

Green Infrastructure Statement:

Minor Development

Site Address: Sandfields Primary School, 3 Lilian St, Port Talbot SA12 6AJ

Proposed Development

Demolition of existing brick outbuilding with corrugated metal roof, new community hub and associated works

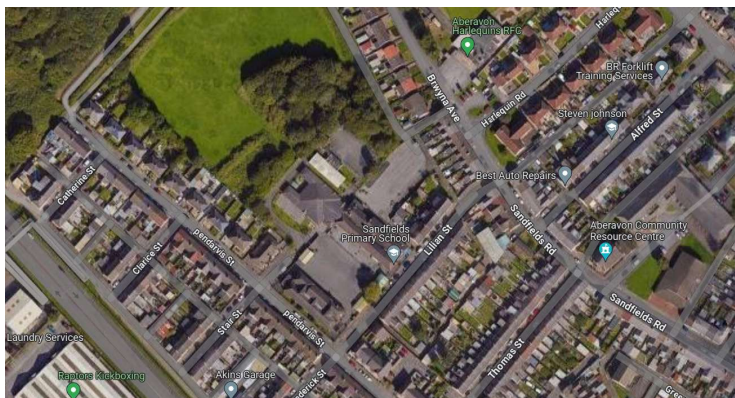
Site description

The proposed development is situated adjacent to Lilian Street, and is currently part of the existing hard standing surface playground and outbuilding. There is an existing ~1.8m high brick wall boundary dividing the public footpath and school grounds.

Surrounding Area description

The school is situated within the Sandfields area. Residential properties surround the existing Primary School, as well as close proximity to a small woodland and open space to the North West.

Please see below site aerial view of the location of the site.



Development Impacts:

Existing structure is to be demolished, and replaced with a more suitable structure, extending onto the hard surfaced play area. Part of the existing brick boundary wall is to be demolished to allow level access.

The existing gate access is to be set back off the public footpath, within the school grounds. Trees and existing hedges are to be unaffected.

External lighting is to be limited, and are proposed as part of the general works to provide safe access to the building. All lighting will be low level wall mounted external fittings.

Biodiversity Enhancements Proposed

A bird box is to be installed on the North East elevation in accordance with RSPB specifications as stated on the drawings. This will provide increased bird nesting potential in the area.

Rain gardens and permeable surfaces are to be installed at the entrance and incorporated into the approach of the site. This creates additional connectivity, as well as enhanced drainage for the area.

Conclusion.

It is considered that subject to the above, that the proposed development would maintain and enhance the biodiversity of the area, ensuring that any adverse environmental effects are avoided. This proposal builds resilient ecological networks and deliver net benefits for diversity by replacing the existing brick boundary wall, with an inviting planting area.

Signed : Tom Phillips

Dated : 24.05.2024