

Green Infrastructure Statement:

Minor Development / Homeowner

Site Address: 15 Bryn Catwg, Cadoxton, Neath, SA10 8BG

Proposed Development: Part two storey and part single storey side extension and single storey rear extension

Site description: The property is a detached property with large front and rear areas. To the front there is a brickwork paved driveway, small lawn and rockery area with flower beds and shrubbery. These areas are to remain untouched. To the rear there is a small patio area, and a gravelled tiered garden. There are some flower beds and mature hedgerow to the rear elevation. The rear elevation backs onto a woodland area. The boundaries are made up of brickwork and blockwork walls and timber fencing. These are to remain unaltered.



Rear elevation view showing patio and gravelled areas and small flower bedding area. Blockwork wall can be seen to neighbouring boundary.



Front elevation view showing tiered rockery area including small lawn and bedding areas with mature shrubbery.



Front elevation view showing brickwork driveway, wall to right hand side neighbours and tiered rockery area



View beyond rear elevation fencing showing woodland behind the plot.

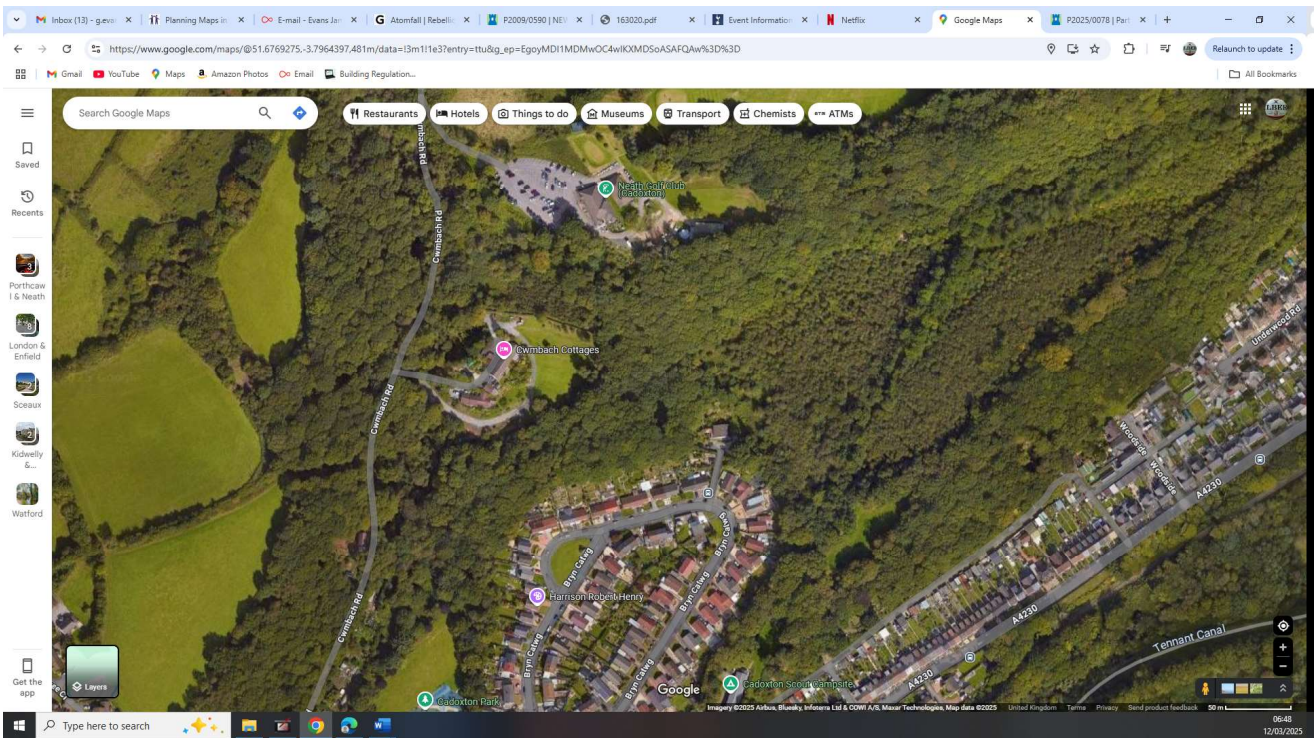
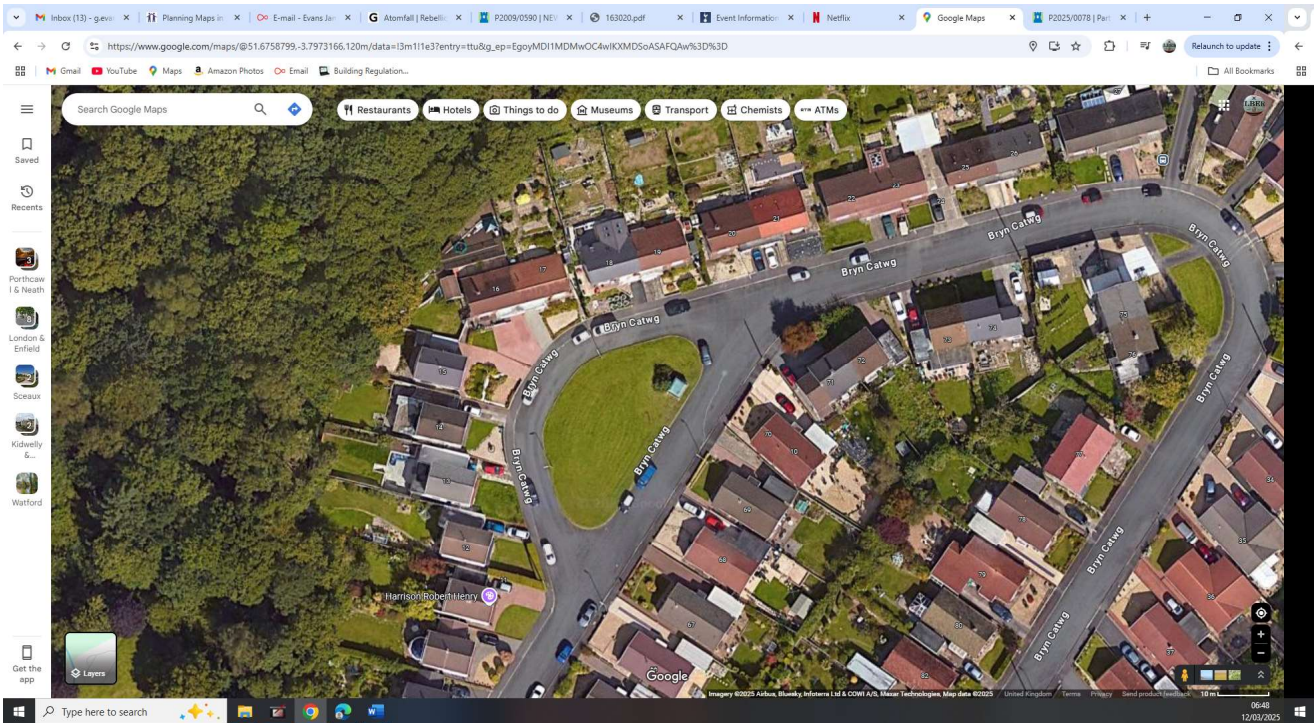


**View of rear garden with steps to raised area and gravelled platform.
Hedgerow can be seen to the rear boundary.**



View of rear elevation with timber fence boundary to neighbour and mature hedgerow

Surrounding Area description: The application site is in the village of Cadoxton on the outskirts of Neath town centre. It is situated in a cul-de-sac estate on a quiet corner plot. It is surrounded by similar properties to the front and sides with a woodland area to the rear. This can be seen in the first image. The second, wider image, shows the close proximity of our plot to substantial green space and abundant habitats.



Development Impacts:

The proposed side extension will be sited over the area where there is a current single storey garage and driveway and the rear extension over an existing concrete patio and small outbuilding. This means that no green space or habitats will be removed or disturbed during this development. It has also been shown on the images provided that there are vast areas of green space and biodiversity habitats to the rear of the property meaning negligible impact from our proposed development. However, even though no biodiversity will be affected as part of the development it is proposed to offer some compensations.

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. 11th March 2025