

Biodiversity Strategy

PROJECT TITLE: Conversion of Double Gabled Roof to Single Gabled Roof ti
Remove Valley, Raised Height of Roof, Infill of Recess with Two Storey
Extensions to Side Elevation, Improvements to Fenestration and Addition of
Weather Porch

SITE ADDRESS : The Old Rectory, Cardiff Road, Newport, NP10 8TY

PLANNING REF: 21/0018

DATE: 18th August 2025

1. Introduction

1.1) Planning consent has been granted for a suite of works to The Old Rectory, Newport. The building will be subject to roofing works and the creation of an extension to the front rear and side of the building. The proposed development site is centred at ST 2608 8390. Planning consent has been granted (ref: 21/0018) and a number of conditions have been added to the decision notice. Condition 2 of the planning consent relates to ecology and states:

'Prior to the commencement of development (including any demolition) a scheme of ecological enhancement shall be submitted to and approved in writing by the local planning authority. The scheme shall include details of the location and specification of enhancements and the timing of their inclusion. The approved scheme shall then be implemented as approved and retained in perpetuity.'

1.2) A bat activity survey of the property was completed in 2020 by Ecological Services Ltd to inform the proposed development. An external assessment of the building was completed on the 20th August 2020. Bat activity surveys were completed on the 20th August and 14th September 2020. No bats were seen to emerge from the building.

1.3) The Environment Act (Wales) 2016 places a duty on competent authorities and councils including Newport Council to conserve and enhance biodiversity. As such recommendations are made within this report to improve the biodiversity value of the

proposed development. The proposed development site layout is provided within Appendix 1 of this report.

2. Biodiversity Measures

Provision of Bird Nesting Opportunities

2.1) **One integrated bird boxes will be provided within the building.** One Pro Uk Rendered Build-in Swift Box will be integrated into the north elevation wall at at the gable apex.

2.2) **Photographic evidence of the boxes will be sent to the local planning authority ecologist once completed.**

Provision of Bat Roosting Opportunities

2.3) **Two integrated Vivara Pro Build-in bat boxes (or similar design) will be provided within the new development.** One box will be provided on the east side elevation of the north facing extension. The other box will be provided on the west side elevation of the south facing extension.

2.4) No external lighting will be placed within 2m of any bat box. **Photographic evidence of the boxes will be sent to the local planning authority ecologist once completed.** The location of all biodiversity features must be shown on architectural drawings.

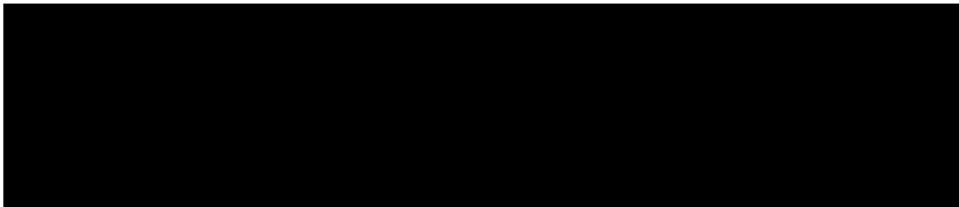
Tree Planting

2.5) A pond is located within land owned by the client, centred at approximately ST2612783950. The client is proposing to undertake improvement works to the pond which include lining the pond and making the feature more wildlife friendly. In order to provide an additional biodiversity enhancement as part of the proposed works to The Old Rectory, the client has agreed to plant two weeping willow trees adjacent to the pond.

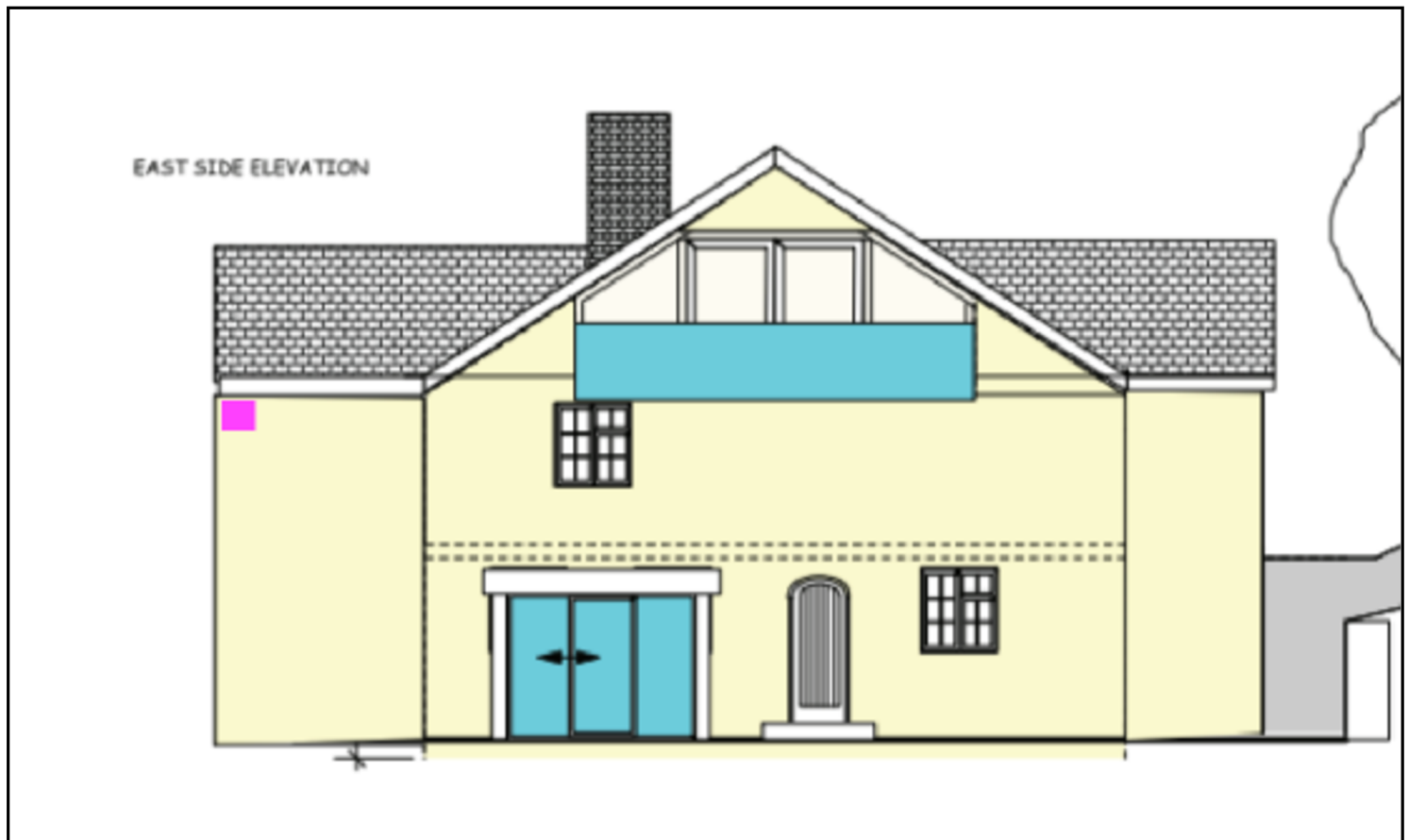
2.6) The weeping willow trees will be planted during the appropriate planting season when the on site works commence. It is anticipated that works will commence late 2025 once planning matters have been addressed. The planting season to install trees is generally between November and March but planting during extreme wet or freezing conditions is not advised. If any planting fails it will be replaced during the next planting season.

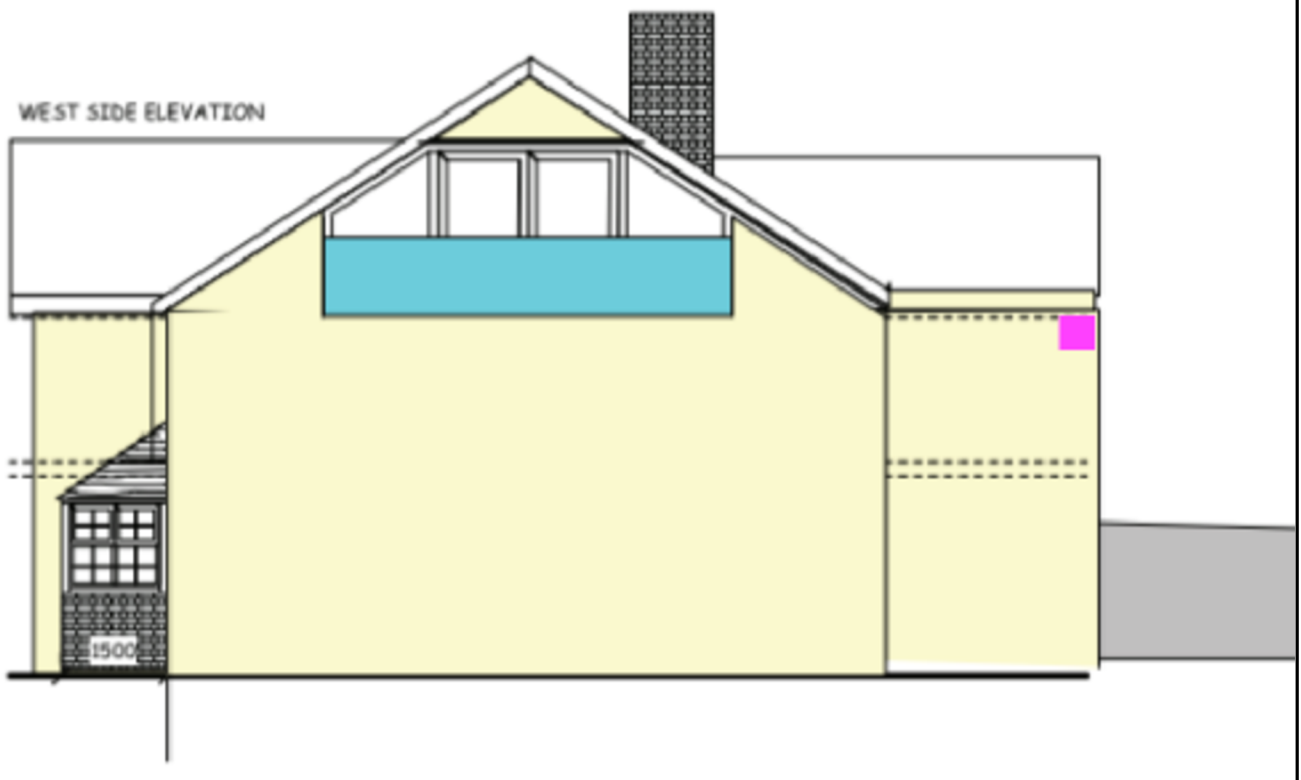
Best Wishes

Ash Harris
Director
Ecological Services Ltd



Appendix 1 - Proposed Plans





Location of PRO-UK Rendered Build-In Swift Box



Location of Vivara Pro WoodStone Bat Box