

09 April 2025

Our Ref: S25.128

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Planning Department
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Dear Claire,

Town and Country Planning Act 1990 (As Amended)

Full planning permission for proposed development comprising the extension of existing playground area, installation of new play equipment and benches, new railings to perimeter and associated landscaping and drainage works at Gnoll Estate Country Park, Fairyland, Neath, SA11 3BS
LPA Reference: P2025/0217

As you will be aware from previous discussions, Asbri Planning is appointed as planning agent to the Head of Property and Regeneration for Neath Port Talbot County Borough Council (NPTCBC) in respect of the above planning application seeking full planning permission for the extension of existing playground area, installation of new play equipment and benches, new railings to perimeter and associated landscaping and drainage works at Gnoll Estate Country Park, Fairyland, Neath, SA11 3BS.

The submission documents for this application are listed below.

New and updated documents are noted in red text within the below tables. The Ecological Appraisal previously submitted should be removed from the application file.

Drawing name	Drawing reference
Site Location Plan	2080-07-HIR-A-DR-00020-S2-P3
Existing Site Plan	2080-07-HIR-A-DR-00001-S2-P3
Proposed Site Plan	2080-07-HIR-A-DR-00201-S2-P3
Existing and Proposed Section Elevation Study	2080-07-HIR-A-DR-02400-S2-P2
Drainage Layout	2080-07-JUB-C-DR-00505-S2-P4
Levels	2080-07-DLA-L-DR-2003-S2-P03
Hard Landscape Plan	2080-07-DLA-L-DR-2004-S2-P03
Soft Landscape Plan	2080-07-DLA-L-DR-3002-S2-P06
Vegetation Removal	2080-07-DLA-L-DR-1002-S2-P02
Topographical Survey	N/A

In addition, the supporting documents submitted comprise the following:

Document name (reference where appropriate)	Prepared by
Planning application forms (1APP)	Asbri Planning
Planning Statement	Asbri Planning
Covering Letter	Asbri Planning

Design and Access Statement including Heritage Impact Assessment	Hiraeth Architecture
Green Infrastructure Statement	Davies Landscapes
Design Proposal	Reech Sports and Play
Ecological Appraisal	Neath Port Talbot County Borough Council
Biodiversity Enhancement Measures	Neath Port Talbot County Borough Council
Adventure Playground Photos	Andrew Scott
CEMP	Andrew Scott

Also, payment of the statutory application fee of £460 will be made to the Council via internal transfer.

I trust that the submitted documents allow the application to be validated and look forward to receiving details of the name of the case officer, application reference number and target determination date. If you have any queries in the meantime, please do not hesitate to get in touch.

Yours sincerely,



Iwan Rowlands
Planner
Asbri Planning Ltd