

Two storey side extension to consist of remodelled kitchen & snug to ground floor & master bedroom with en-suite to first floor.

72 Timothy Rees Close, Danescourt, Cardiff. CF5 2AU.

Green Infrastructure Statement & Biodiversity enhancement.

June 2026



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Introduction:

It is a recent requirement of Planning Policy Wales Edition 12 (PPW 12) for Green Infrastructure statements to be submitted with all applications.

The Green Infrastructure statement should outline how the step-wise approach (avoid, minimise, mitigate/restore/compensate on site/compensate off site) has been applied, and describe how green infrastructure (e.g trees, hedges, other planting) will be incorporated into the proposal.

Site Location: The site is number 72 Timothy Rees Close, Danescourt, Cardiff. CF5 2AU.



Site Location



Enlarged view of site

Biodiversity of the site.

The site is a detached dwelling house located in Danescourt area of Cardiff.

Danescourt is located to the North West of Cardiff. The proposed site is near the Rvier Taff and lots of open green areas with established trees.

There is no visible evidence of bird nesting in the roof space of the house.

The garden is domestic, a play area for children and an area for adults to use for recreation/relaxing, although predominantly an area of planting at present.

There are low level walls/fences to each boundary. The front garden is open with a bush along one boundary, a lawned area and there is a hard landscaped area of off road parking for 2/3 cars.

Biodiversity value : Low

Overall Development Impact : Low

This GIS is the be read in conjunction with the following drawings:

72TRC-PP-01 – Existing Plans & Elevations.

72TRC-PP-02 –Proposed Plans & Elevations.



Site location plan

The Proposal.

The proposed application is to build a two storey side extension & and a single storey rear extension to enable the remodelling of the ground floor layout and provide a WC & utility area. At the first floor there will be a new master bedroom with en-suite & walk in wardrobe.

The proposal will be constructed using materials to match existing as closely as possible (existing materials to be reused where they can) Facing brickwork to be the same specification/brand as existing.

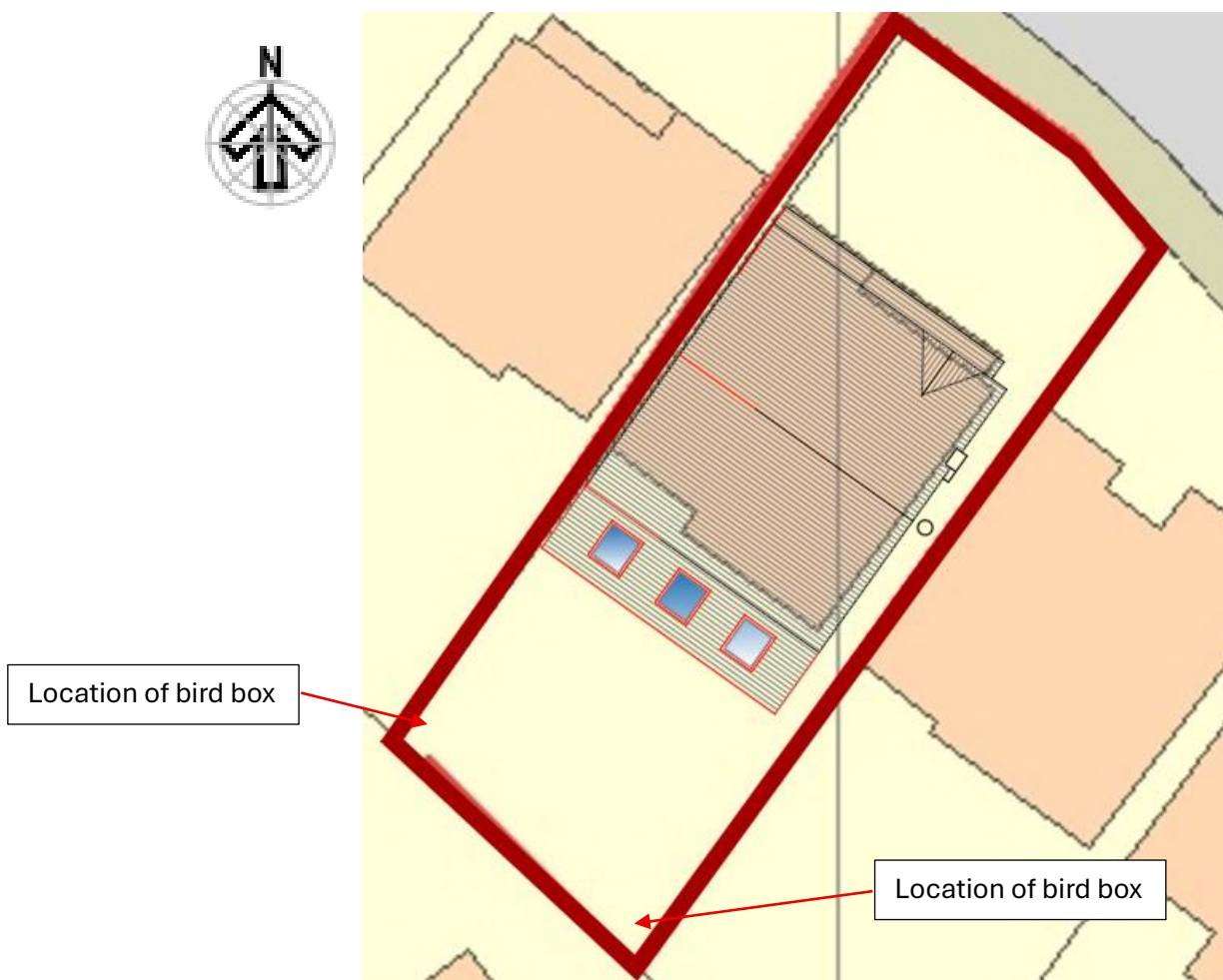
New roof coving to match existing.

New windows are to match existing – UPVC framed & double glazed units.

New sliding doors are to be grey aluminium framed & double glazed units.

New front door to be grey GRP (or similar approved) with double glazed units either side.

Subject to survey, there are no birds nests or bats present in the existing roof space.



Site plan showing proposed extension and bird nesting box locations.

To satisfy the biodiversity enhancement requirements, 2 no. bird/nesting boxes will be located on the side/rear fence - on opposite ends (1 no. nesting box each side)



Area for additional planting of pollinating plants.

New planters to be constructed/placed in this area

Client to include plants that attract bees & other wildlife.

Eg. Perennial plants,
Anise Hyssop,
Bee Balm,
Basil
Cosmos,
Sunflowers.
(client to confirm)

View showing rear garden.

Additional pollinator plants can be added to the already established foliage in the rear garden.



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BIRD BOX(ES)

NEW BIRD BOX(ES) TO BE LOCATED AS SHOWN.

Vivara Barcelona WoodStone Open Nest Box (or similar approved) These attractive nestboxes are manufactured from WoodStone which is a mix of concrete and FSC certified wood fibres. Unlike a traditional wooden nest box, these boxes will not rot away or deteriorate and are guaranteed for 10 years. These open nest boxes are suitable for wrens, robins, spotted flycatchers, pied and grey wagtails, song thrushes and blackbirds, and they are available in brown, green or grey to complement both natural woodland and garden settings. The best height for your nest box is between 1.5m and 3m high, and open nest boxes should be sited in undergrowth such as ivy to provide cover for the nest.

Specification

- Width: 19cm
- Height: 24cm
- Length: 17.5cm
- Entrance hole: Open.

Bird box(es) location/details. Boxes to be a min of 3m from grade & securely fixed in position.



Vivara Barcelona WoodStone open Nest Box