



The Coal
Authority



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For the Attention of: Diane Sutton

14 May 2019

Dear Ms Sutton

PRE-APPLICATION ENQUIRY: TCA-PPA-19-0014

Enquiry regarding need for a Coal Mining Risk Assessment for the change of use of land to campsite to include the siting of 1 wooden clad static caravan and the provision of 3 pitches for touring campervans/caravans plus associated works at Brynglas Retreat, 1 Brynglas, King Edward Road, Tairgwaith, Neath Port Talbot, SA18 1YN

I am writing in response to your instruction email received on the 2 May 2019 in respect of the above.

I understand that your planning application for the above proposals (ref. P2019/0418) has been determined as being invalid by Neath Port Talbot County Borough Council for reasons including the lack of a Coal Mining Risk Assessment.

Having reviewed the submitted information, it would appear that the application site falls very marginally within the defined Development High Risk Area. The Coal Authority records indicate that the eastern boundary of the application site abuts a wider site from which coal has been extracted by surface (opencast) methods.

The Coal Authority's general approach in cases where development is proposed within the Development High Risk Area is to recommend that a Coal Mining Risk Assessment is submitted in support of a planning application.

However, we note the proposals relate primarily to the change of use of land with no foundations/groundworks proposed. In any case, the static caravan and the touring campervans/caravans would be located outside the Development High Risk Area.

As such, on the basis of the information you have provided, I can confirm that the Coal Authority would not require the submission of a Coal Mining Risk Assessment in support of your planning application.

I trust that the above comments satisfactorily address your query, but please do not hesitate to contact me if you would like to discuss the matter further.

Yours sincerely

James Smith

James Smith *BSc. (Hons), Dip.URP, MRTPI*
Planning Liaison Manager

Disclaimer

The above consultation response is based upon the latest available data on the date of the response, and electronic consultation records held by The Coal Authority since 1 April 2013. The comments made are also based upon only the information provided to The Coal Authority by the enquirer. The views and conclusions contained in this response may be subject to review and amendment by The Coal Authority if additional or new data/information is provided by the Local Planning Authority or the Applicant for consultation purposes.