

Subject	2017/00746/RES: Land at Cardiff Road / Cross Common Road, Dinas Powys Response to LPA's Ecology comments	Date	08.09.2017
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1 INTRODUCTION AND SUMMARY

This technical note and attachments are provided in response to the comments by the Vale of Glamorgan Council's ecology team.

2 LPA ECOLOGY COMMENTS

Dormouse

The adjacent scheme (Cross Common Road road improvements 2015/00928/RG3) highlighted the presence of dormouse and as a result, a Development licence was obtained from Natural Resources Wales to enable the works to go ahead. The licence included land within the red line boundary of this application. Therefore, we cannot assess the likely impact on dormouse in the absence of submitted ecological information.

Bats

The bat report above is considered to be inadequate in allowing the LPA to assess the likely impact of the development on bats. We note that 4 trees were identified as bat roosts, but the consultant has not identified the likely type of roost at each.

It is unknown as to the likely safety of the Roost trees, in particular T9, TPO1 and TPO2 following development – can the applicant confirm whether these trees are inside or outwith the curtilage boundaries. (required to establish whether the trees are secured in the long term. And if these trees are outwith curtilage boundaries, a significant proportion of the canopy (which may include the limbs/branches used by roosting bats) overhangs the adjacent plot gardens – and therefore the new owners would be entitled to cut these branches / limbs back. What measures are proposed to prevent potential incidental destruction of bat roosts?

Recommendations

- 1) That the applicant submit dormouse survey information, relevant ecological reports and mitigation proposals. In addition, the dormouse Development licence obtained for the road alignment may also be relevant.
- 2) Applicant to provide clarification on the bat roost trees, detailed above.

- 3) Planning Officer to consult NRW on the assumed presence of dormouse on the site and on the bat roost trees, as they may qualify as high risk bat cases..

2.1 RESPONSE

2.1.1 Dormouse

There is no survey information available as an assumption of presence on the site was made following the discovery of evidence of dormice on a proposed development site 600m to the north east. The habitat linking the two sites is suitable for dormice; therefore, it can be assumed that there is the potential for dormice to be present on the site subject of this application.

This is highlighted in the following documents:

- Preliminary Ecological Appraisal - land at Cross Common Road, Dinas Powys Rev A (Celtic Ecology, February 2016)
- Letter: Ecological Response to NRW (Celtic Ecology, November 2015)
- Ecological Mitigation Strategy - Cross Common Road, Dinas Powys: Proposed Road and Residential Development Rev C (Celtic Ecology, January 2016)
- Land at Cross Common Road, Dinas Powys - dormouse licence method statement Rev C (Celtic Ecology, October 2016)

A DRAFT method statement will be provided (in advance of it being sent to NRW) once all the relevant detailed information has been collated. However, the scheme has not altered significantly beyond that submitted for the outline planning application and the ecological issues and proposed mitigation has not changed.

2.1.2 Bats

A ground based tree assessment was undertaken followed by a climb and inspect survey (Land off Cross Common Road, Dinas Powys: Bat Tree Assessment for Edenstone Homes (TerrAqua Ecological Services Ltd, July 2017)). These assessments and surveys identified the presence of four trees with the potential to provide roosting habitat for bats (trees T8, T9, TPO1 & TPO2 shown on drawing 1628-100-A attached at Appendix B). These trees were then subject of dusk emergence and dawn return to roost surveys. These identified the use of the trees as follows:

Tree Emergence Survey Results

Tree ID	Emergence results
T8	Two (2) Common pipistrelle bats emerged and were noted feeding over treeline G11 and pasture to south
T9	1 soprano pipistrelle bat was noted emerging and disappeared to SW, A bat (Poss ID as a Noctule) was noted leaving T9 in an easterly direction along hedgerow (<i>visibility compromised by tree/vegetation cover</i>)
TPO1	Four (4) soprano pipistrelle and two (2) common pipistrelle noted emerging (activity in this location was significant and may represent greater use of tree roost)

Tree ID	Emergence results
TPO2	Two (2) soprano pipistrelle and one (1) common pipistrelle noted emerging (activity in this location was significant and may represent greater use of tree roost)

Tree Dawn Return to Roost Survey Results

Tree ID	Emergence results
TPO1	Three (3) soprano pipistrelle and five (5) common pipistrelle were noted active around the tree at dawn and entered the tree canopy and did not emerge
TPO2	Two (2) soprano pipistrelle and one (1) common pipistrelle noted returning to features in high branches

Due to the interlinked nature of the branches and vegetation cover it was not possible to determine which features of the trees were being used by bats. The trees were not subject of a climb and inspect survey following the dawn return to roost surveys.

However, from the results it should be assumed that trees TPO1 and TPO2 are being used as maternity roosts by pipistrelle species bats. Trees T8 and T9 are likely to be used by single animals. It is also possible that the trees represent four parts of a maternity roost. It should further be assumed that the trees will be used by pipistrelle and noctule bats for mating purposes. Use of the trees by bats for hibernation purposes should also be assumed.

It has been confirmed that the trees will all be retained. While some of the branches will overhang domestic properties, these are all likely to be smaller branches and limbs which are less likely to be used by bats.

The developer has confirmed that the deeds to the properties concerned will include a covenant stating that any works to the trees (including both felling or pruning) will only be allowed following appropriate ecological survey and, where necessary, under the auspices of a protected species licence form Natural Resources Wales. This has been included in the Ecological Design Strategy (Celtic Ecology, August 2017) to be submitted in support of the Reserved Matters application.

3 CONCLUSION

3.1.1 Dormice

Following a conversation between Celtic Ecology and the LPA ecologist, it was confirmed that as long as the information detailed in section 2.1.1 is submitted in support of the Reserved Matters application, the LPA will have enough information to be able to determine the application.

3.1.2 Bats

Following the conversation with the LPA ecologist, it was confirmed that as the trees are to be retained and considering them as being maternity roosts will alleviate their concerns; additionally, inclusion of the measures outlined in section 2.1.2 will provide the LPA with sufficient confidence to be able to determine the application.