

Green Infrastructure

Statement

Site Address: 15 Bethel Street, Briton Ferry, Neath, SA11 2HQ

Proposed Development: Conversion of single dwelling into 5 bedroom HMO and ground floor rear extension

Site description: Detached 2 storey property, with off-road parking and a rear garden area. Rear garden bounded by concrete block walls. Rear garden including hard surfaced patio area, No trees or planting to rear of garden area.

Surrounding area description: The application site is located in a frontage of similar properties.

Development Impacts:

The proposed rear extension is to be constructed by removing a section of existing patio to accommodate the structure. No trees or other plants onsite and boundaries unaffected. No external lighting proposed, and therefore no impacts beyond the limited localised issues within garden.

Proposed Planting:

The proposal incorporates a designated planting area in the rear garden.

We aim to plant a variety of plants in a 4m² area in the rear garden using plants listed in section below.

- Lotus corniculatus (bird's-foot trefoil)
- Euphrasia (eyebright)
- Prunella vulgaris (self heal)
- Viola (violets)
- Thymus polytrichus (wild thyme)
- Succisa pratensis (devil's-bit scabious)
- Knautia arvensis (field scabious)
- Eupatorium cannabinum (hemp agrimony)
- Heracleum sphondylium (hogweed)
- Centaurea (knapweeds)
- Malva sylvestris (mallow)
- Dipsacus fullonum (teasel)
- Origanum vulgare (wild marjoram)

Biodiversity Enhancements Proposed

A bat box such as a Schwegler 1WQ or suitable equivalent could be mounted on the left elevation of the house

Wooden (or woodcrete) nest box with 3 sub-divisions to support 3 nesting pairs. To be placed under the eaves of the building on the rear elevation.

Entrance holes: 32mm diameter

Dimensions: H310 x W370 x D185mm

To be implemented within 3 months of completing the works.



Fig 2 Woodcrete house sparrow external nesting box



Fig 1 Schwegler 1 WQ bat box

Conclusion.

It is considered that subject to the above, that the proposed development would maintain and / or enhance biodiversity, build resilient ecological networks and deliver net benefits for biodiversity by incorporating planting areas to replace the loss of lawn and by adding bird/bat boxes to enhance biodiversity.

This ensures that any adverse environmental effects are minimised and compensated for.