



Land Off Cowm Top, Castleton

Biodiversity Enhancement and Management Plan

Prepared For: Barrett Homes

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Version 2.0

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Nothing in this report constitutes legal opinion. If legal opinion is required, the advice of a qualified legal professional should be secured.

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Drawing 1: Ecological Enhancement Plan (G11247.001A)

1.0 Introduction

- 1.1 The Environment Partnership (TEP) Ltd has prepared this Biodiversity Enhancement and Management Plan (BEMP) on behalf of Barratt Homes Manchester to support the delivery of long-term biodiversity benefits associated with the residential development at Cowm Top, Castleton. This plan provides a coordinated framework to guide the implementation, management and monitoring of ecological enhancement features across the site, ensuring they are installed and maintained in accordance with best practice and relevant planning requirements.
- 1.2 This BEMP has been informed by the landscape design proposals, ecological baseline surveys, Biodiversity Net Gain (BNG) assessments and arboricultural information prepared for the development. These supporting documents, including the Planting Plans and Schedule (PGLA ref: TRO1902.PP01.00), Ecological Assessment (TEP ref: 8666.002), and BNG Design Stage Report (TEP ref: 8666.004), establish the habitat types to be created and enhanced, alongside the long-term requirements needed to secure measurable BNG across the 30-year management period.
- 1.3 The plan aligns with British Standard 8683:2021 and the BNG Good Practice Principles for Development, ensuring that enhancement features are implemented through a structured process that supports both ecological function and compliance with planning obligations.
- 1.4 This BEMP sets out the type, number and location of biodiversity features to be installed, along with detailed guidance on their siting, installation and ongoing management. It also defines responsibilities, monitoring requirements and review procedures to ensure enhancement measures establish successfully, contribute to BNG outcomes and remain functional throughout the lifetime of the development.

Homes for Nature

- 1.5 The [Homes for Nature initiative](https://www.futurehomes.org.uk/homes-for-nature)¹ is a voluntary UK housebuilder pledge, launched in September 2024 and running until at least 2030, to integrate, as standard, biodiversity measures like bird boxes and hedgehog highways into new low-rise developments and apartments. Led by the Future Homes Hub and On-Site Nature Measures Working Group, it aims to boost biodiversity alongside legal Biodiversity Net Gain requirement.
- 1.6 Over 20 major housebuilders (including Barratt Redrow) and representing a significant portion of new homes built annually, have signed up to the pledge, which

¹ https://www.google.com/url?sa=i&source=web&rct=j&url=https://www.futurehomes.org.uk/homes-for-nature&ved=2ahUKEwibo62kv96SAxVmUEEAHa2CLIgQy_kOegQIARAD&opi=89978449&cd&psig=AOvVaw37VJJK4feRuSjt4wPVFkzO&ust=1771347900543000 Accessed 16/02/2026

applies to new developments going through the planning system from September 2024 onwards.

Key Features of the Initiative

- **Mandatory Measures:** Participating builders commit to installing at least one swift brick or other integral bird-nesting brick or box for every new home and incorporating hedgehog highways on all new developments.
- **Voluntary Additions:** The initiative encourages developers to include bat roosts, insect bricks, nature-friendly Sustainable Drainage Systems (SuDS), and pollinator-friendly landscaping.
- **Scope:** Originally focused on low-rise homes, the initiative has expanded to include guidance for apartment schemes to ensure nature recovery is included in high-rise buildings.

Site Details

- 1.7 The Cowm Top site lies approximately 2.8 km south of Rochdale town centre and is proposed for a residential development of up to 445 dwellings with associated infrastructure. It is bordered by Cripple Gate Lane and industrial units to the north, the A627(M) to the east, Trows Lane and the M62 to the south, and residential properties to the west.
- 1.8 Baseline habitats include semi-improved grassland, modified grassland, plantation woodland and dense scrub, supporting species such as breeding birds, reptiles and bats. The site lies within National Character Area 54 – Manchester Pennine Fringe and is close to several designated sites, including the Rochdale Canal SAC (0.6 km west) and multiple SBIs within 2 km.
- 1.9 Hydrologically, several fishing lakes lie to the south, feeding Trub Brook, which flows west from the waterbodies. Flood modelling identifies the site as having a very low risk of flooding from all sources.

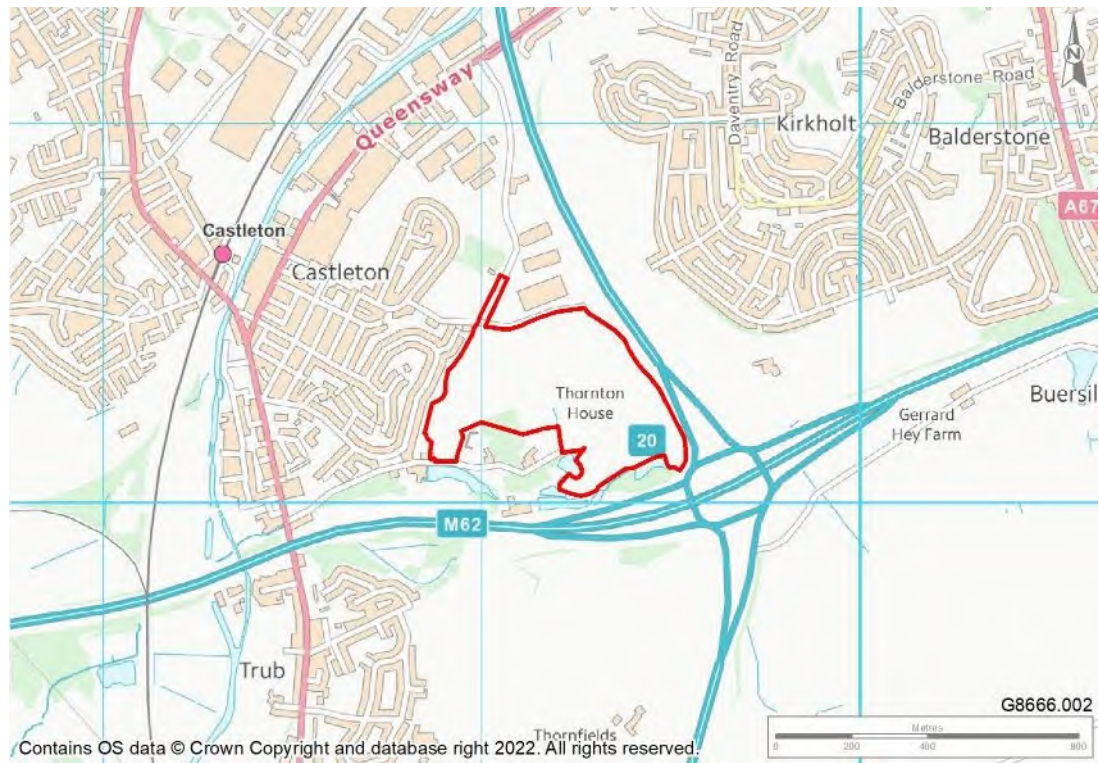


Figure 1: Site Layout

2.0 Mitigation and Enhancement Strategy

- 2.1 The development at Cowm Top has the potential to affect several ecological receptors, including amphibians, bats, birds, hedgehogs, insects and reptiles. This strategy outlines a coordinated approach to avoiding ecological harm while delivering measurable biodiversity enhancement across the site.

Overview

- 2.2 The site contains habitat features suitable for a variety of faunal groups, and the proposed enhancement measures have been refined based on baseline survey findings and consultation feedback. Ecological features outlined in the updated Ecological Enhancement Plan (Drawing 1: G11247.001A) should be implemented in parallel with the wider landscape strategy to ensure effective mitigation and long-term habitat establishment.

Installation of Artificial Habitats

- 2.3 A suite of artificial nesting, roosting and sheltering features will be incorporated into the development to enhance ecological functionality where natural habitat is limited or lost.
- 2.4 Mandatory measures will include:
- Integral bird nest bricks at a ratio of 1 per plot
 - A beneficial hedgehog route throughout the site
- 2.5 Recommended measures include the following
- Amphibian and reptile refugia (hibernacula) where possible
 - Additional Bat roosting tiles, boxes and bricks
- 2.6 All products must be installed in accordance with the manufacturer's specifications and the positional guidance provided in Tables (2-7) of this report.
- 2.7 Where recommended products are unavailable, alternative models of similar design and ecological performance may be used, subject to agreement with the Local Planning Authority (LPA).

Siting and Installation

- 2.8 The bat and bird boxes should be sited in accordance with the attached drawing (Drawing 1: G11247.001A), the details in tables 2-5 and be installed in line with the manufacturer's specifications to ensure no hazard is posed to the species as well

as members of the public. Failure to do so may result in boxes being sited in sub-optimal positions that could lead to a lower take-up by the species.

- 2.9 Should the recommended artificial habitats not be available, similar suitable products are likely to be available from alternative suppliers. Any substitutions should be agreed with the Local Planning Authority and their ecologists. TEP is also available for advice for any necessary substitutions.

Amphibian / Reptile Refugia

- 2.10 The installation of refugia (log piles & hibernacula) in and around the retain borders of the site, will be created or purchased. The log piles will provide suitable terrestrial habitat for amphibians. The proposed locations of the refugia are shown in Drawings 1 G11247.001A and the details of implementation are found within table 6.

Bat boxes

- 2.11 Bat roosting features will be placed on buildings and suitable retained trees in south-east to south-west orientations with unobstructed flight paths. All boxes must be installed a minimum of 3–3.5 m above ground level. Lighting impacts must be minimised through sensitive lighting design to prevent disturbance.

Bird Nesting Boxes

- 2.12 Integrated and external bird boxes will be sited primarily on north or east elevations to reduce thermal stress and maximise occupancy. Heights and spacing will depend on species requirements, as set out in Tables 4 & 5. Installation during autumn–winter is preferable to ensure availability for the following breeding season.
- 2.13 At least 1 swift brick will be installed on all properties, on non-south-facing elevations at heights exceeding 4–5 m (refer to Figure 2). These are mandatory within the Home for Nature guidelines.

General Requirements

- 2.14 All nest bricks and their installation must comply with BS 42021:2022, ensuring proper thermal stability, safe access/egress for birds, and prevention of access into loft or cavity spaces. Avoid installing bricks on or near fully glazed elevations, to prevent bird collisions. Ecological advice must be followed alongside the British Standard when selecting locations.

Location on Site

- 2.15 Swifts will use nest bricks even in developed areas, but positioning them near vegetation (trees, hedgerows, flower-rich grassland, water features) improves suitability for other species.

Positioning on Buildings

- 2.16 Ideally positioned in gable ends near roof verges or beneath eaves, avoiding cold-bridging.
- 2.17 For hipped roofs, install high under soffits, preferably near stairwells/bathrooms to reduce noise disturbance.
- 2.18 Figure 2 shows the best installation spots for swift bricks as outlined by the homes for nature guidelines.
- 2.19 Height requirements:
- Swifts: as high as possible; for buildings over 3 storeys, 4.5–15 m.
 - Other species (e.g., sparrows): may be placed lower, including on garages, if BS 42021 is still met.
 - Orientation recommendations: north to east-facing walls are preferred; avoid south-facing and exposed elevations unless protected by deep eaves.
 - Maintain minimum 5 m clear flight path in front of brick entrances. Avoid siting on closely spaced plots with restricted flight lines.

Grouping of Bricks

- 2.20 Swifts and house sparrows are colonial; higher uptake is expected when bricks are grouped—e.g., two bricks on every second house or three on every third house in the most suitable areas.
- Spacing between bricks in groups should be 65 cm – 1 m.
 - Placement above windows should be >1 m to avoid disturbance.



- **Locations where boxes could be installed a gable end, close to the eaves.**
 - Entrances higher the better
 - Entrances 60cm to 1m apart
 - Entrances tucked up near verge
 - Gables without obstructions such as trees
 - Positions not exposed to driving rain
 - South-facing walls are acceptable for internal nest box, orientate on the north through to south east
 - Where integral nest bricks are not possible there are options for including shelter within fascias and soffits
 - Other aspects may be acceptable if shaded by wide eaves such as in hip-roof design
- **Location under eaves**
 - Entrances here may need insulation behind.
- **Locations where a box should not be installed (eg above doors and windows).**

Figure 2: swift brick installation guidelines

Hedgehog Houses and Highways

- 2.21 TEP recommends the use of five hedgehog houses. These can be installed before or after the development, however, we recommend the hedgehog houses are placed before construction begins, in an area set to be retained and, in a scrub, sheltered area. This would allow for the hedgehog house to act as a refuge location for any relocated hedgehogs found during development works. The house locations should be kept undisturbed during construction, ideally with a 10m buffer, if works start prior to their hibernation season (October – April) to maintain low disturbance.
- 2.22 Where possible the hedgehog houses should be placed at a higher elevation. This will greatly reduce the risk of them being flooded during high rain.

- 2.23 To ensure hedgehogs can move freely throughout the completed development, a network of hedgehog highways will be created by incorporating 13 cm × 13 cm gaps at the base of garden fences, walls, and access boundaries. These access points should be installed consistently around the perimeter of each plot to maintain continuous connectivity between gardens, public greenspace and retained scrub corridors. Where fencing is shared between plots, coordinating the location of these openings will help create a coherent movement network.
- 2.24 Hedgehog highways must not be blocked by hard landscaping, gravel boards, or solid barriers, and should instead link directly into vegetated areas to maximise their habitat value. This combination of refuge provision and habitat permeability will support hedgehog movement, reduce the risk of entrapment, and enhance the site's suitability for a species experiencing national decline.
- 2.25 The hedgehog highways proposed in drawing G11247.001A are a recommended layout for the final design. Due to the differences in elevation between some gardens the addition of fencing gaps would need to be accompanied by slopes/stairs to allow the required freedom of movement for hedgehogs. In cases where this occurs either the routes should be altered or the addition of 'hedgehog stairs' can be added in. Being part of the homes for nature scheme, freedom of movement for hedgehogs is a mandatory requirement for new developments.

3.0 Legislation of Relevant Species

Table 1: Legislation of Relevant Species

Species of Interest	Relevant Legislation	Relevance to the site
Amphibians	All British amphibian species receive legal protection in the United Kingdom though the degree to which different species are protected varies. Great crested newts (GCN) <i>Triturus cristatus</i>, natterjack toad <i>Epidalea calamita</i> and pool frog <i>Pelophylax lessonae</i> and their habitats (places used for breeding and shelter) receive the highest level of protection in the UK under the combination of the Wildlife and Countryside Act 1981 as amended and the Conservation of Habitats and Species Regulations 2017 as amended. While natterjacks and pool frogs have restricted distributions within the UK, GCN are relatively widespread. GCN, natterjack and common toad <i>Bufo bufo</i> and the pool frog are listed as Species of Principle Importance (SPI). Section 40 of the Natural Environment and Rural Communities Act 2006 imposes a Duty upon public authorities to conserve biodiversity. Commonly referred to as the 'biodiversity duty', this includes local planning authorities in their decision making for planning applications or other plans or projects which may affect SPI. Additionally, GCN are listed as a Shropshire BAP priority species.	Common toad <i>Bufo bufo</i> has been recorded on site, supported by the mosaic of grassland, scrub and woodland that provides suitable foraging and sheltering habitat for amphibians. The adjacent fishing pools, although unsuitable for great crested newt due to fish stocking and disturbance, may also support breeding common toad. As these terrestrial habitats will be lost to development, replacement features such as hibernacula and other amphibian-friendly refuges will be created to maintain suitable foraging and sheltering opportunities on site.
Bats	All British species of bat and their place of shelter are protected under the Wildlife & Countryside Act 1981 (as amended) and The Conservation of Habitats and Species Regulations 2010. This includes protection from capture, injury and killing, intentional or reckless disturbance, obstruction of access to any structure or place, damage or destruction of a breeding site or resting place. This includes trees and applies throughout the year whether bats are present or not at the time of survey or work being carried out.	Common pipistrelle, soprano pipistrelle and noctule bats have been recorded foraging and commuting around the site, with surveys confirming the area holds county-level value for pipistrelles and local-level value for <i>Myotis</i> and noctule species. Although no roosts were identified on site, several trees contain low-suitability features and adjacent woodland, and waterbodies support most recorded bat activity. To prevent disturbance, sensitive lighting design will be required to avoid spill onto retained habitats and commuting corridors, and bat boxes will be installed to provide additional roosting opportunities within the

Species of Interest	Relevant Legislation	Relevance to the site
		development.
Birds - Nesting	In Britain all wild birds are granted legal protection under the Wildlife and Countryside Act 1981 (as amended). This legislation protects birds, their eggs and nests while being built or whilst in use. Schedule 1 species are protected from disturbance from the time which species pair up and the young birds are protected in and around the vicinity of the nest site. Natural Environment and Rural Communities Act (2006) Section 41. This legislation provides no legal protection. There is a duty on the council to have due regard to biodiversity in particular for S41 species and habitats.	A variety of common bird species were recorded breeding or likely breeding within the site, supported by the trees, hedgerows, scrub and tall ruderal vegetation which provide suitable nesting and foraging habitat. As these habitats may be affected by development, vegetation removal must be timed to avoid the nesting season, and replacement planting alongside the installation of a diverse nest-box scheme will help maintain nesting opportunities for local bird populations.
Hedgehog	Hedgehog <i>Erinaceus europaeus</i> are protected under Section 41 of the Natural Environment and Rural Communities Act 2006. The species is also currently in decline and as such should be protected where possible.	Hedgehog <i>Erinaceus europaeus</i> has been recorded within 1 km of the site, and the mosaic of grassland, scrub, tall ruderal vegetation and woodland provides suitable foraging and sheltering opportunities for this species. However, due to the site's isolation by major roads and surrounding development, hedgehogs are unlikely to access or establish a population here, and no significant impacts are anticipated. To support wider habitat connectivity within the completed development, hedgehog highways (13 cm × 13 cm gaps at the base of garden fences and boundaries) will be incorporated to allow free movement between plots. These openings will link gardens and greenspace, improving permeability even where local hedgehog presence is limited.
Reptiles	All British reptile species receive legal protection in the United Kingdom though the degree to which different species are protected varies. The native reptiles, adder <i>Vipera berus</i>, grass snake <i>Natrix Helvetica</i>, slow worm <i>Anguis Fragilis</i> and common lizard <i>Zootoca vivipara</i> are	Although the mosaic of grassland, scrub and woodland on site could provide suitable foraging and sheltering opportunities for common reptile species,

Species of Interest	Relevant Legislation	Relevance to the site
	protected under the Wildlife and Countryside Act 1981, listed as Schedule 5 species and therefore protected against killing and injury under section 9. Trade of the species is also prohibited under section 9. Common lizard, slow worms, grass snake and adder are also 'species of principle importance' identified under the obligations set out under Section 41 of the Natural Environment and Rural Communities Act (2006). These are species found in England which have been identified as being of principal importance for the purpose of conserving and enhancing biodiversity. All local authorities and other public authorities in England have a duty to promote and enhance biodiversity in all their functions. Sand lizards <i>Lacerta agilis</i> and smooth snakes <i>Coronelle austriaca</i> are European Protected Species (EPS) whereby all life stages and their habitats are afforded full statutory protection.	presence/absence surveys confirmed that no reptiles were recorded, and the species is therefore considered absent from the site. As reptile-supporting habitat will be lost to development, habitat enhancements such as log-pile hibernacula will be incorporated to provide potential refuge for any reptiles present in the wider landscape. Connectivity features, such as maintaining gaps beneath fencing where appropriate, will also help ensure permeability across the site for mobile species should they disperse into the area.

4.0 Integrated Bat Box Details

Model, Design, Specifications, Position and Installation

4.1 The specifications of the integrated bat boxes recommended for installing on site are provided within Table 2 below.

Table 2: Integrated Bat Box Details

Name/Model with Website Link	Photograph	Description	Designed For	Specifications	Position and Installation	Maintenance
Ibstock enclosed bat box B Ibstock Enclosed Bat Box 'B' NHBS Practical Conservation Equipment	 Small Red 215 x 215 mm	The Ibstock Enclosed Bat Box 'B' is designed for integration into the wall of new buildings or conservation projects and is intended to provide summer roosting space for pipistrelles specifically. It provides a discrete home for bats, with several roosting chambers to provide zones of differing temperatures within the box.	Pipistrelles	Small Box Dimensions: 21.5 x 10.5 x 21.5 cm (L x W x H) Weight: 5.8 kg Large Box Dimensions: 21.5 x 10.5 x 29 cm (L x W x H) Weight: 8 kg	South and west facing. Position the box at least 2.5m above ground level and away from artificial light sources.	An entrance at the bottom allows droppings to fall out, meaning that the box is maintenance free.

5.0 External Bat Box Details

Model, Design, Specifications, Position and Installation

5.1 The specifications of the external bat boxes recommended for installing on site are provided within Table 3 below.

Table 3: External Bat Box Details

Name/Model with Website Link	Photograph	Description	Designed For	Specifications	Position and Installation	Maintenance
Eco Kent Bat Box Eco Kent Bat Box NHBS Practical Conservation Equipment		The Eco Kent Bat Box is based on the popular and proven Kent Bat Box design. However, this box has an added weatherproof outer shell, making it more secure and long-lasting. The additional plastic layer also reduces draughts inside the box, providing a more attractive roosting environment for bats.	The Eco Kent Bat Box is suitable for crevice-dwelling species. The two crevices inside the box are approximately 18mm wide, ideal for common and soprano pipistrelles.	Dimensions: 23 x 16 x 52 cm (L x W x H) Crevice Size: 18 mm wide slot Weight: 4.5kg Materials: Recycled LDPR plastic outer, certified sustainable spruce inner	South or West facing. Fixing: Three concealed keyhole fixings at top of box	This box is self-cleaning and does not require any maintenance, as the droppings fall straight down out of the bottom entrance.

6.0 Swift Nesting Box Details

Model, Design, Specifications, Position and Installation

6.1 The specifications of the swift bricks mandatory for installing on site are provided within Table 4 below.

Table 4: Swift Bird Brick Details

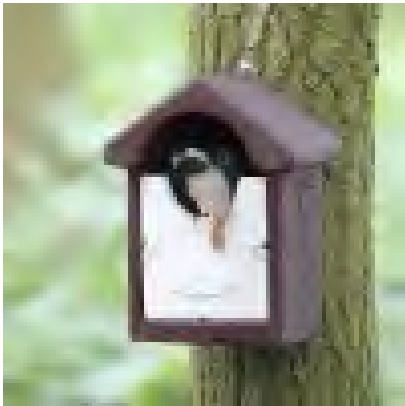
Name/Model with Website Link	Photograph	Description	Designed For	Specifications	Position and Installation	Maintenance
Manthorpe swift brick Manthorpe Swift Brick NHBS Practical Conservation Equipment		The Manthorpe Swift Brick has been developed with the help of conservation experts and is designed to provide a safe and spacious area for swifts to nest within the modern home. Available in six different colours, the box is designed to blend into the brickwork and so provides an aesthetically pleasing addition to any new build or development.	Swifts	Dimensions: 22.7 x 15.3 x 20 cm (L x H x D) Dimensions of protruding "brick" section: 22.7 x 8 x 10.1 cm (L x H x D) Entrance hole: Obround; 2.9 x 6.5 cm Weight: 710 g Materials: PVC (base); Polypropylene (top) Manufacturing: Injection moulded	Installation instructions The Swift Brick should be situated high within the gable wall of the property, ideally above 5 metres. If possible, avoid locations which receive long periods of direct sunlight throughout the day. An ideal place is below the overhang of the verge and barge board.	Manufactured from PVC and Polypropylene, this nest box is designed to last for an extremely long time and will not rot or degrade.

7.0 External Bird Box Details

Model, Design, Specifications, Position and Installation

7.1 The specifications of the external bird nesting box recommended for the site is provided within Table 5 below.

Table 5: External Nest Box Details

Name/Model with Website Link	Photograph	Description	Designed For	Specifications	Position and Installation	Maintenance
Vivara Pro Barcelona WoodStone® Open Nest Box Vivara Pro Barcelona WoodStone® Open Nest Box NHBS Practical Conservation Equipment		These attractive nestboxes are manufactured from WoodStone®, which is a mix of concrete and certified sustainable wood fibres. This robust material safeguards against attacks from predators such as woodpeckers, cats and squirrels, whilst also providing a well-insulated interior with a more consistent internal temperature than an ordinary wooden box.	These open nest boxes are suitable for wrens, robins, spotted flycatchers, pied and grey wagtails, song thrushes and blackbirds.	Dimensions: 25.5 x 19 x 17 cm (H x W x D) Entrance hole: Open Material: WoodStone®	The best height for your nest box is between 1.5 m and 3 m high, and open nest boxes should be sited in undergrowth such as ivy to provide cover for the nest. These nest boxes have a removable front panel for easy cleaning.	These nest boxes have a removable front panel for easy cleaning.

Name/Model with Website Link	Photograph	Description	Designed For	Specifications	Position and Installation	Maintenance
Vivara Pro Seville 28mm WoodStone® Nest Box Vivara Pro Seville 28mm WoodStone® Nest Box NHBS Practical Conservation Equipment		These attractive nestboxes are manufactured from WoodStone®, which is a mix of concrete and certified sustainable wood fibres. This robust material safeguards against attacks from predators such as woodpeckers, cats and squirrels, whilst also providing a well-insulated interior with a more consistent internal temperature than an ordinary wooden box.	Suitable for blue tits, tree sparrows, great tits, crested tits, coal tits and pied flycatchers.	Dimensions: 30.5 x 21 x 19 cm (H x W x D) Entrance hole diameter: 28 mm Weight: 5.9 kg Material: Woodstone®	The best height for your nest box is between 1.5-3m high, and it should be sited higher if your area has a particularly high cat population.	These nest boxes have a removable front panel for easy cleaning.

8.0 Amphibian and Reptile Hibernacula

Model, Design, Specifications, Position and Installation

8.1 Specifications on how to create the amphibian / reptile hibernacula is shown below in Table 6.

Table 6: Amphibian and Reptile Hibernacula Implementation Details

Name	Images	Description	Designed For	Specifications	Position, Installation and Maintenance
Herptile Hibernacula		9 hibernacula will be created. The log piles will provide suitable terrestrial habitat for amphibians and reptiles and also benefit small mammals and invertebrates. Two types of log piles can be created, horizontal piles and vertical piles.	All common UK reptiles and protected and notable amphibians, small mammals and invertebrates	Numbers: 9 in total	The horizontal hibernacula piles are simply laid down and stacked on the ground, stakes may be used either side to stabilise the pile and prevent it collapsing. Vertical piles can be created by installing logs into the ground, recommended at least 40-50cm deep as shown in the images (right). It is important that small gaps are present between the logs in order to provide space for amphibians to utilise. For both types of log pile, the addition of leaf litter and grass clippings will also add value. Furthermore, planting around log piles with species such as honeysuckle or clematis can also add ecological value.

9.0 Hedgehog House Details

Model, Design, Specifications, Position and Installation

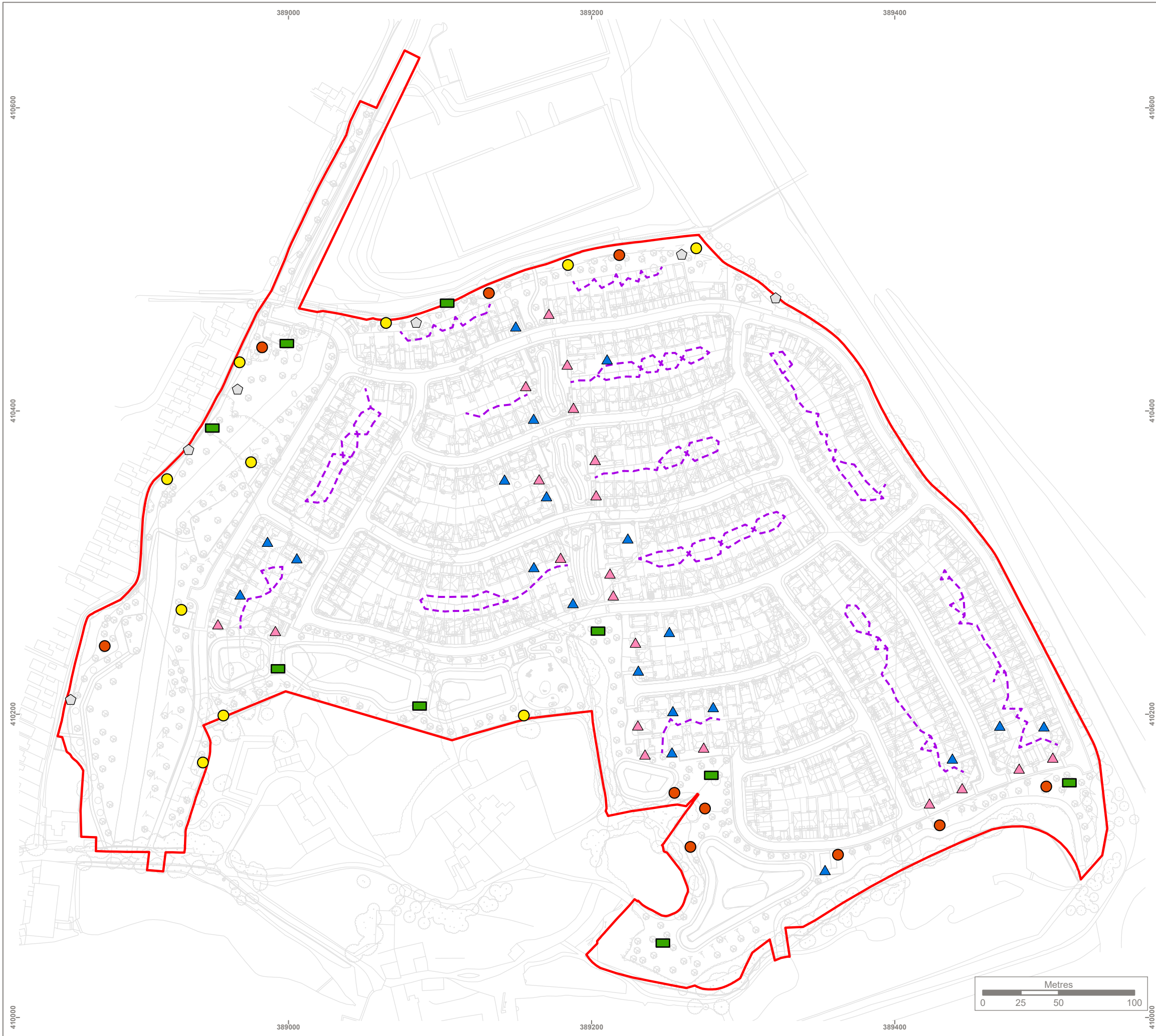
9.1 Specifications of the recommended hedgehog house for installing on site is provided within Table 7 below.

Table 7: Hedgehog House Details

Name/Model with Website Link	Photograph	Description	Designed For	Specifications	Position and Installation	Maintenance
Larch Hedgehog House		This hedgehog house is suitable for hibernation and has a lid to access its internal cavity for potential hedgehog relocations during ECoW/ development work. It's made from solid larch (a more preservative wood) timber frame with a felt interior base and a waterproofed roof.	Specialised for Hedgehogs (<i>Erinaceus europaeus</i>)	Numbers: 6 in total Specification: 40cm D x 30cm W x 24.3cm H, Weight 7.2kg.	This house needs to be placed in a quiet, dry and ideally shrub covered / surrounded area. The predator tunnel will slide out and create the ramp. Leave the hedgehog house alone and if there is a risk of disturbance by civilians, sealing the roof lid is advised.	The box does not need to be cleaned for approx. 4 years, preferably between April-July, however the house can still be used during the summer and spring period.

Drawings

Drawing 1: Ecological Enhancement Plan (G11247.001A)



KEY

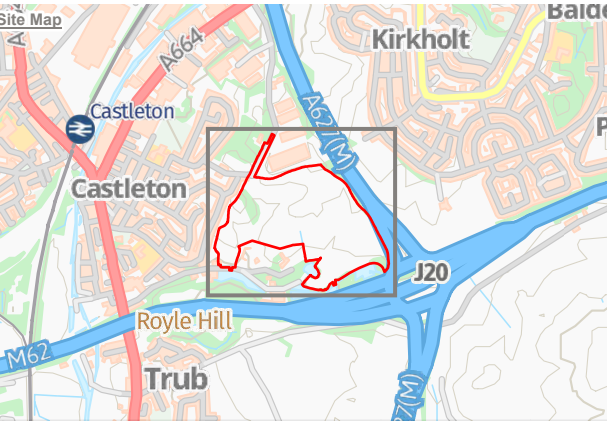
Site boundary

Biodiversity Enhancement Type

- Eco Kent Bat Box (20)
- Ibstock Bat Brick B (20)
- Vivara Pro Barcelona WoodStone® Open Nest Bird Box (10)
- Vivara Pro Seville 28mm WoodStone® Nest Bird Box (10)
- Amphibian Hibernacula (9)
- Hedgehog House (6)
- Hedgehog Highway

A single Manthorpe Swift Brick will also be installed on the northern or eastern aspect of every new house. A total of 436 swift bricks are to be installed across the site.

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Proposed development TRO1902_PP01_P4_Planting Plan and Schedule provided by PGLA Ltd.



A	Feature location changes.	MW	RW	06/03/2026
Rev	Description	Drawn	Approved	Date



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Project
Cowm Top, Rochdale

Title
Biodiversity Enhancement and Management Plan

Drawing Number
G11247.001A

Drawn	Checked	Approved	Scale	Date
MW	BJ	RW	1:2,500 @ A3	13/03/2026



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