

# **Biodiversity Enhancement Scheme Proposed 2 no. dwellings on land at The Willows, Newport – S.21/3044/FUL**

## **Introduction**

1. This document has been prepared to discharge Condition 7 attached to planning approval ref. S.21/3044/FUL dated 22/12/2021 for the erection of 2 no. dwellings, formation of a new vehicular access and associated works on land at The Willows, Newport, Nr Berkeley, Gloucestershire.

2. Condition 7 is as follows:

*‘Within three months of commencement, a specification (including methodology and programme of implementation) for the enhancement of biodiversity through the provision of bird and bat boxes, shall be submitted to and approved in writing by the Local Planning Authority. The development shall be carried out in accordance with the approved specification and programme of implementation and be retained thereafter.’*

3. The site comprises of former domestic curtilage to The Willows, a detached residential dwelling. The site is to be developed to provide 2 detached dwellings each with a rear garden and small frontage to be used predominantly for parking.

## **Implementation and Timetable**

4. The applicant, Ms F Workman, will be responsible for installing the bat and bird boxes shown on the attached plan. The new owners of each property will be advised in writing at the point of purchase of the requirements laid out in Condition 7 and will be responsible for maintaining the bird and bat boxes on their individual plots on the transfer of ownership.

5. The bat and bird boxes will be **installed within 2 months of the date of completion of each dwelling (for clarity, completion in this instance is the issue of the building control final certification).**

## **Bat Boxes**

6. One bat box to be installed on the south facing elevation of each property, 4m above ground level – see attached plan.

7. The bat box to be installed would be a Beaumaris Woodstone Bat Box.

## **Bird Box**

8. One Schwegler 1B Nest Box (32mm hole) to be positioned on the north facing elevation of each property as shown on the attached plan at least 3m above ground level.

