

Biodiversity Enhancement Strategy

Introduction

1. This report has been prepared by Ecology Planning on behalf of Nigel Waskitt to discharge a planning application in relation to construction of a new balcony at School House , Michaelstone Road, Michaelston-Y-Fedw, Cardiff CF3 6XS.
2. The Site is situated at National Grid Reference ST 24093 84667, in a rural area on the edge of Michaelston-y-Fedw village.
3. Condition 2 of full planning consent number 25/0339 states that: *"Prior to the commencement of development, a biodiversity enhancement scheme shall be submitted to and approved in writing by the Local Planning Authority. The biodiversity enhancement scheme shall be implemented in accordance with the approved plans prior to the first beneficial use of the development hereby approved and retained as such for the lifetime of the development."*
4. This report sets out the likely value of the Site and immediate surrounds and how a biodiversity gain proportionate to the scale of works can be achieved.

Baseline Information

5. No baseline ecology work has been undertaken. From aerial photography, the Site appears to be bordered to the north by semi-improved grassland, to the west by arable fields, to the east by the road through the village and a church directly to the south. There is a dense hedgerow along the eastern boundary of the Site, a more sparse line along the north and presumably a fenceline along the west since the garden appears continuous with the adjacent habitat from photography.
6. The house is large and appears to comprise three separate roofs which would not be connected internally. It is likely that the building has at least moderate potential to support roosting bats. However, given the presence of the church adjacent to the south of the Site, it is likely that this is more suitable to support significant numbers of roosting bats, particularly species that require large open voids and are more sensitive to human disturbance.
7. It is assumed from the photography that the garden comprises typical amenity grassland, with some introduced shrub and likely some smaller specimens of native trees. The garden would be unlikely to support anything other than low numbers of common and widespread bird species.
8. Ecological connectivity from the Site, particularly in respect to bats, is likely to be to the west and north, where a tree line leads into the wider hedgerow network and to the Afon Rhymney approximately 600m to the northwest.

Consented Design

9. The new balcony will be located on the western elevation and is unlikely to impact on any bats using the roof space. There is already large window directly above on the first floor and therefore any additional lighting impacts to the eaves/roof above will be minimal above the baseline.
10. There may be minor additional light spill to the west, where the garden is open.

Ecology Enhancements

Post development Impacts

11. The measures have been designed so as to be unaffected by light spill/existing lighting. Any new external lighting must be on a sensor, a warm light bulb, set at a height below 2m and be of a hooded design to prevent light spill.

Biodiversity Enhancements Above Baseline

12. It can be argued that the provision of dedicated roost sites within a new building that offer long term security is an enhancement.
13. A single bat box with internal crevice will be located just below the apex on rear elevation, as shown in Appendix 1. The box will be made of woodcrete/woodstone and be self-cleaning to allow long term use. Suitable models include¹:
 - The Vivaro Pro Beaumaris Bat Box (Midi or Maxi model)
 - Elisa Bat Box
 - Lela Bat Box.
14. A single house sparrow terrace will also be erected on the northern elevation. This will be made of woodcrete to ensure longevity (multiple makes and models exist).
15. A single woodstone box with 32mm entrance hole (Vivara Pro or similar) will be erected on a mature tree within the garden. This will face north or east and at a minimum height of 2m.

Conclusion

16. The construction works will not impact on protected species and there is no likelihood of significant post development impacts.
17. The provision of dedicated opportunities for both birds and bats provides long term security for common species likely to use the Site in accordance with national planning policy.

¹ All are available from NHBS online, although other suppliers exist. The design can be chosen for price/availability/aesthetic purposes. The box may be painted to blend in with the house. Other designs may be suitable but deviation from these models should be discussed with a suitably qualified Ecologist).

Appendix 1 – Enhancement Measures

River Rhymney
600m to the north
west



PROPOSED REAR ELEVATION 1:200

KEY

-  Application Boundary
-  Ecological connectivity via hedgerows
-  Location for 32mm bird box
-  Bat box
-  Sparrow terrace



0 scale

Ecology Planning

Ecological Planning Advice and
Protected Species Surveys

Project: School House,
Michaelstone Road

Drawing Number: 1899/01

Drawn by: RJB

Date 10/09/25

