

2 SITE DESCRIPTION

2.1 Introduction

2.1.1 This Chapter of the Environmental Statement (ES) provides an overview of the Site location and a description of the Site and the surrounding area. The technical assessments set out in Chapters 7 to 20 each contain a detailed description of the baseline environmental conditions of the Site and its environs, relevant to the scope and nature of the topic area under consideration.

2.2 Site Location

2.2.1 The Site is located within the Inner Harbour area of Cardiff Bay, Cardiff and is currently occupied by Cardiff County Hall and its car park, the Red Dragon Centre and its car park, part of Silurian Park, Schooner Way and Hemingway Road. The Site is located between Bute East Dock and the Future Inn to the east, Lloyd George Avenue to the west, the A4232 and the Wales Millennium Centre to the south and Schooner Way and Silurian Park to the north. The Site lies within the administrative area of Cardiff Council. The location of the Site and the hybrid and detailed application boundaries are illustrated on the Application Plan (Appendix 2.1).

2.3 Site Description

Atlantic Wharf, Butetown Masterplan (Outline)

2.3.1 The outline application Site encompasses an area of approximately 13.5 hectares (ha). This area of the Site is relatively flat but contains a number of below ground constraints including a Welsh Water sewer which runs underneath the existing Red Dragon Centre, various telecommunications apparatus and the Dock Feeder. The Site contains a number of buildings which will be demolished should planning permission be granted, as well as a number of mature trees that will need to be cleared in the Red Dragon Centre car park and near its entrance along Bute Place.

Cardiff Arena and Hotel (Full)

2.3.2 The proposed location for Cardiff Arena and Hotel (Arena Quarter) sits between Cardiff County Hall to the east, Hemingway Road to the south and residences within Halliard Court and Lloyd George Avenue to the north and west. This area of the Site is predominantly a surface car park for Cardiff County Hall and also includes the

southern extent of Schooner Way and part of Silurian Park in the northwest corner of the proposed Site.

- 2.3.3 This area of the Site is relatively flat but contains a number of below ground constraints including the buried West Dock wall which bisects the Site from east to west, a Welsh Water sewer which runs underneath Schooner Way, and an Associated British Ports (ABP) culvert at the eastern boundary of the Site which runs from north to south. The Site is bound by residential properties to the north and west, and both Silurian Park and the existing Cardiff County Hall car park contain a number of mature trees.

2.4 Wider Site Context

- 2.4.1 The Site is located to the southeast of Cardiff city centre. The majority of the land to the north, is densely developed with a mixture of residential areas located within Atlantic Wharf, commercial premises and community facilities. A railway line connecting to Cardiff Central station runs in an east / west direction beyond this.
- 2.4.2 To the west, beyond Lloyd George Avenue, and running parallel in a north / south direction, is a further railway line connecting to Cardiff Bay station. Beyond this, the land is developed with a mixture of residential areas, commercial premises and community facilities.
- 2.4.3 The area further south of the Site, beyond the Wales Millennium Centre and the A4232 contains Mermaid Quay, Roald Dahl Plass, the Pierhead and Senedd buildings, and commercial premises around Pierhead Street. Beyond this lies the Porth Teigr and Cardiff Docks areas of Cardiff Bay which form the waterfront to the Severn Estuary.
- 2.4.4 To the east, beyond Bute East Dock, the A4234 runs parallel in a north / south direction with manufacturing premises located on the eastern side of the carriageway. Further industrial and commercial uses are located in this area.

2.5 Environmental Designations

- 2.5.1 There are no designated sites within the Site boundary. The Severn Estuary, approximately 1.3 kilometres (km) to the southeast of the Site is designated a Ramsar site, Site of Special Scientific Interest (SSSI), Special Area of Conservation (SAC) and a Special Protection Area (SPA). A number of Listed Buildings are located to the southwest of the Site beyond Lloyd George Avenue, along Bute Street.