



## **2. BMD ASSESSMENT**

2.1.1 BMD has undertaken a high-level review of the ecological issues pertinent to the Site including a review of web-based resources and available aerial photography as summarised below.

### **2.2 Statutory Protected Site**

2.2.1 The Site itself does not lie within any statutory designated sites of nature conservation.

2.2.2 One statutory designated site of nature conservation is located within 2 km of the Site. Northaw Great Wood Site of Special Scientific Interest (SSSI) is situated approximately 1.95 km to the northwest of the Site. This SSSI represents one of the most extensive ancient hornbeam dominated woodlands in the country.

2.2.3 The Site lies within the Impact Risk Zone (IRZ) of Northaw Great Wood SSSI and Wormley-Hoddesdonpark Wood South SSSI. The following have been identified as potential risks and causes of risk to this designated site if such development takes place within the area under assessment;

- Infrastructure – Pipelines, pylons and overhead cables. Any transport proposal including road, rail and by water (excluding routine maintenance). Airports, helipads and other aviation proposals.
- Minerals, Oil & Gas – Planning applications for quarries, including: new proposals, Review of Minerals Permissions (ROMP), extensions, variations to conditions etc. Oil & gas exploration/extraction.
- Air Pollution - Any industrial/agricultural development that could cause AIR POLLUTION (incl: industrial processes, livestock & poultry units with floorspace > 500m<sup>2</sup>, slurry lagoons > 200m<sup>2</sup> & manure stores > 250t).
- Combustion – General combustion processes >20MW energy input. Incl: energy from waste incineration, other incineration, landfill gas generation plant, pyrolysis/gasification, anaerobic digestion, sewage treatment works, other incineration/ combustion.
- Waste – Landfill. Incl: inert landfill, non-hazardous landfill, hazardous landfill.
- Composting – Any composting proposal with more than 75000 tonnes maximum annual operational throughput. Incl: open windrow composting, in-vessel composting, anaerobic digestion, other waste management.
- Discharges – Any discharge of water or liquid waste of more than 20m<sup>3</sup>/day to ground (ie to seep away) or to surface water, such as a beck or stream (NB This does not include discharges to mains sewer which are unlikely to pose a risk at this location).
- Water Supply – Large infrastructure such as warehousing / industry where total net additional gross internal floorspace following development is 1,000m<sup>2</sup> or more.

2.2.4 The above development types do not relate to the proposed development and as such no significant direct/indirect impacts are anticipated on the SSSI.

## **2.3 Non-Statutory Protected Sites**

- 2.3.1 A woodland 600 m to the south of the Site is identified as Local Wildlife Site (LWS) on the previous greenbelt review constraints plans produced by LUC. The wood is named as Cattlegate Wood on the OS maps. Another area of woodland/marshland 900 m to the north is also mapped as LWS on the LUC constraints plans.
- 2.3.2 There is no readily available web-based information relevant to these LWS features. Priority Habitats relevant to this area are considered below.
- 2.3.3 No other areas of Priority Habitat were recorded within 500m of the Site.

## **2.4 Notable Habitats**

- 2.4.1 One Ancient Semi-Natural Woodland is located 600m to the south, associated with the Cattlegate Wood LWS. The Ancient Woodland is distant from the Site and as such no direct impacts are anticipated on this feature.
- 2.4.2 A review of the Woodland Trust Ancient Tree Inventory highlighted no known ancient, veteran or notable trees on the Site or within 1 km.
- 2.4.3 One pond feature is present to the southwest of the Site in the southern corner of the adjacent field. The pond appears to be a pond with an island and marginal vegetation. There are two small pond features within 500m of the Site as shown on the OS mapping data. Another pond is situated 150m to the west, within a hedge in the adjacent field.
- 2.4.4 Other notable habitats include hedgerows, as visible on aerial imagery of the Site. These include boundary hedges and also partition hedges surrounding the Site. Some of these are likely to be predominately of native species (as evident in the Google Street View imagery of the western portion of the southern boundary hedge which is predominately hawthorn) and as such would qualify as Priority Habitat. Where possible to do so hedgerows should be retained and incorporated into the final landscape designs. Where retention is not feasible (e.g. removal required for safe access or internal roads) then replacement hedgerows should be included elsewhere on Site to compensate for any losses.

## **2.5 Other Features & Structures**

- 2.5.1 The site supports buildings with pitched roofs which could provide bat roosting potential.
- 2.5.2 The Site also contains a number of trees with occasional mature specimens evident from aerial imagery that could provide some limited bat roosting opportunities.

## **2.6 Protected & Notable Species**

- 2.6.1 A search on *MAGIC* returned no licence applications within 1 km (2 km for bats) of the Site relating to European Protected Species.

- 2.6.2 Assemblages of four farmland birds overlapped with the Site: grey partridge, lapwing, tree sparrow, and yellow wagtail. It is therefore considered that there is potential that these species may occur on the Site if suitable habitat is present.
- 2.6.3 No hedgehog records were returned from a search on the Big Hedgehog Map (PTES, 2020) as of 20/10/2020.
- 2.6.4 The following protected and notable species are considered to be relevant to the Site;
- Bats;
    - The area has some potential to support foraging bats due presence of hedgerows, trees and a pond.
    - Some of the semi-mature tree specimens within in the Site could provide limited roosting features for bats e.g. ivy cladding and rot holes.
    - The properties within the Site could provide some roosting opportunities for common bat species associated with roof voids and crevice features.
    - It is considered that impacts to bats could be minimised through standard mitigation measures such as retention of trees/structures where possible, provision of bat boxes and landscape edges along the Site boundaries.
  - Amphibians;
    - No pond feature would be directly impacted upon.
    - Two ponds are present; one in the southern corner of a field to the west and another pond feature is present within 150m to the southwest. These features could provide suitable conditions for breeding amphibians including great crested newt.
    - It is considered that impacts to great crested newt (if present) could be minimised through standard mitigation measures such as retention and enhancement of the pond and immediate surrounding habitat, trapping and exclusion (if required) of newts from construction areas, and provision of additional features within landscaped areas, such as hibernacula and small log piles. Large areas of surrounding the Site are not optimal for amphibians being grazed pasture or buildings/hardstanding and as such core habitat areas would be associated with the boundaries and existing ponds which are presently retained.
  - Birds;
    - The trees, boundary vegetation and hedgerows are likely to support common nesting bird species.
    - The structures on site could provide some breeding opportunity for birds such as house sparrow and starling.
    - General protection measures and enhancements could be implemented (e.g. inclusion of nest boxes on retained trees and retained/new structures, clearance of the Site at sensitive times to avoid bird nesting period, etc).

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### **3. CONCLUSIONS**

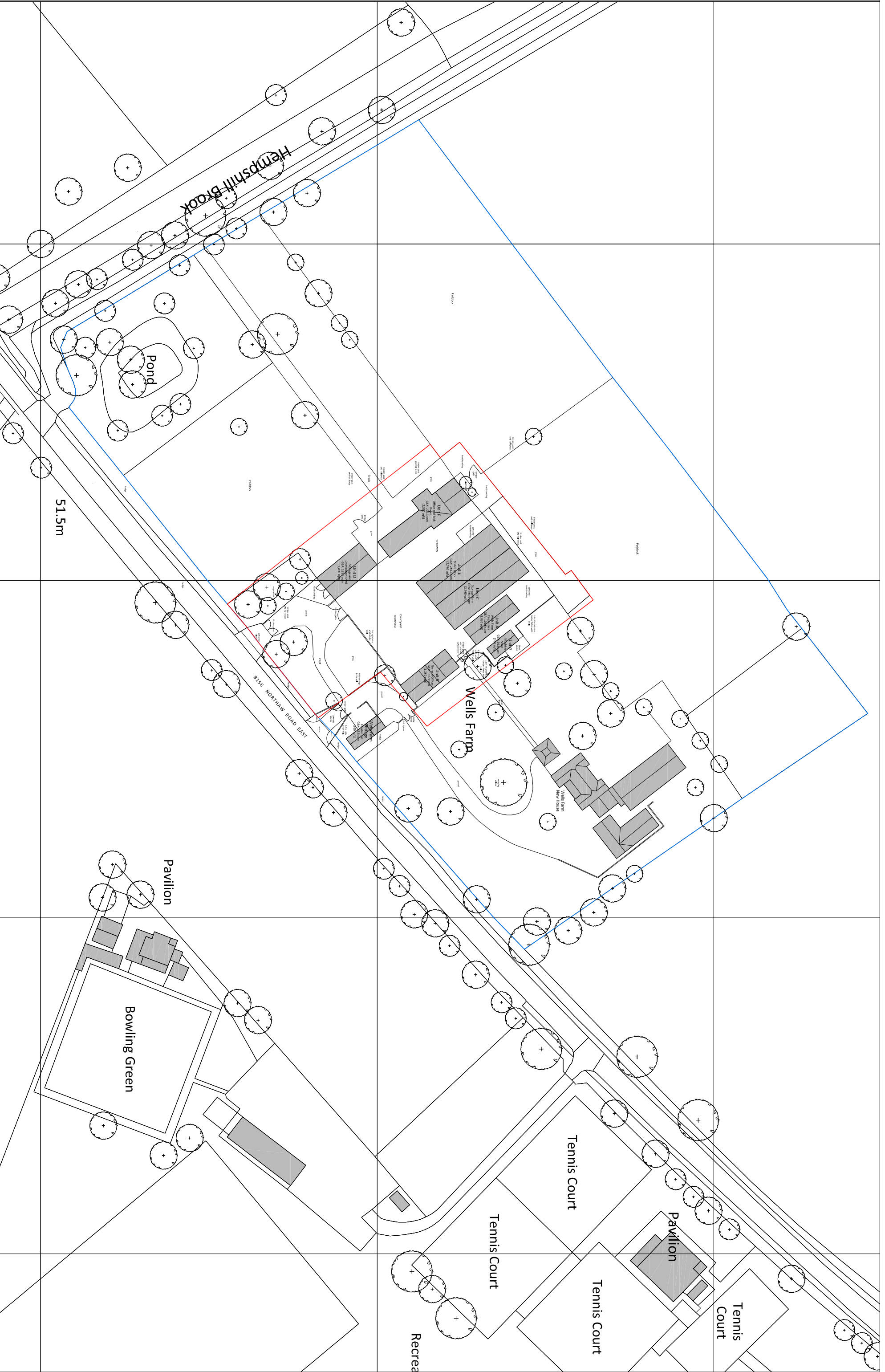
- 3.1.1 The release of the Site for development of Phase 1 is considered to result in a low level of impact on ecology and biodiversity.
- 3.1.2 Generally, the Site is of low ecological value being dominated by commercial/residential properties with limited tree/hedge features.
- 3.1.3 It is recommended that the new development respect the ecological features present within the Site and in close proximity such as the ponds, existing trees and hedgerows (where possible to do so or ensure appropriate replacements if such features are lost).
- 3.1.4 Some level of protected species mitigation may be required following standard measures required for legally protected species such as bats, birds and amphibians if present locally.

## **APPENDIX**

### **Plans**

Site Location Plan

Site Proposals Plan



**NOTES**  
 CONSULTANTS  
 - Refer to highways consultant's drawings for details  
 - Refer to landscape consultant's drawings for details  
 - Landscaping types is indicative only  
 A/E/C/S  
 - Refer to area schedule

Rev	Notes	6/6/2019	By: J.A.M.
A	Phase 1 Boundary added	27.10.20	J.A. Auld



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51.5m

B150 NORTHAW ROAD EAST

Wells Farm

Pavilion

Bowling Green

Tennis Court

Tennis Court

Tennis Court

Tennis Court

Pavilion

Recreation

WELLS FARM  
 Northaw Road East  
 Cuffley  
 LOCATION PLAN

Date: January 2019  
 Drawn by: [Name]  
 Checked by: [Name]  
 Scale @A1: 1:500  
 Scale @A3: 1:1000  
 CAD File No: [Number]  
 1718 ... .. P0-01