the LPA Ecologist prior to determination of full planning.

NB paragraph 5.5 states '*An advice sheet relating to bats and street lighting is included in Appendix IV*'. The report does not have this information. The missing information, if added in, should be in line with the above guidance.

Enhancement

In accordance with the Environment (Wales) Act 2016, enhancements are required regardless of the impact of a proposed development or its size.

Enhancements will include, but not be limited to:

- o 1x integral bat box (likely to be installed on the southern elevation of the house to provide direct access to the dark corridor along the southern boundary (as set out above))
- o 1x integral bird box (again on the southern elevation)
- o Landscaping elements of value to wildlife using native species of local provenance (including, for example, wildflower areas, hedgerows to provide further green links, a small wildlife pond)
- o Gaps in fences/walls at boundaries for the free passage of hedgehogs

The ecologist will make a compliance visit to ensure that all enhancement measures

have been correctly installed/created. Confirmation of this will be provided to the LPA ecologist (via a letter-style report or e-mail).

Details of enhancements will be required at the reserved matters stage, prior to the granting of full planning permission. All enhancements will be clearly shown on relevant plans/drawings and will be a conditioned.