

A.0 EXECUTIVE SUMMARY

- A.1 A Phase 1 Habitat survey of the site has been undertaken and this has determined the ecological conditions and value of habitats within the site. In tandem with this, surveys for protected species such as birds, invertebrates and badgers have been carried out.
- A.2 The surveys highlight that due to industrial heritage of the site, it predominantly comprises previously developed land and this land has very little or no value in terms of habitats and species. Surrounding the previously developed land there are boundary trees and woodland, including a couple of TPO areas, with vegetation and scrubland. The boundary woodland, including the TPO areas, are being retained as part of the development. The development proposals do include the proposed loss of some areas of plantation woodland within the north-west part of the site, and an existing hedgerow, but the vast majority of woodland planting will be retained and enhanced through improved management and new planting within the site itself.
- A.3 There is one site of national importance in close proximity to the site, the Beddmanarch-Cymyran SSSI which is approximately 500m from the site. Given the site's coastal proximity, there is also the Holy Island SSSI, SPA and SAC approximately 2.5km from the site. There is no impact on these sites of importance from the proposed development.
- A.4 In terms of protected species, there is evidence of birds, invertebrates and badgers on site with a summary of each noted below:
- Birds – all recorded species of birds on site are widespread to abundant in North Wales and the UK, and no significant overwintering populations were recorded. During construction, and in accordance with best practice, an appropriately experienced Ecological Clerk of Works (ECoW) will be on site to monitor any potential for disturbance of protected species and advise on mitigation should any disturbance occur.
 - Invertebrates – the site includes areas of suitable habitat for invertebrates, including for Key Species, some of which are considered rare. However, the species composition is largely concentrated around the scrub fringe/grassland interface, woodlands and wetland features which won't be adversely impacted by the proposed development. Several measures are recommended to help provide suitable habitats for invertebrates including planting in foraging areas, butterfly banks, perennial swards and wetland enhancement.
 - Badgers – there is evidence of badgers on site within the existing green infrastructure and mitigation measures will be provided, in accordance with best practice, to ensure their protection.
- A.4 Therefore, the impacts of the development on on-site ecology will be limited, and mitigated through a combination of better on-site management of existing features, plus new planting and landscaping within the site which will further enhance the quality and diversity of habitats on-site. Future reserved matters applications will include details of on-site and on-plot landscaping which will in combination help ensure an improved coverage of vegetation and potentially additional wet habitats associated with sustainable drainage features.