

Hireath.

St John Baptist Church, Rogerstone
St John's Crescent | Rogerstone | Newport | NP10 9EY

GREEN INFRASTRUCTURE STATEMENT
March 2026

UPRN	Originator	Zone	Level	Type	Role	File number	Suitability	Rev
2438	HIR	XX	XX	RP	A	06805	S2	P1
Suitability		S2 - Issued for Information						

FOREWORD

Address

The full postal address is:

St John Baptist

Rogerstone

Newport

NP10 9FG

Grid Reference (NGR)

E326743, N188572



///angle.chuckle.stylists

Unitary (Local) Authority | Newport City Council
Community | Rogerstone

Designations

The church is not listed.

The church does not sit within a conservation area.

Hiraeth Architecture

Architects specialising in the conservation of historic buildings and sustainable architecture.

This document has been produced to support a Planning Consent application to Newport City Council regarding proposals for the redevelopment of an existing outbuilding adjacent to St John Baptist Church. The scheme is born out of a desire to enhance the viability and sustainable use for the building going forwards by providing much needed W/C facilities.

This document outlines the Step wise approach to the consideration of Green Infrastructure. This approach is set out in PPW 12 (Paragraphs 6.4.11) which advises that Planning Authorities must follow a step-wise approach to maintain and enhance biodiversity; build resilient ecological networks and deliver net benefits for biodiversity. PPW 12 also notes that these steps should be undertaken in a manner proportionate to the scale of development (Paragraphs 6.2.12).

It is to be read in conjunction with the associated information and drawings relating to the scheme.

To arrange a site visit, please contact the applicant using the following details:

St John Baptist Church

C/o Ashley Rogers

St John Baptist

Rogerstone

Newport NP10 9FG

E. ashkay-rog@hotmail.com

CONTENTS

Introduction	2
Existing Green Infrastructure	3
The Step-wise Approach	5
Contact	8





Aerial View of St John Baptist Church and adjacent Church Hall, showing the local context of Rogerstone, with the adjacent industrial estate and neighbouring residential properties.



INTRODUCTION

Overview

This document has been produced in reference to the recently published updated Chapter 6 of Planning Policy Wales which sets out the policies to support 'Distinctive and Natural Places'.

The report will provide a brief commentary of the existing green infrastructure, alongside an assessment of the impact of proposals. In summary, the proposed scheme avoids damage to existing Green Infrastructure unless necessary and presents opportunity for enhancement, as described in the following sections.

The Nature of the existing site

The site of the proposed works is the outbuilding adjacent to St John's Baptist Church in Rogerstone. St John Baptist and the Church Hall sit on adjacent plots, surrounded by the churchyard and the cemetery. Neither of the buildings are listed but they have social and historic value, because of their important position within the local community. There are currently no W/C facilities in the Church, and there are no alternatives within close proximity since the closure of the hall. The proposals aim to redevelop the existing outbuilding to provide W/C facilities within the existing footprint.



Existing outbuilding from the south



Existing outbuilding from the north, small dogwood sapling shown in foreground

EXISTING GREEN INFRASTRUCTURE

The PPW describes green infrastructure as the following;

“6.2.1 Green infrastructure is the network of natural and semi-natural features, green spaces, rivers and lakes that intersperse and connect places. Component elements of green infrastructure can function at different scales.... at a local scale, it might comprise parks, fields, public rights of way, allotments, cemeteries and gardens. At smaller scales, individual urban interventions such as street trees, hedgerows, roadside verges, and green roofs/walls can all contribute to green infrastructure networks.” - Planning Policy Wales - Chapter 6

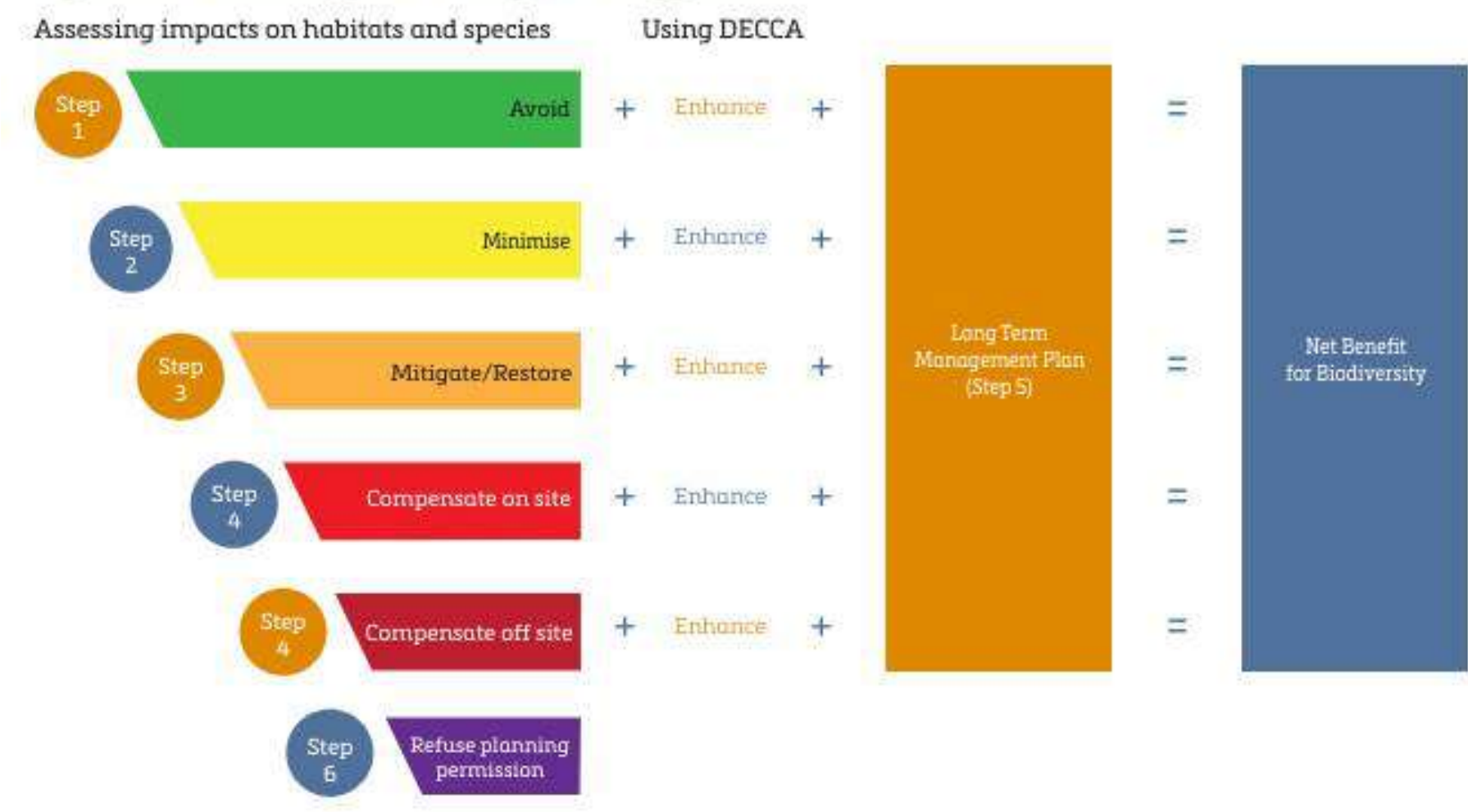
The wider site is relatively green in nature since it is set within the churchyard. There are multiple mature trees and hedgerows along boundaries and there are large areas of grass between the paths and buildings. The closest trees sit on the opposite side of the stone boundary wall, these will not be affected by the works, as there is no excavation required within their root protection area.

A small amount of low quality vegetation will need to be removed for the application, this consists mostly of ivy which has grown over the existing outbuilding, causing damage to the structure, and a small self-seeded dogwood sapling. This vegetation will necessarily be removed to allow for the outbuilding to be renovated and repurposed into W/C facilities. A small excavation trench will be required to the south of the building for drainage works. This trench predominantly crosses existing hardstanding. This strategy of renovation is less harmful in comparison to the creation of a new outbuilding, which is likely to require the removal of areas of grass or excavation into root protection areas.

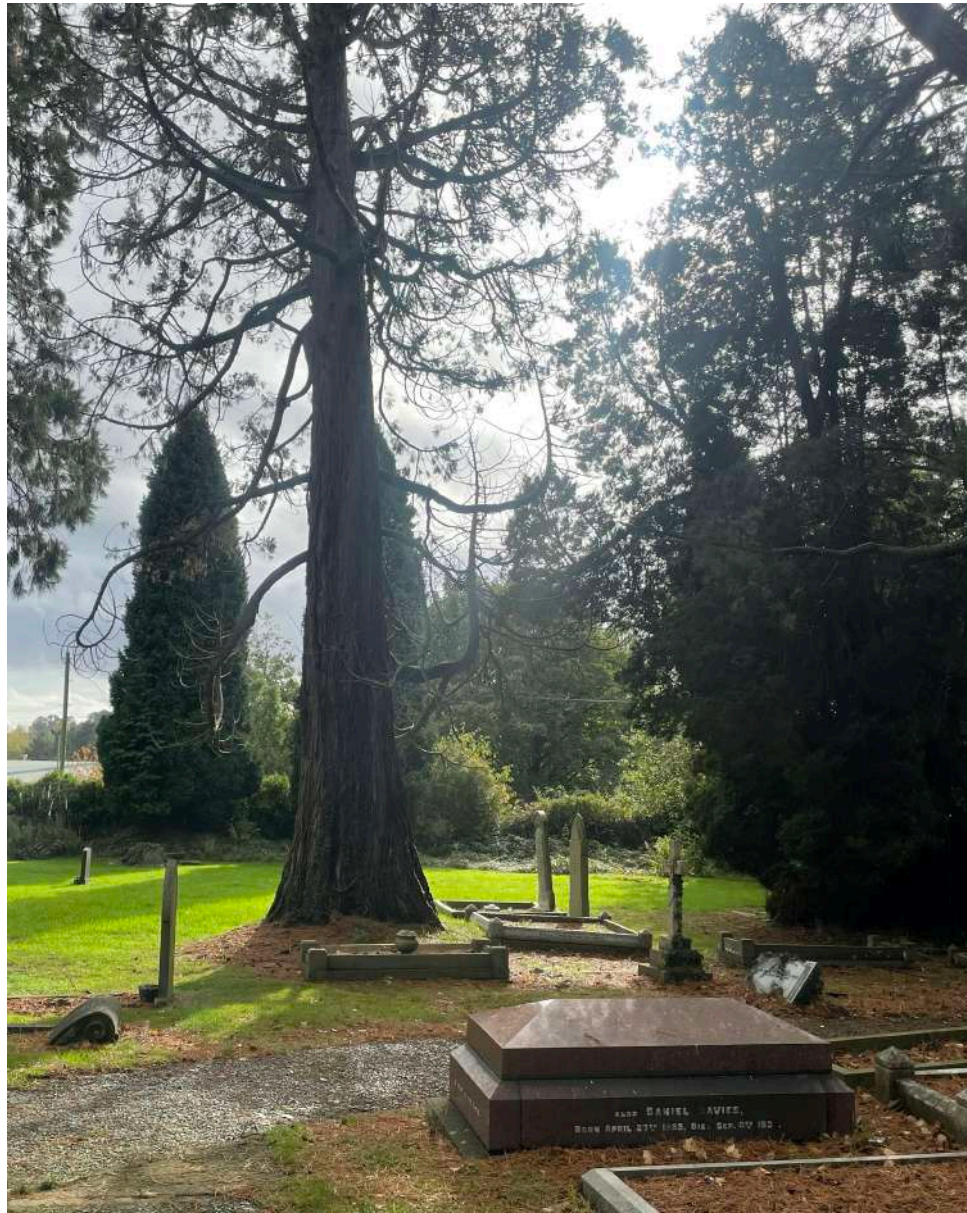


Outbuilding from the north, hidden beneath overgrown vegetation.

Figure 12: Summary of the Step-Wise Approach



Step-Wise Approach | Extract taken from Planning Policy Wales - Summary of Step-Wise Approach



Existing green infrastructure within the context of the wider site

THE STEP-WISE APPROACH

Central principles to a successful development advocate a design strategy which integrates and prioritises the natural environment. The enhancement of biodiversity and green infrastructure have direct benefits and impact on users of any development. These include helping to enhance health and wellbeing, improved amenity spaces and preparing for the impacts of climate change.

In developing a strategy for integrating green infrastructure and biodiversity enhancement into proposals, the design team have looked to consider the step-wise approach as follows:

Avoid

As discussed in the design and access statement, multiple options were considered for the location of the proposed W/C facilities. The option with the least impact on the green infrastructure would be within the existing Church, however this was not viable because of the lack of available space without designated programme. The installation of drainage would also prove complex to avoid impact on the historic building and adjacent graveyards. Other design options for the development of the outbuilding were also considered. These alternative designs have negligible impact on the existing vegetation, in comparison to the chosen proposal, because both require the removal and replacement of the existing roof.

The proposals largely comprise internal reconfiguration, where impact on green infrastructure is limited, besides the removal of vegetation which has grown over the existing structure. Furthermore, the zone designated for the proposed installation of a new ramp is mostly within an existing

area of hardstanding, so will have minimal impact on the green infrastructure on site.

A limited working zone will be defined to ensure no excess vegetation will be removed unless necessary for the development.

Minimise

The roof of the existing outbuilding has been classified as fragile and is in poor condition. In multiple locations, the vegetation can be seen to be perforating the roof where it has been damaged. In order for the outbuilding to be repurposed, the roof reasonable needs to be removed and replaced on health and safety grounds. Because the roof is installed as large cementitious panels, it is unlikely that it can be repaired without removal of the majority of the vegetation that has grown over it.

Mitigate

To reduce the impact of vegetation removal, measures will be put in place to reduce the impact of this. These will be as follows;

1. Vegetation removal will be undertaken outside the main bird nesting season (March–August) where practicable.
2. Ivy that is not removed will be cultivated on adjacent stone boundary walls.
3. The ivy will be removed by hand tools rather than mechanical clearance where possible.
4. Gradual cutting and removal of the vegetation will allow wildlife to disperse during works.
5. Adjacent vegetation that is to be retained will be protected with temporary fencing or demarcation.

The aim of the above measures is to reduce the impact of the required works within the context of the wider site.

Compensate

Given impact on existing green infrastructure is unavoidable, compensation will be employed when developing the proposals. Therefore, using the step-wise approach, since avoidance and mitigation has already been implemented, compensation will be used to demonstrate overall net gain.

There is an area of grass adjacent to the proposals, see drawing '00200-Landscaping Plan' for indication of area. This will be enhanced through an area of high quality planting including pollinators and native shrubs to diversify the biodiversity. The proposed species for this area is as follows;

- Shrubs such as hazel, hawthorn, dog rose and elderberry.
These species provide a variety of flowers, berries (food sources for birds) and greenery (shelter for wildlife).
- Pollinators such as primroses, oxeye daisies and field scabious.
These are perennial so will return each year, as well as slowly self seeding to provide additional growth over time. These species are good for pollinators and will promote local bee populations, with a staggered flowering season.

To support nesting birds, a house sparrow nesting box will be included on the northern facade of the proposed W/C outbuilding, so it is shielded from direct sunlight and prevailing wind and driving rain (guidance provided by the RSPB). House sparrow numbers in the UK have fallen significantly in recent decades, leading to their inclusion on the red list of conservation concern (RSPB). While the causes of decline are complex,

the provision of suitable nesting habitat is recognised as an important measure to support colony recovery.

Within the area of proposed planting, a small log pile created from removed shrub material will be incorporated to provide habitats for insects, amphibians and small mammals. An additional open fronted bird nesting box will be attached to the mature tree on the opposite side of the wall to provide nesting spaces for robins and wrens.

In conclusion, the proposals reflect a careful stepwise approach to enhancing green infrastructure and biodiversity through avoidance, minimisation, mitigation, and compensation. The strategy incorporates native planting, pollinator-friendly species, nesting boxes, and habitat features, all designed to be low-maintenance and sustainable over the long term. This ensures that the development not only mitigates its immediate impacts but also delivers enduring ecological benefits and a net gain for biodiversity.



Example image of proposed compensation planting strategy.

CONTACT

Hannah Cummings
BA(Hons), MArch, PGDip, ARB

Hiraeth Architecture | The Maltings | East Tyndall Street | Cardiff | CF24 5EA

T. 029 2002 5814 | E. hannah@hiraetharchitecture.co.uk

Hiraeth.