

ENHANCEMENT TO BIODIVERSITY

Proposed Installation of Solar PV

Woolgreaves Hall,

South Lane

Cawthorne

S75 4EF

October 2022

Enhancement to Biodiversity

Introduction

- This report is to support a planning application for two areas of Solar PV and to demonstrate a scheme is planned, implemented and monitored to mitigate the loss of tall ruderal vegetation and improved grassland on site.
- The contents of this report are to ensure the proposed scheme is in line with the NPPF (2021) a scheme for the enhancement and/or creation of habitats. requirements of Woolgreaves Hall, South Lane, Cawthorne.



(Picture of main house)

Woolgreaves Hall is 350 years old and comprise main house, additional recreational accommodation and c85 acres of connected land.

Extensive renovations have taken place over the last 10 years which has also included a biomass system to provide the full heat and hot water requirements in a sustainable way. To further evolve the sustainability of the site it is proposed to introduce Solar PV.

Discussions have taken place and agreement reached with Northern Power Grid to introduce a total of 24KW of Solar PV across three MPANS on site.

Detailed investigations have taken place with regard to the locations of the Solar PV taking in to account:

- The listed nature of the property
- Proximity to South Lane
- Visual impact from the above locations and any aspect visible across open fields etc
- Containment and connection works and impact or alterations to existing buildings.

The proposal is based on locating the Solar PV in two locations which eliminates the needs for any penetrations to the listed building and provides discreet locations that do not create an adverse visual impact on any parties.

Proposed areas of impacts

As set out in the planning application and also the preliminary Ecological assessment there is limited impact associated with this application and the purpose of this report is to demonstrate that such impact is mitigated with enhancements.

We will look at the impact of each location and then set out the proposed enhancements.

The sites for the proposed installations are shown below:

- 1) An area of redundant land between the main orchard and a field being restored for agricultural purposes



View towards orchard with proposed location behind the trees and wall



Proposed location at rear of orchard facing towards South Lane which is obscured by trees and vegetation following the removal of an old container store that was in situ on purchase

2) An area has been traditionally used to store wrapped hay bales but a newer process avoiding the use of plastic wrap will see such bales removed from site following harvest allowing this space to be redeployed.



View of proposed location from Gardens to the West of the property with installation beyond the wall



Proposed location to the left of remaining hay bales with South Lane behind the tree land making it obscured from the lane.

The Proposal

The proposed works to enhance the biodiversity of the site can be summarised as below:

Investment in new grassland:

Around 20 acres of land purchased had been poorly managed and we have had a progressive plan to bring the standard back to to line and proposed the following:

- A parcel field known as the bottom field has been ploughed and recently subject to a recent reseeding for much of the field and the remainder of the field will be completed



- We will clear wood debris from the remaining field areas which cover an area great than the development site and plough and reseed (as per picture below)



- The total field will be held back from grazing and cutting for 18 months to allow the field to establish and wildlife habitats around the perimeter to form

Ongoing development of Woolgreaves Meadow

- We will continue to bring back in to use part of the field known as Woolgreaves meadow in addition to clearing debris and trimming low branches to allow ground level planting to flourish we will support natural habitats with additional bug dens, log walls and protected areas similar but in addition to those shown below





Hedgerows

- An number of hedgerows are unkept and we will look to remove dead plantation and create access to the hedgerows for the nesting of birds and access to food stuffs by animals



Dry stone walls

- We will continue to repair drystone walls and where such walls have collapsed rebuild and ensure through stones are in place to support and encourage movement of mammals between fields



Clean water

- We have two streams which due to the elevation run dry in the summer months and we will look to create stone areas within to hold back water in at least one of these to provide access to clean water for mammals and animals such as red deer roaming freely onsite

Conclusions

The development proposals together with the content of this report provide a net enhancement to the biodiversity on site.