

**NEATH PORT TALBOT COUNTY BOROUGH COUNCIL
CYNGOR BWRDEISTREF SIROL CASTELL-NEDD PORT TALBOT**

**TOWN AND COUNTRY PLANNING ACT 1990
THE TOWN AND COUNTRY PLANNING (GENERAL PERMITTED
DEVELOPMENT) ORDER 1995
SCHEDULE 2, PART 31:-**

DEMOLITION OF BUILDINGS

PRIOR APPROVAL NOT REQUIRED

Name and address of the applicant

Associated British Ports
Queen Alexandra House
Cargo Road
Cardiff
Cf10 4LY
United Kingdom

Name and address of the agent

Mr Byron Lewis
Associated British Ports
Queen Alexandra House
Cargo Road
Cardiff
CF10 4LY
United Kingdom

DATE REGISTERED: 7 December 2021

APPLICATION NO: P2021/1222

LOCATION Ex Simec Property , Phoenix Wharf Road, Port Talbot Docks,
Port Talbot, SA13 1RA

PROPOSAL Prior Notification for the demolition of several
storage/workshop buildings and portacabin-type units

THE NEATH PORT TALBOT COUNTY BOROUGH COUNCIL AS THE LOCAL
PLANNING AUTHORITY IN PURSUANCE OF ITS POWER UNDER THE ABOVE
MENTIONED ACT AND ORDER HAS DETERMINED THAT THE PRIOR APPROVAL
FOR THE DEMOLITION OF BUILDINGS IS NOT REQUIRED.

Signed: 
Ceri Morris – Head of Planning & Public Protection

Date: 22 December 2021

NOTES TO DEVELOPER:

(1) Bats often roost in houses and other buildings, and work on these buildings may disturb a bat roost. All bats and their roosts are protected against disturbance under UK and European legislation. If works are planned on a building in which bats are roosting, Natural Resources Wales must be contacted.

If work has already commenced and bats are found, or if any evidence that bats are using the site as a roost is found, work shall cease and NRW should be contacted immediately.

Where bats or their roosts are present, no works of site clearance, demolition or construction shall take place unless a licence to disturb these species and/or their roosts has been granted in accordance with the relevant legislation.

NRW can be contacted at:-

Natural Resources Wales, Tŷ Cambria, 29 Newport Road, Cardiff CF24 0TP, 0300 065 3000

Bat Conservation Trust can be contacted at:-

5th Floor, Quadrant House, 250 Kennington Lane, London, SE11 5DR, 0345 1300228

(2) It is recommended that vegetation clearance or works to buildings with nesting birds should avoid the bird breeding season 1st March to 31st July inclusive in accordance with the Wildlife and Countryside Act 1981 (as amended).