



# SITE PLAN AS PROPOSED

SCALE 1:250



### BAT MITIGATION NOTES

An Ecological Survey Report has been provided by B.E. Ecological Ltd ref: Issue 1, Version A dated: October 2021.

The Ecological report confirms that the property is considered as an occasional roost for two common Pipistrelle Bats.

Because all Bats are protected species a European Protected Species (EPS) Licence will be needed from NRW (Natural Resources Wales) before the roof alteration work can start.

An ecological Method Statement and supervision by qualified ecologist will be required.

Refer to B.E. Ecological Ltd report ref: Issue 1, Version A dated: October 2021 for details of Mitigation measures as follows:-

Bat access points to be provided on the Western & Southern gable ends to the space behind the barge board/fascia. The access point size to be 20x28mm at the ridge and 18x50mm on either side located 750mm down from the ridge.

A Schwegler 1FF bat box will be attached to the Southern elevation.

A second Schwegler 1FF will be attached to retained vegetation within the garden. The boxes will be erected no less than 3m from the ground.

A Schwegler 1SP or Vivara Pro Sparrow Terrace will be attached to the Western elevation.

All external lighting will face downwards and be set on timers. The External Lighting must be limited so that Bats are not disturbed. Subtle low output downlights wall mounted alongside the front door and recessed downlights to be used in the soffit of the canopy over the Kitchen & Utility doors. Low level bollard lights to the driveway. High level Security/flood lights must not be installed.

### ECOLOGICAL ENHANCEMENT

The proposals include Bat and Bird nesting boxes 2no. Schwegler 1FF Bat boxes and 1no. Schwegler 1SP sparrow terrace to provide ecological enhancement.

Woodcrete boxes are specified as these have a much longer life span than timber. Woodcrete nest boxes are made from a breathable blend of wood, concrete and clay which will not rot, leak, crack or warp, whilst preventing condensation and maintaining more constant temperatures inside than wooden bird boxes.

New planting will include native species trees and plants with berries to attract birds, and flowers to attract pollinators. New planting will be chosen from The Royal Horticultural Society publication 'Plants for Pollinators - Garden plants'.

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<b>Client</b>	Mr & Mrs Bellew
<b>Project</b>	Alterations & Extension at High Winds, Tredunnoch, Usk NP15 1PF
<b>Drawing</b>	Site Plan As Proposed
<b>Date</b>	May 2022
<b>Scale</b>	1:250 @ A2
<b>Drawn by</b>	CB
<b>Checked by</b>	
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