

Green Infrastructure Statement:

Minor Development / Homeowner

Site Address: 86 Main Road, Bryncoch, Neath SA10 7TL

Proposed Development: Part first floor and part Two storey side extension and new rooflight installation.

Site description: The property is a semi-detached property with front, side and rear areas. The front area consists of a small lawn, some mature trees and shrubbery, and concrete paths. All boundaries and trees and remain unaltered. To the side of the property is a large tarmac driveway, detached outbuilding and steps leading down to the rear garden area. The rear area has a large lawn, tree and existing raised patio area. A small timber fence bounds the property to the rear leading down to a steep slope and into the rear wooded area.



View of existing side of property with tarmac driveway



View of large rear garden with an existing raised patio, outbuilding and lawned area.



View of rear boundary of garden leading to a steep slope. Small timber fence can be seen. Some trees are also noted in the photo and these will all remain.



Rear elevation view with lawn, raised patio area and outbuilding shown



Rear access steps down to lawn with raised patio shown.

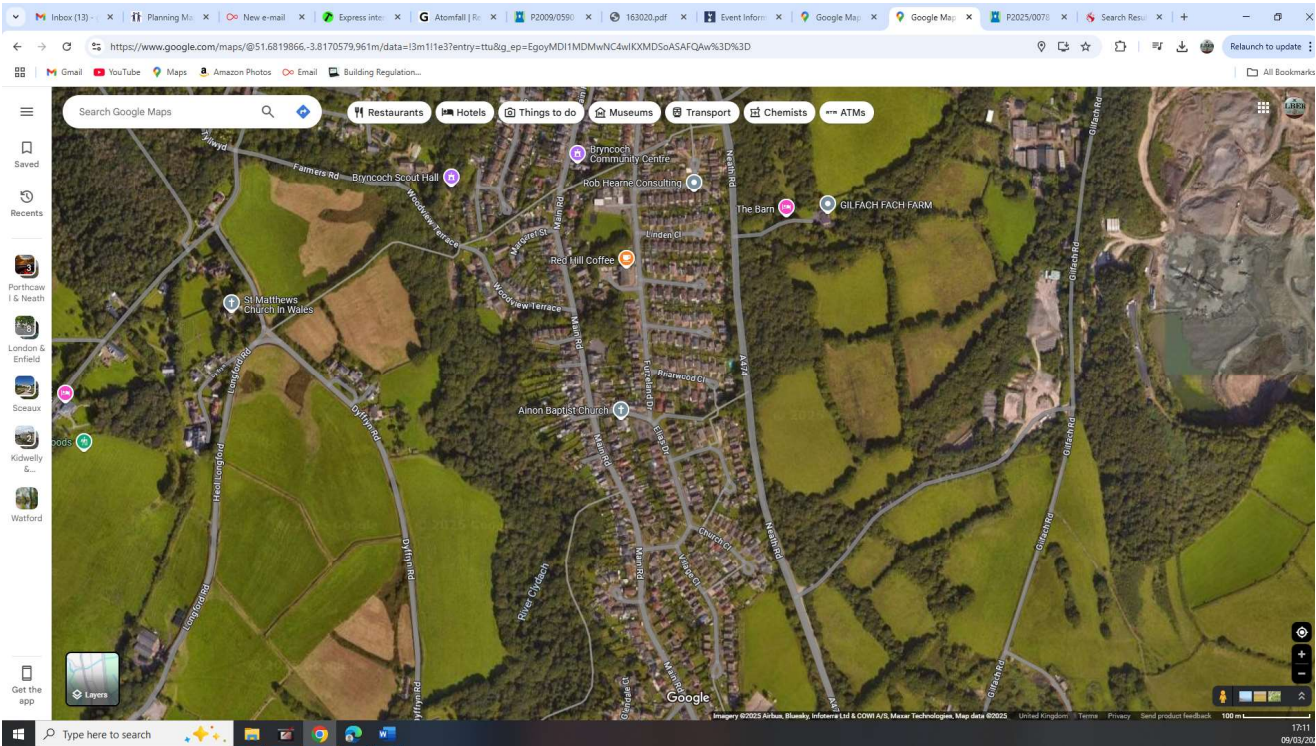
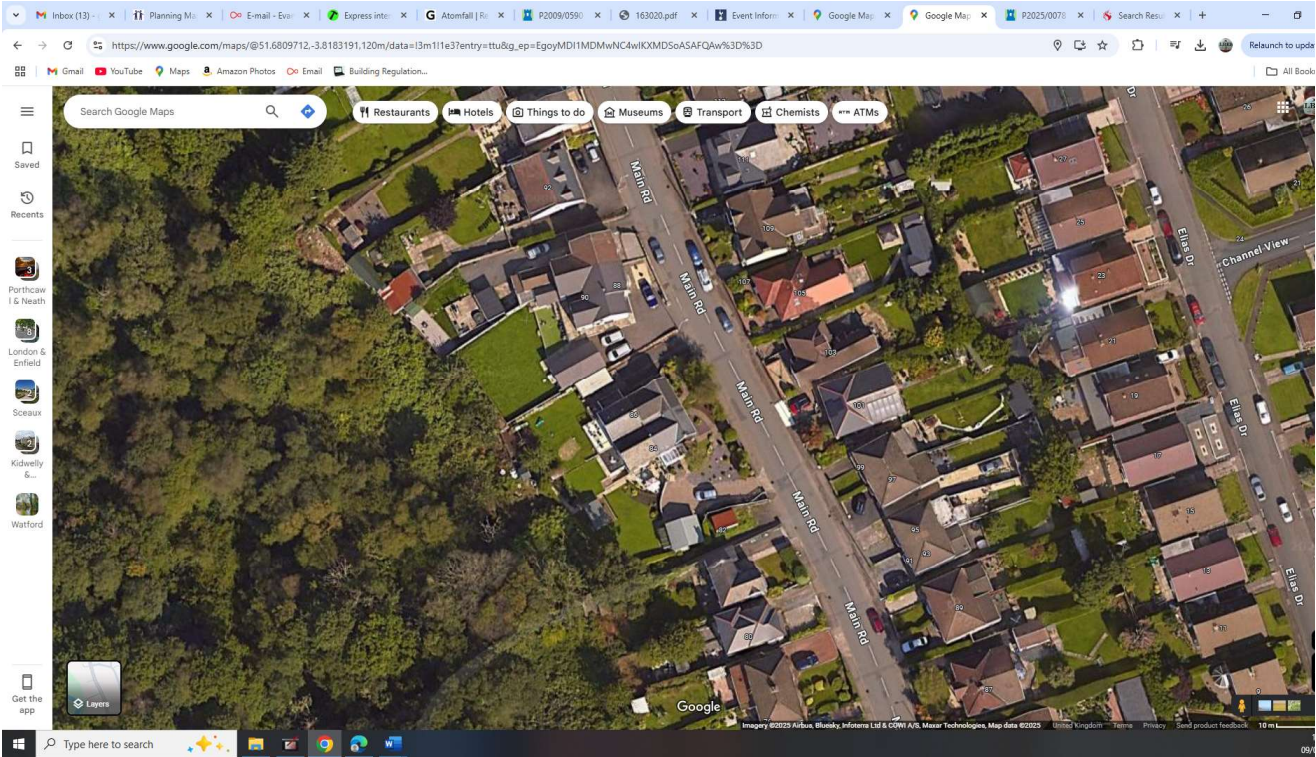


Front elevation view showing front garden area consisting of lawn and concrete footpath. Some mature trees and shrubs shown and these will all remain.



A further view of the front elevation with some mature trees in the foreground.

Surrounding Area description: The application site is in the village of Bryncoch and just on the outskirts of Neath town centre. Similar properties surround the site, as can be seen in the first image. The second image shows the vast areas of habitats and green space available in the near surrounding areas.



Development Impacts:

The proposed side extension will be partially built on top of an existing ground floor extension and partially over an existing hard surfaced area. This means no green space or habitats will be removed during the construction process. This means very little or no impact will occur due to the development but enhancements will still be provided.

Biodiversity Enhancements Proposed

It is proposed to provide the following:

Provide RSPB approved classic nest box or other nest box for House Sparrow:
Wooden with 3 Sub-divisions to support 3 nesting pairs. To be placed
Under the eaves of buildings.
Entrance holes: 32mm diameter
Dimensions: H310 x W370 x D185mm

This would create additional connectivity, and nesting habitats which were not part of the property at present.

Conclusion.

It is considered that subject to the above, that the proposed development would enhance biodiversity, build resilient ecological networks, and deliver net benefits for biodiversity by creating habitats which were not present at the property before the client decided on the development. This will ensure that any adverse environmental effects are compensated for.

Signed JHEvans

Dated. 9th March 2025