

BIODIVERSITY (GREEN INFRASTRUCTURE) STATEMENT**PLANNING DOCUMENT REF:** 25/490-301**ADDRESS:** 101 Lingfield Avenue, Port Talbot, SA12 6PX**PROPOSED DEVELOPMENT:** Single Storey Rear Extension**Description of proposed Works:**

The proposal is to erect a Single Storey Rear Extension with a Flat Roof to include one Roof Lantern over the new Kitchen/Living area and a single curved Rooflight over the existing Bathroom. This project will create an open-plan Kitchen/Living area with a new Utility/Pantry room off the Kitchen. The Ground Floor will have the addition of a separate Dining room at the front of the property. The roof over the existing Garage and Extension will be replaced at the same time.

**Existing Property**

This house is located at the end of a row of 4 properties of a consistent design – they were built in the 1950's as pre-fabricated homes to help with the housing shortage at the time. All have since been re-built with standard cavity walls in previous years. In 1995 Planning Consent was given to the previous owner for an attached Garage with a small side extension behind. Since the current owners have lived there (2008), they have erected a timber shelter and an outbuilding (which is used as a home workshop and bike storage) some 10 years ago. There is a well-planted back garden as the owners are keen gardeners. The extension will reduce this facility a little but there will still be plenty of amenity space remaining.

Surrounding Area Description

This is a heavily populated area of Port Talbot with narrow roads and a lot of housing of different designs in the surrounding Sandfields area. Situated close to the Afan Way and all the amenities of Aberavon Beach, shopping on the Baglan Bay Retail Park, medical care at the Resource Centre plus NPT Hospital, the property is well-placed with access to the M4 nearby.

Welsh Water/Dwr Cymru

We have been in contact with WW Developer Services regarding the drainage situation, as the sewers are linked from No.107/105/103 to those on the land (and within the property) of No.101 – so we have discussed how this might be resolved in relation to the proposed Extension. To that end we have compromised on the size of the extension and provided a location for a new Inspection Chamber as requested by WW Developer Services to be installed on the outside of the new structure, as shown on the plans. Once we have achieved Planning Consent, we will be able to apply for a Building over Sewer Agreement.

Proposed Ecological Enhancements:

The householders are proposing to install small bird nesting boxes to the property. As the garden is predominantly South-West facing the locations of any nesting boxes will be considered on North and East facing walls, at a higher level (away from predators)

The couple are keen to observe the increase in diversity in their garden therefore will provide various insect habitations to encourage more natural habitats for these creatures.

There will also be the addition of a Bird Feeding Station. The sites for all the above are indicated on the Block Plan.

Birds

The development will make enhancements for nesting birds in the form of a Sparrow Nest Box (or similar) mounted on the South West Facing wall of the existing house. Along with this there will be the installation of a Bird Feeding Station (See **Appendix A** for details and Block Plan for locations)

Insects

To encourage insects such as solitary nesting bees, and ladybirds etc, there will be the addition of a Bug Box Kit(or similar) to be mounted at 1.5m high upon the garden fence at the top end of the garden with a South-facing aspect – similar to the type in **Appendix A**.

Conclusion and Implementation:

The Biodiversity Enhancement Measures shall be fully implemented within 3 months of the completion of the proposed works.

APPENDIX A:

BIRDS



Sparrow Terrace Nest Box

- Help the declining sparrow population by putting up one of these bird boxes designed especially for house sparrows.
- Fixed roof to enable the bird nesting box to be fitted right up in the eaves just where the sparrows prefer.
- These bird nesting boxes are constructed from precision cut FSC certified wooden panels treated with water based environmentally friendly preservative.
- Each terrace can accommodate three pairs of sparrows nesting together.

In the last few decades, the population of house sparrows has declined dramatically. Our sparrow terrace has been designed to provide much-needed nesting places for our endangered House Sparrows. House sparrows nest colonially so up to three pairs may be attracted to, and nest in the bird box.

Whilst the box may appear to be a standard "3 in a row" terrace it can be reconfigured into three separate boxes or into different shapes depending on the shape of the wall on which you wish to fit it (or simply what you prefer). The box is the ideal size and dimensions for house sparrows with a 32mm entrance hole. It features a fixed roof which enables the box to be fitted right up at the eaves just where the sparrows prefer. The box is easy to fit with concealed keyholes at the back of the box (easy to reach with a screwdriver through the entrance holes). Each box has slide out floor with drainage holes to enable easy cleaning at the end of the nesting season.

The box is constructed from precision cut FSC certified external grade plywood and has been treated with an environmentally friendly preservative which is kind to the birds but helps to ensure a long lasting dry comfortable nest box.

Product	Sparrow Terrace Nest Box
Product-Code	A1SPTZZZZ
Material	FSC Certified Exterior Grade Plywood
Construction	Panels stapled together with surface sunk staples. Slide out floor.
Finish	Non-toxic water-based stain and preservative
Dimensions	Overall height: 24cm, Overall width: 39cm, Overall Depth: 17cm
Weight	2.4 kg

Fixing

Keyhole at back of each nest unit

Source: <https://www.nestbox.co.uk/products/sparrow-terrace-nest-box>**Bug Box Kit**

- Enjoy assembling your own bug box without having to worry about getting the sizes right.
- Great for attracting beneficial insects especially ladybirds, lacewings, and solitary bees to your garden.
- These bug box kits are ideal for kids (and adults too!) with easy-to-follow instructions.
- Each pack contains all the components you need to make your own bug box (just add hammer and screwdriver) then collect hollow sticks and pinecones to fill the box and provide somewhere for the insects to live.
- Can be painted or decorated to create a unique bug box.



The box is nailed together with the roof attached by a screw to enable the upper compartment to be filled and checked. The kit contains all the parts for the wooden box, and then you'll need to go foraging to collect and fill the two compartments with somewhere for the insects to live.

The lower part of the box is designed to be filled with hollow sticks to provide somewhere for solitary bees to lay their eggs. This can be bamboo, hollow sticks (alder is especially good) or stems of other plants. We've even seen solitary bees using cut up drinking straws!

Once you've collected your sticks, cut them to the right length then fill the lower part of the box with the hollow ends pointing outward. Then wait and watch. Solitary bees will lay their eggs in the hollow sticks then seal them up with mud which they collect.

The upper part of the box is great for providing somewhere dry and protected with lots of crevices for ladybirds and lacewings to tuck themselves away during the winter when they hibernate. Fill the top of the box with something like pinecones, twigs or straw which will give ladybirds and lacewings plenty of places to hide.

Source: <https://www.nestbox.co.uk/products/bug-box-kit>

Tom Chambers Select Bird Feeding Station



Create the perfect feeding, watering, and bathing station to attract a wide variety of garden birds - Height 230cm.

Includes:

- 3 section poles requiring some assembly.
- 2 double brackets with spiral finial.
- Small bracket
- Water dish
- Seed tray
- Pole diameter 20mm

Feed a variety of foods to a multitude of birds with this essential robust and elegant feeding station. Featuring a cool grey finish, it performs well under extremely harsh weather conditions. Easy to assemble, 4 Arm Complete Feeding Station which includes 4 feeders, 4 feeder hooks, seed tray & water bath. Features simple push button connections.

This sturdy feeding station is very easy to assemble to create a perfect feeding environment for wildlife.

When fully assembled it reaches the height of 2.28m, so making it a safe height, where the wild birds have a good vantage point and are out of reach of predators.

Main Pole Diameter 25mm

The feeders are constructed from a strong plastic and steel, which are ideal for novices or experienced bird feeders.

Help to keep your wild birds healthy with some basic hygiene principles by cleaning between refilling.