

11th July 2023

Issued by email.

Dear Roger,

Re: Inspection of existing retaining wall at the proposed residential development, Margam Street, Cymmer, Port Talbot, SA13 3ED

As per your instruction, on the 21st June 2023 I carried out a visual inspection of the highway retaining wall at the Car Service Garage, Margam Street, Cymmer. The purpose of the inspection was to advise you of the structural condition and defects of the southern boundary retaining wall.

The wall is located at the southern boundary of the site. It retains a footpath and main road. The maximum retained height is circa 3.2m. The wall is constructed out of random stone and stone slabs. No mortar has been used in the construction. The wall is tiered in the taller sections.

The retaining wall and banking is overgrown with vegetation. Due to the 'dry wall construction', the voids have filled with earth and soil, as a consequence of rainwater run off. Subsequently, this has allowed vegetation to take hold and grow from the wall face. Ultimately, isolated patches of stonework have become loose and dislodged.

There are no obvious signs of bulging, and the wall does not appear to be out of plumb. Although, it should be noted that a truly accurate assessment could not be conducted due to the overgrowth.

The retained path was checked for signs of subsidence. Typical signs of subsidence would present as a series of stress cracks (to the tarmac) running parallel to the retaining wall. I can confirm this type of cracking is not present.

In conclusion, the wall appears to be in a reasonable structural condition. However, I would advise to cut back and remove the vegetation from the joints and voids of the wall. The joints should be clean of debris. Any loose stonework should be re-laid and bedded on mortar if necessary. After this work has been carried out, I would advise another inspection to be undertaken by a suitably qualified person, when a more accurate assessment can be made.

I trust the above comments are of assistance to you. However, should you have any queries or require further assistance please do not hesitate to contact us.

Yours sincerely

Lewis Barry
Structural Engineer
BEng(Hons)

Enclosures: photographs of retaining wall and associated structural defects

PHOTOGRAPHS



View of wall construction



View of lower section of wall



Overgrowth at top of wall



View of footpath to rear of wall