

Appendix 2

The following considers and recommends further amendments where they are required to address matters of accuracy and implementation, and where they offer clarity and enhance their meaning and understanding.

Leisure & Open Space Requirements for New Developments

The following amendments are recommended for inclusion within the SPG in the interests of clarity and to assist in its implementation:

Insert the following wording:

- Where the Council identifies that developers have sub-divided sites in order to avoid open space provision, the total residential unit provision will be calculated and the open space policy will be applied accordingly. This approach will also apply where planning applications are staggered over a period of time.
- Amend paragraph 4.4.3 to include reference to 10 - 20 years maintenance figure.
- Amend Appendix 2 to reflect the inclusion of a 10 year maintenance and associated figures as above.
- Amend paragraph 2.1.4 and section 4.4 to reflect the Council's ability where justified to seek s106 planning agreements to contribute to the maintenance of safe attractive facilities and open space.

Natural Environment and Biodiversity

The following amendments are recommended for inclusion within the SPG in the interests of clarity, accuracy and to assist in its implementation:

- Section 2.3 and 2.20 and 3.10 can we replace or edit these paras as the Environment Act 2016 has replaced the NERC Act in Wales, Also last box – Legislation and Policy, in table under Sections 4 and 5?
- Table under Section 11.5 - Change last para *to Bat Surveys for Professional Ecologists – Good Practice Guidelines 3rd Edition* Published by the Bat Conservation Trust (Collins 2016) – Sections 4-9
- And following para to - Any bat survey report should follow the template as detailed in *to Surveys for Professional Ecologists – Good Practice Guidelines 3rd Edition* Published by the Bat Conservation Trust (Collins 2016)- Chapter 11 – box 7 pg 74-76.
- Same Table – section Bats and trees – Guidance on tree assessment is specifically available in *Surveys for Professional Ecologists – Good Practice Guidelines 3rd Edition* Published by the Bat Conservation Trust (Collins 2016) – Chapters 6 and 7.

- Same Table – section Bats and Lighting – change to - If a site is to be extensively lit then bat activity surveys must be carried out in line with advice contained within the *Surveys for Professional Ecologists – Good Practice Guidelines 3rd Edition* Published by the Bat Conservation Trust (Collins 2016) – Chapter 8.
- Under Water Vole in this table replace last para with - Further information can be found in Dean, M., Strachan, R., Gow, D. And Andrews, R. (2016). *The Water Vole Mitigation Handbook* (The Mammal Society, London).

Rural Development.

Amend references specific to Technical Advice Note 6 to refer to its provisions rather than policies.