

ES19.2



Blaenau Gwent County Borough Council

Local Development Plan

Hearing Session 19: Cwmtillery Settlement

Boundaries

Tuesday 10 July 2012

Examination 2012

Blaenau Gwent County Borough Council Submission

| | |
|-------------------------------------|----------------------------------|
| Examination Statement Reference No: | ES19.2 |
| Submission date: | 15th June 2012 |

SESSION 19

CWMTILLERY SETTLEMENT BOUNDARIES

Introduction

This Statement has been prepared by Blaenau Gwent County Borough Council in order to help facilitate appropriate discussion at the Cwmtillery Settlement Boundaries Hearing Session. The Paper provides a response to the questions set by the Planning Inspector (Mr Vincent Maher).

Where the Council does not intend to provide any additional written evidence the Inspector's attention is directed to the relevant part of the Evidence Base, which in the view of the Council addresses the matters raised. The paper will not repeat evidence previously submitted for consideration.

The Council's detailed response to the representations received to the Cwmtillery settlement boundary are contained in the Report of Representations (**SD07b**).

Council Response to Inspector's Questions (questions in bold)

| |
|---|
| 1. Are the settlement boundaries for Cwmtillery soundly based? |
|---|

The Council's evidence base for the development of settlement boundaries in Cwmtillery are set out in:

- **SD30:** Candidate Site Methodology Paper
- **SD32f:** Findings of the Candidate Site Assessment Process: Appendix 5 Settlement Boundary Review (Site Ref No 22: Holly Tree, West Bank, Cwmtillery and Site Ref No 23: Cefn View Bungalows, Top Rows, Cwmtillery)

Yes. It is considered that the settlement boundary for Cwmtillery has been soundly drawn. The settlement boundary for Cwmtillery followed the process set out in **SD30** and that described in question 6 of Hearing Session 1 – Development Strategy/ Vision (**ES1.3**).

Two small sites were submitted in Cwmtillery (site references 22 and 24) to be considered for inclusion in the settlement boundary. The sites have been assessed as part of the settlement boundary review process. The assessment concluded that to include the sites would result in an illogical boundary that followed no defensible line. The surrounding area is also of rural character to the far north, west and south of the site. If a boundary was to be drawn this greenfield land would have to be included which could come under pressure for development.

It is more appropriate for these proposals to be considered against policy SB1 rather than amend the settlement boundary. Policy SB1 of the deposit Plan (**SD01**, page 79) adopts a positive approach to sensitive infilling of small gaps

within small groups of houses, or minor extensions to groups outside the settlement boundary.

AS (N) 21 - Ty Pwdr

1. Is there a need to identify any additional or alternative sites for housing and/or live-work activity? Are the alternative proposals put forward by other representors (for example AS (N) 21 – Ty Pwdr) appropriate and deliverable? Has this site been subject to sustainability appraisal compatible with that for the allocated sites in the Plan?

Is there a need to identify any additional or alternative sites for housing and/or live-work activity?

No. The Council consider that there is no need to identify any additional or alternative sites for housing and/or live-work activity.

The Inspector's attention is directed to **SD40** Housing Background Paper and **SD41** Updated Housing Background Paper which sets out the housing land requirement figures. The Inspector's attention is also directed to the Council's Examination Statement for Hearing Session 2: Housing (**ES2.5**).

The allocation of sites for housing followed a robust and methodical assessment process to ensure that every allocated site is capable of development and can contribute to the delivery of the Strategy. The Inspector's attention is directed to **SD30: Candidate Site Methodology Background Paper** which sets out the assessment process in full and **SD32a-f: Findings of the Candidate Site Assessment Process**.

The promotion of live-work activity in the countryside is not considered a major issue worthy of inclusion in the Plan as Blaenau Gwent is not a rural area (**ES9.1**). However, the consideration of live-work units in the urban area will be dealt with through development management policies.

Notwithstanding this, it is considered that criterion (e) of policy SP8 Sustainable Economic Growth will serve to support the promotion of rural enterprise which includes such development as live-work units.

Are the alternative proposals put forward by other representors (for example AS (N) 21 – Ty Pwdr) appropriate and deliverable?

No. The Council consider that the alternative proposals put forward by other representors are not appropriate and deliverable.

The site was previously assessed and rejected under the candidate site assessment process (Candidate Site D27). The results of this process are clearly set out in **SD32e**. The site was considered to be unsuitable for residential development on the grounds that the site is a SINC and of high ecological and biodiversity value; and development of this site would be

visually obtrusive in the landscape and would have a negative effect on the character and appearance of the area.

The representor has submitted an amended site boundary to that considered at the candidate site assessment stage. Therefore the representor has undertaken a sustainability appraisal, its own assessment of the site following the process in **SD30**.

The Council have reviewed the assessments undertaken and reassessed the site. It remains the Council's view that the site is unsuitable for residential development on the grounds that the site is of high biodiversity and landscape value.

The development of this site for residential development would result in the loss of the majority of acid grassland within Ty Pwdr, which justifies SINC designation in its own right but also contributes significantly to the overall area of this habitat and other habitats within the Greenmeadow SINC and thus forming an integral ecological component of the wider area. Although the proposals are to develop a smaller area of the Ty Pwdr site it is highly likely that the impacts on the habitats and species, considered to be of high value for nature conservation will be high – habitats would be lost and fragmented. Therefore this site should not be developed for housing. A full Council response to the independent ecological assessment undertaken by the representor is set out in **SD07b** (pages 465 – 468).

A study undertaken by Bronwen Thomas (**SD110**) using the recognised LANDMAP assessment criteria classifies the site as being of high value and therefore included in the Cwmtillery Special Landscape Area. There are also visual impact concerns over the wider valley area.

The site is located in the Southern Strategy Area. The deposit LDP allocates sufficient land to deliver sustainable regeneration in this area through favouring the reuse of previously developed land within existing settlements. This site would therefore not support the delivery of the LDP strategy. Attached at Appendix 1 are the results of the assessment of the sites against the Preferred Strategy and Sustainability Appraisal Objectives.

Attached at Appendix 2 is the Council's rebuttal of the examination statement (**ES19.1**) submitted to AS (N) 21 – Ty Pwdr.

Has this site been subject to sustainability appraisal compatible with that for the allocated sites in the Plan?

The Council note that the representor of AS (N) 21 - Ty Pwdr has undertaken a sustainability appraisal of the site.

However, the Council would not agree that the sustainability appraisal is compatible with that for the allocated sites in the Plan. The Council note this is a very subjective assessment but do not consider that the representors have made realistic assumptions when assessing the sites. The Council's

assessments are based on the views received from the expert assessments. The representors' assessments fail to acknowledge biodiversity and landscape issues that are clearly known constraints for these sites.

The Council has undertaken its own sustainability appraisal of the alternative sites which is comparable to that done for the allocated sites. The results of which are included as an appendix to this statement. It should be drawn to the Inspectors attention that when comparing the alternative sites, the sites performed are less sustainable than the allocated sites.

Appendix 1

Ebbw Vale Area

| Ref No. | Name | LDP Objectives | SEA/SA | Total | Contribution |
|--|---|----------------|--------|--------------|--------------|
| Proposed sites for LDP Deposit Plan | | | | | |
| B44 | Willowtown School | 20 | 57 | 77 | 22 |
| B5, B7, B8, B46 | Ebbw Vale North (Mixed Use allocation) | 40 | 32 | 72 | 700 |
| | | | | Total | 722 |
| B21 | Waunlwyd School | 16 | 49 | 65 | 12 |
| AS (N) 04 | Land at Big Lane – Site 6 | 18 | 42 | 60 | |
| B20 | Highlands Road | 14 | 39 | 53 | 60 |
| AS (N) 02 | Land at Big Lane – Site 4 | 14 | 39 | 53 | |
| AS (N) 03 | Land at Bryn Farm – Site 5 | 14 | 33 | 47 | |
| AS (N) 05 | Land off Parkhill Crescent | 16 | 31 | 47 | |
| B16 | Lakeside Car Park, Festival Park | 11 | 29 | 40 | 14 |
| B19 | Vacant site adj Respite Care Centre | 12 | 27 | 39 | 10 |
| B24 | Land adj to the Castle, Rassau | 10 | 25 | 35 | 12 |
| B35 AS (N) 01 | Nant-y-Croft, Rassau | 10 | 21 | 31 | 51 |
| Sites taken out at Stage 2 assessment | | | | | |
| B1 | Adjacent to Wrekin Site, Aberbeeg | | | | |
| B9 | Land at Bryn y Gwynt | | | | |
| B10 | Drysiog Farm | | | | |
| B11 | Land off Parkhill Crescent | | | | |
| B12 | Land off Pant-y-Fforest | | | | |
| B15 | Land surrounding Wetlands Building, Festival Park | | | | |
| B18 | Cwm Slopes, Festival Park | | | | |
| B23 | Land at Park View, Beaufort | | | | |
| B24 | Land adj to the Castle, Rassau | | | | |
| B41 | Land to the rear of Glyndwr Road, Rassau | | | | |

This table identifies the best performing housing sites in the Ebbw Vale Area.

The site in yellow performed well against the assessment but has issues with it which means that it should not be taken forward.

B21 - Waunlwyd School: On reflection this should be classed as a small site as realistically it can only accommodate 6-8 houses due to the shape of the site and the need to retain the boundary walls.

Tredegar

| Ref No. | Site Name | LDP Objectives | SEA/SA | Total | Contribution |
|--|-------------------------------------|----------------|--------|--------------|--------------|
| Proposed Sites for LDP Deposit Plan | | | | | |
| A21 | Corporation Yard | 20 | 57 | 77 | 12 |
| A45 | Jesmondene Stadium | 20 | 53 | 73 | 179 |
| A25 | Cartref Aneurin Bevan | 20 | 51 | 71 | 13 |
| A26 | Greenacres | 20 | 51 | 71 | 18 |
| A43 | Business Resource Centre | 18 | 51 | 69 | 42 |
| A19 | Waundeg Housing Site | 16 | 53 | 69 | 30 |
| | | | | Total | 294 |
| A22 | Land at Sirhowy | 16 | 49 | 65 | 30 |
| A4 | Former Gas Holder Station | 16 | 49 | 65 | 17 |
| A23 | Land adjacent to Bryn Rhosyn | 16 | 49 | 65 | 24 |
| A11 | Tredegar Ambulance Station | 16 | 47 | 63 | 17 |
| A28 | Land at rear of Cripps Avenue | 14 | 45 | 59 | 30 |
| A12 | North Side of Merthyr Rd | 14 | 41 | 55 | 21 |
| A13 | Land to the North of Bryn Rhosyn | 14 | 39 | 53 | 17 |
| A46 | Land South of Bevans Avenue | 16 | 33 | 49 | 69 |
| A36 | Adj Chartist Way | 13 | 35 | 48 | 101 |
| A47 | Park Hill | 13 | 32 | 45 | 378 |
| Sites taken out at stage 2 assessment | | | | | |
| A5 | Northern boundary to Bryn Pica | | | | |
| A6 | Land opposite Hunts Lodge | | | | |
| A7 | Rear of Factories and Pochin House | | | | |
| A10 | The Rhyd, Peacehaven | | | | |
| A16 | Tyr Morgan Hywel Farm, Nantybwh | | | | |
| A24 | Land at Golwg-y-Mynydd | | | | |
| A27 | Mile End Field, Georgetown | | | | |
| A41 | Land adjacent to Dukestown Cemetery | | | | |
| A44 | Fairview Field, Nantybwh | | | | |

The table above identifies the best performing housing sites in the Tredegar Area. The sites in yellow performed well against the assessment but have issues which mean they are not being taken forward. The sites in orange have been taken forward into the LDP but may not be allocated at the higher density figure or may now be listed as a housing commitment rather than an allocation.

A21 – Corporation Yard: This site now has planning permission and so is allocated as a housing commitment in the LDP.

A45 – Jesmondene Stadium: Part of the site, the brownfield area of land has been allocated for housing only.

A19 – Waundeg Housing Site: This site is subject to stock transfer and therefore there is uncertainty as to what will happen with the site.

A22 – Land at Sirhowy: There are instability problems and mine shafts that make the site unviable.

A4 – Former Gas Holder Station: Although it was agreed that this was a good site, it does have contamination issues and has not come forward in a good economic climate it is considered appropriate for the site to be not taken forward.

A23 – Land adjacent to Bryn Rhosyn: There are ground instability problems with this site that makes the site unviable.

A11 – Tredegar Ambulance Station: There is uncertainty as to whether the ambulance service will be closing this building – at present cannot confirm either way.

A28 – Land at Cripps Avenue: This site is subject to stock transfer and therefore there is uncertainty as to what will happen with the site.

A12 – North side of Merthyr Road: outline planning permission pending

A13 – Land to the North of Bryn Rhosyn: There are ground instability problems with this site

A46 - Land South of Bevans Avenue: It is difficult to envisage how access can be achieved at this site. There are 2 possible means of access to the site – Ashvale Football Club and the end of the cul-de-sac of Bevan Avenue. Ashvale Football Club – applicant has not indicated who owns or controls the land to gain access to the site.

The end of the cul-de-sac of Bevan Avenue – given the existing cul de sac length of Bevans Avenue is already in excess of the design maximum permitted vehicular access would not be permitted to serve as access to any development proposal.

A36 - Adj Chartist Way: The contribution figure is likely to be lower due to constraints.

A47 –Park Hill: The site has planning permission

Upper Ebbw Fach Area

| Ref No. | Name | LDP Objectives | SEA/SA | Total | Contribution |
|--|--|----------------|--------------|-------|--------------|
| Proposed sites for LDP Deposit Plan | | | | | |
| C6 | Garnfach School (based on mixed use allocation) | 23 | 57 | 80 | 12 |
| C22 & C32 | NMC Factory Blaina Road (Mixed use allocation) | 29 | 49 | 78 | 60 |
| C25 | Brynmawr Infants School & Old Griffin yard | 20 | 57 | 77 | 37 |
| C8 | Hafod Dawel Site | 20 | 57 | 54 | 44 |
| C23 | Crawshay House | 20 | 53 | 73 | 25 |
| C26 | Land at Pant View, Coed Cae | 20 | 53 | 73 | 26 |
| C39 | Land to the east of Blaina Road | 19 | 53 | 72 | 21 |
| C12 | Land to the North of Winchestown | 20 | 49 | 69 | 15 |
| | | | Total | | 240 |
| C14 | Land West of Recreation Ground | 20 | 45 | 65 | 16 |
| C24 | Land rear of Waunheulog | 16 | 43 | 59 | 42 |
| C15 AS (N) 20 | Land North of Winches Row | 14 | 41 | 55 | 110 |
| AS (N) 18 | Ffoesmaen Road | 14 | 41 | 55 | |
| AS (N) 14 | Land at Beaufort Hill – Site 2 | 14 | 39 | 53 | |
| AS (N) 16 | Land east of Pant View Houses, Coed Cae | 14 | 35 | 49 | |
| AS (N) 13 | Land at Brynmawr – Site 1 | 14 | 33 | 47 | |
| AS (N) 15 | Land at Bryn Farm – Site 3 | 14 | 29 | 43 | |
| C3 | Land to the south of Rising Sun Industrial Estate | 10 | 33 | 43 | 81 |
| C13 AS (N) 19 | Land to the South-West of Waun Ebbw Road | 14 | 35 | 49 | 50 |
| C5 AS (N) 17 | Southlands, Blaina | 10 | 25 | 35 | 52 |

| Sites taken out at stage 2 assessment | |
|--|---|
| C1 | Land at Upper Coed Cae, Nantyglo |
| C2 | Land east of Pant View Houses, Coed Cae |
| C4 | Croesyceiliog Farm |
| C9 | Land adjacent to Gwaelodd-y-Gelli |
| C10 | Former Bus Depot, Land west of A467, Blaina |
| C11 | Ffoesmaen Road, Upper Coed Cae |
| C31 | Land adjacent to Station Terrace, Nantyglo |
| C36 | BEWA (UK) Ltd, Noble Square Industrial Estate |
| C37 | Land at Twyn Blaenant, Blaenavon Road, Brynmawr |
| C38 | Brynewelon, Nantyglo |

The table above identifies the best performing housing sites in the Upper Ebbw Fach Area. The site in yellow performed well against the assessment but has issues which mean it is not being taken forward.

C26 – Land at Pant View, Coed Cae: This site is subject to stock transfer and therefore there is uncertainty as to what will happen with the site.

Lower Ebbw Fach Area

| Ref No. | Name | LDP Objectives | SEA/SA | Total | Contribution |
|--|---|----------------|--------------|-------|--------------|
| Proposed Sites for Deposit LDP | | | | | |
| D13a | Six Bells Colliery Site | 23 | 49 | 72 | 60 |
| D23 | Warm Turn | 16 | 49 | 65 | 32 |
| D25 | Roseheyworth Comprehensive | 16 | 45 | 61 | 33 |
| D21 | Former Mount Pleasant Court, Brynithel | 16 | 45 | 61 | 18 |
| D30 | Quarry Adj to Cwm Farm Road | 16 | 45 | 61 | 22 |
| | | | Total | | 165 |
| D20 | Hillcrest View | 16 | 41 | 57 | 22 |
| AS (N) 21 | Ty Pwdr | 8 | 39 | 47 | |
| Sites taken out at stage 2 assessment | | | | | |
| D1 | Ty Dan-y-Wal Road, West Bank, Cwmtillery | | | | |
| D2 | Former NCB Housing, Hafod-y-Coed | | | | |
| D6 | Land to the west of Lewis Street, Swffryd | | | | |
| D7 | South of Lewis Street, Swffryd | | | | |
| D8 | Argoed Farm, Aberbeeg | | | | |
| D9 | Quarry at the Gilfach Wen Farm, Six Bells | | | | |
| D16 | Brynhydrid Junior School | | | | |
| D17 | Former Tyr Graig Junior Mixed & Infants School | | | | |
| D24 | Rear of Farm Road | | | | |
| D26 | Greenmeadow Farm (UDP Allocation H2 (10)) | | | | |
| D27 | Ty Pwdr / Greenmeadow Farm (UDP Allocation H2 (35)) | | | | |
| D29 | Land to the east of Bournville Road, Blaina | | | | |

The table above identifies the best performing housing sites in Lower Ebbw Fach. The site highlighted in orange has been taken forward into the LDP because planning permission has been granted.

D20 – Hillcrest View: Planning permission has been granted.

Appendix 2

Rebuttal of Alternative Site AS (N) 21

| Summary of Representer's Case | Council Response |
|--|--|
| AS (N) 21 | |
| <p>Representer: Ian Roberts Consultancy (80)</p> <ul style="list-style-type: none"> • The site was not assessed as a stand alone candidate site contrary to Council assurances • Planning permission was granted in 1993 • Part of the Authority's concerns related to archaeological features • Post refusal of planning permission for 73 dwellings • The Authority's approach to SINC designation is flawed | <ul style="list-style-type: none"> • The Council disagree. The site was previously assessed as part of a larger tract of land as an undeveloped Unitary Development Plan allocation. As a result of the site being an alternative site and the submission of further information the site has been reassessed. This is clearly set out in SD07b (pages 462 - 469) and Appendix 1 of ES4.8. • There is no extant planning consent at this site as planning permission was recently refused at the site in April 2010 for residential development on the grounds of the proposal would effect the character and appearance of the area, recorded archaeological sites; and ecology and biodiversity. • This is incorrect. The Council does not insist that the archaeological features relate to the Ty Pwdr site, in fact the Council does not cite archaeological features as a reason for not taking forward this land. Recorded archaeological features was a reason why the Inspector at the Planning Inquiry dismissed the planning application in 2010. The Inspector's attention is directed to SD07b (pages 462 - 469), SD32e (candidate site ref D26 and D27) and the representer's deposit plan representation which includes a copy of the Inspector's report (SD08 – Rep No 80). • The Council received no documentation during the 'call for candidate sites' from the landowner of Ty Pwdr asking for the site to be considered for inclusion in the Plan. The Council instead included Ty Pwdr and Greenmeadow Farm as undeveloped Unitary Development Plan allocations. • All SINC's were assessed and identified in accordance with SD110. A copy of the authority's individual SINC site maps and corresponding site |

| | |
|---|--|
| <ul style="list-style-type: none"> • CCW did not object to the planning application for 73 dwellings • Designation of a Special Landscape Area • There is no evidence of contamination • No assessment has been made with regard to live/work units • The allocation of land to deliver sustainable regeneration is questioned | <p>descriptions and analysis are attached at Appendix 3. The Council's Ecologist reviewed all information submitted by the representor and remained of the view that to develop the site for housing will result in the loss of the majority of acid grassland within Ty Pwdr, which justifies SINC designation in its own right but also contributes significantly to the overall area of this habitat and other habitats within the Greenmeadow SINC and thus forming an integral ecological component of the wider area. Further information is set out SD07b (pages 485 - 468).</p> <ul style="list-style-type: none"> • CCW's comments were made without sufficient material information relating to the ecological importance of the site, which are now required by legislation and planning policy. • A Study undertaken by Bronwen Thomas (SD110) using the recognised LANDMAP assessment criteria classifies the site as being of high value and therefore included in the Cwmtillery Special Landscape Area. The evaluation grades that have been designated in Landscape Value on Land Map are: Earth Science – Moderate; Biodiversity – High; Visual & Sensory – High; History & Archaeology – High; and Culture – High. • The Council have stated that there is potential for contaminated land as identified in the Environmental Health proforma completed as part of the candidate site process (SD32e). This was not listed as a reason for not allocating the site. • The Council's clearly justifies its response to live/work units in SD07b (pages 140-141) and ES19.2. • The allocation of land in the LDP has followed a robust and methodical process following the candidate site methodology set out in SD30. The ecologist has not confused the SINC at Greenmeadow Farm with Ty Pwdr - the Council clearly justifies above why the land at Ty Pwdr is designated as a SINC. SD07b clearly reflects the Council's position in terms of live work |
|---|--|

| | |
|--|---|
| | units and the planning history of the site. |
|--|---|

Appendix 3

Blaenau Gwent Wildlife Site/SINC Notification Form

SITE SUMMARY

SITE NAME: Green Meadow Farm

GRID REF: SO222050

SURVEYOR(S):

J.Winder

SIZE (approx.): 42.26ha

DATE OF SURVEY: September 1998

LOCAL AUTHORITY AREA:

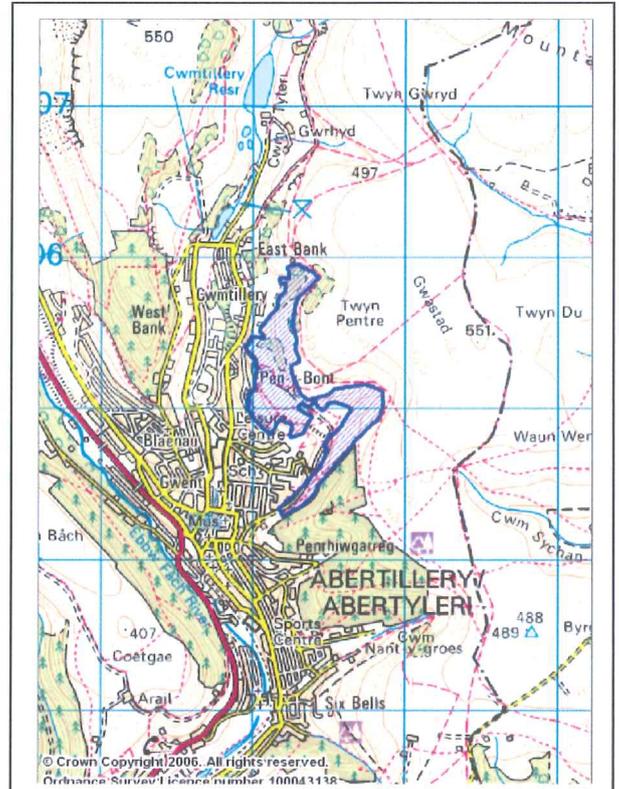
Blaenau Gwent

WARD: Abertillery

MAIN HABITAT TYPES PRESENT:

| Habitat types | NVC type | Area (ha) |
|----------------|----------|-----------|
| Acid Grassland | U4 | |
| Wet Woodland | W7b | |
| Beech woodland | W15b | |
| Oak woodland | W17b | |
| Mire | M6c | |
| Heathland | H9/H12c | |
| Rush Pasture | M23b | |
| Scrub | W21/W24 | |
| Spoil | - | |
| Quarry | - | |

SKETCH MAP OF SITES LOCATION:



FULL DESCRIPTION OF SITE (including topography, adjacent land use, access and boundaries etc.):

Green Meadow Farm is located on the hillside to the east of Cwmtillery. The aspect is mainly to the west with local aspects to the north and south. The buildings of the farm are derelict with one barn remaining. Previously the site was an area of coal mining with colliery tips. More recently the tips have been reprofiled under a land reclamation scheme, seeded with a grassland mix and some areas planted with trees.

A variety of habitats can be found on the site which include acid grassland, woodland, heathland and mire. The acid grassland is variable in species richness with some areas having *Campanula rotundifolia* (harebell), *Polygala vulgaris* (common milkwort) and *Leontodon autumnalis* (autumn hawkbit). In the areas of heathland (Areas 22, 25, 27 and 28) *Empetrium nigrum* (crowberry), *Calluna vulgaris* (ling) and *Vaccinium myrtillus* (bilberry) can be found. In the mire communities *Ranunculus flammula* (lesser spearwort), *Carex spp.* (sedges) and *Galium palustre* (Marsh bedstraw) are present. The woodlands include oak (*Quercus sp.*), beech (*Fagus sylvatica*) and alder (*Alnus glutinosa*) with scrub and heathland grading into them. Small quarries can also be found.

As a whole the site supports a rich mosaic of habitats of great value for wildlife.

Official Use Only: Site selected as a Wildlife Site/SINC? YES NO Date: 15th January 2008

DETAILED SITE INFORMATION

SITE OWNERSHIP: Including names of any tenants/graziers

| | Name | Address | Telephone number(s) |
|---|---|---|---------------------|
| 1 | Estates Blaenau Gwent County Borough Council | BGCBC Civic Centre Ebbw Vale | 01495 355032 |
| 2 | Blue Area (on ownership map) is leased to Vowles | C/O BGCBC Civic Centre Ebbw Vale | |
| 3 | Idris Watkins | 35 Gladstone Street Abertillery | |
| 4 | James Roche | 12 Johns Crescent, Rogerstone | |
| 5 | | | |

Are there any public rights of way on the site?

Yes No

Does the site already have any designations?

Yes No

If yes please state designation/s:.....

What is the current management at the site?

Some areas are grazed

Are there any LBAP Priority Habitats or Species present?

| Habitats | Species |
|------------------------------------|---------|
| Upland Oak Woodland | |
| Wet Woodland | |
| Purple Moor-grass and Rush Pasture | |
| Dwarf Shrub Heath | |
| | |
| | |

Are there any Section 74 species present?

Unknown

Are there any threats to the site?

Scrub encroachment

Part of the site has been allocated for housing H2(10) (proposed) and H2(35) (committed). (Source: *Blaenau Gwent County Borough Council Unitary Development Plan 1996 – 2011 – Adopted July 2006*)

Are there any invasive species present?

Bracken (*Pteridium aquilinum*)

Please state the section(s) of the Wildlife Site Guidelines that this site qualifies under:

Mosaic Habitats (H20)

| Qualifying Habitat types | Number of indicator species present |
|--------------------------|-------------------------------------|
| Acid grassland | N/A |
| Woodland | |
| Mire | |
| Heathland | |
| Rush pasture | |

Sketch map of site (including northpoint, scale and areas of the site of particular note):

Please see overleaf.

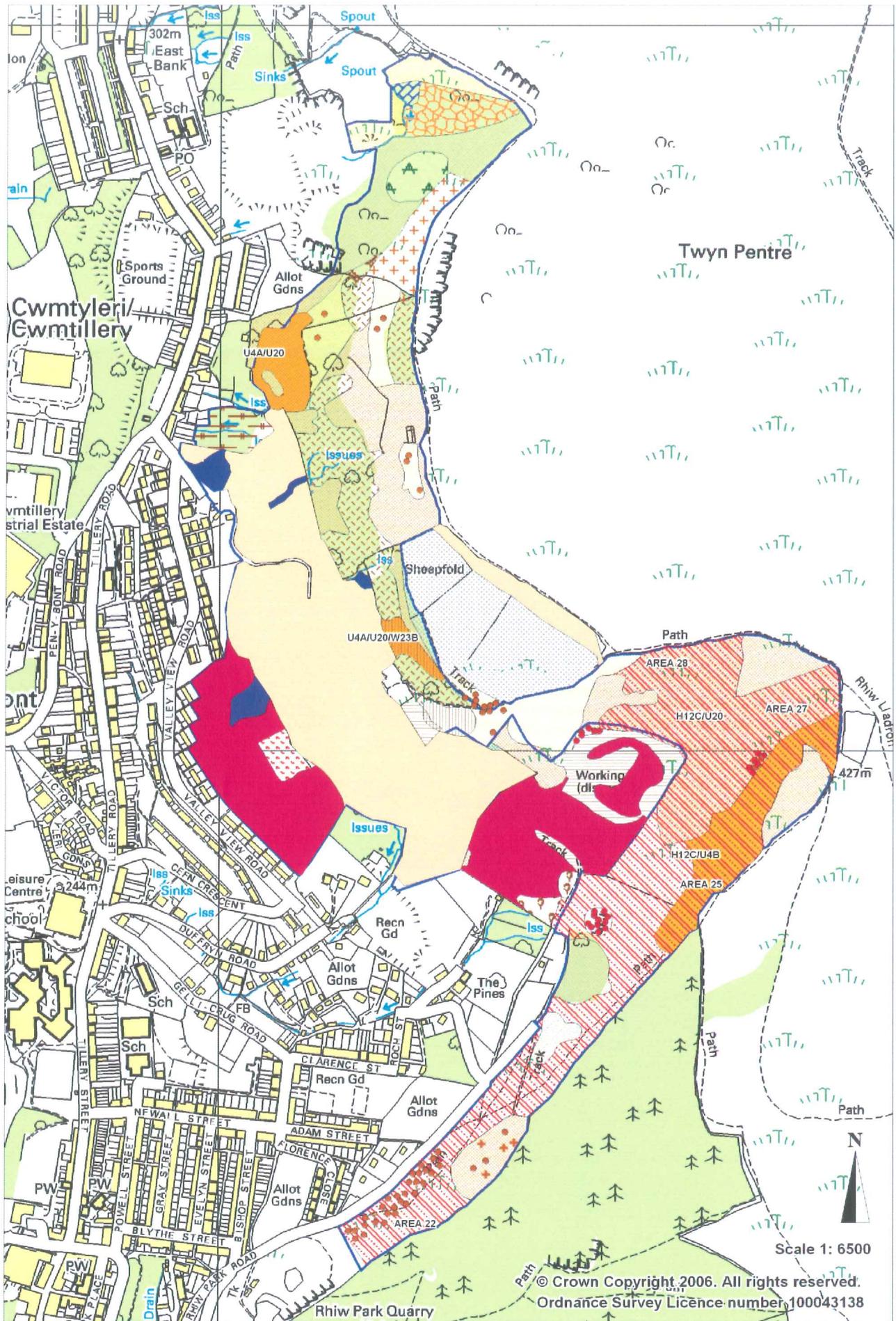
Please list all additional survey information both past and present that relates to this site:

Winder, J. (1998) Green Meadow Farm Biodiversity Survey

OFFICE USE ONLY

Site no.:

Please note: The data on this form may be held in accordance with the Blaenau Gwent County Borough Councils registration under the Data Protection Act 1996



Please refer to habitat map in *J. Winder (1998) Green Meadow Farm Biodiversity Survey* for full numbering of areas.

| | |
|---|--|
|  | SINC Boundary |
|  | Rocky Outcrops |
|  | Scattered trees |
|  | Scattered scrub |
|  | U20 <i>Pteridium aquilinum</i> - <i>Galium saxatile</i> community |
|  | Other Grassland |
|  | W21 <i>Craetagus monogyna</i> - <i>Hedera helix</i> scrub |
|  | W24 <i>Rubus fruticosus</i> - <i>Holcus lanatus</i> underscrub |
|  | U4a <i>Festuca ovina</i> - <i>Agrostis capillaris</i> - <i>Galium saxatile</i> grassland, typical sub-community |
|  | M6c <i>Carex echinata</i> - <i>Sphagnum recurvum/auriculatum</i> mire, <i>Juncus effusus</i> sub-community |
|  | MG7 <i>Lolium perenne</i> ley |
|  | U4b <i>Festuca ovina</i> - <i>Galium saxatile</i> grassland, <i>Holcus lanatus</i> - <i>Trifolium repens</i> sub-community |
|  | W15b <i>Fagus sylvatica</i> - <i>Deschampsia flexuosa</i> woodland, <i>Deschampsia flexuosa</i> sub-community |
|  | U4 <i>Festuca ovina</i> - <i>Galium saxatile</i> grassland |
|  | W11b <i>Quercus petraea</i> - <i>Betula pubescens</i> - <i>Oxalis acetosella</i> woodland, <i>Blechnum spicant</i> sub-community |
|  | M23 <i>Juncus effusus/acutiflorus</i> - <i>Galium palustre</i> rush-pasture |
|  | U4 <i>Festuca ovina</i> - <i>Galium saxatile</i> grassland/ U20 <i>Pteridium aquilinum</i> - <i>Galium saxatile</i> community mosaic |
|  | W15 <i>Fagus sylvatica</i> - <i>Deschampsia flexuosa</i> woodland |
|  | W17a <i>Quercus petraea</i> - <i>Betula pubescens</i> - <i>Dicranum majus</i> woodland, <i>Isoetes myosuroides</i> - <i>Diplophyllum albicans</i> sub-community |
|  | W15a <i>Fagus sylvatica</i> - <i>Deschampsia flexuosa</i> woodland, <i>Fagus sylvatica</i> sub-community |
|  | M23b <i>Juncus effusus/acutiflorus</i> - <i>Galium palustre</i> rush-pasture, <i>Juncus effusus</i> sub-community |
|  | H9 <i>Calluna vulgaris</i> - <i>Deschampsia flexuosa</i> heath |
|  | W23b <i>Ulex europeus</i> - <i>Rubus fruticosus</i> scrub, <i>Rumex acetosella</i> sub-community |
|  | W7b <i>Alnus glutinosa</i> - <i>Fraxinus excelsior</i> - <i>Lysimachia nemorum</i> woodland, <i>Carex remota</i> - <i>Cirsium palustre</i> sub-community |
|  | H12c <i>Calluna vulgaris</i> - <i>Vaccinium myrtillus</i> heath, <i>Galium saxatile</i> - <i>Festuca ovina</i> sub-community |
|  | U4e <i>Festuca ovina</i> - <i>Galium saxatile</i> grassland, <i>Vaccinium myrtillus</i> - <i>Deschampsia flexuosa</i> sub-community |