

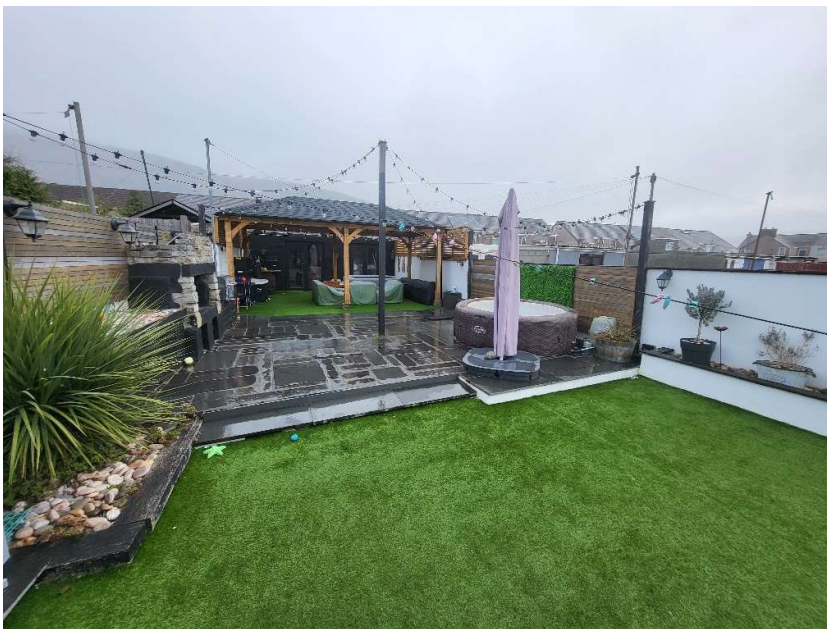
Green Infrastructure Statement:

Minor Development / Homeowner

Site Address: 30 Julian Terrace, Aberavon, SA12 6UG

Proposed Development: Proposed detached Garden room and Stores

Site description: The property is an end of terrace property with front and rear areas. The front consists of a brick paved vehicular parking area with blockwork walls to the front and both side boundaries. There is a concrete path leading down the side of the property to the rear, large, garden area. This area consists of blockwork and timber fence boundaries, all of which will remain unaffected. There are two large artificial lawned areas and two patio areas breaking up the rear garden layout. There is also a gravelled hard surfaced area. There are numerous small outbuildings used for storage and a larger outbuilding towards the rear boundary. The middle patio area is where the new detached outbuilding will be sited.



Rear garden view with artificial lawns visible and blockwork and timber boundaries. The patio in view is where the new detached outbuilding will be site. The existing larger outbuilding can be seen towards the rear boundary.



Full length view of extensive garden area with outbuildings, blockwork boundaries, patio and gravelled areas.



Large artificial lawned area and blockwork wall to neighbour

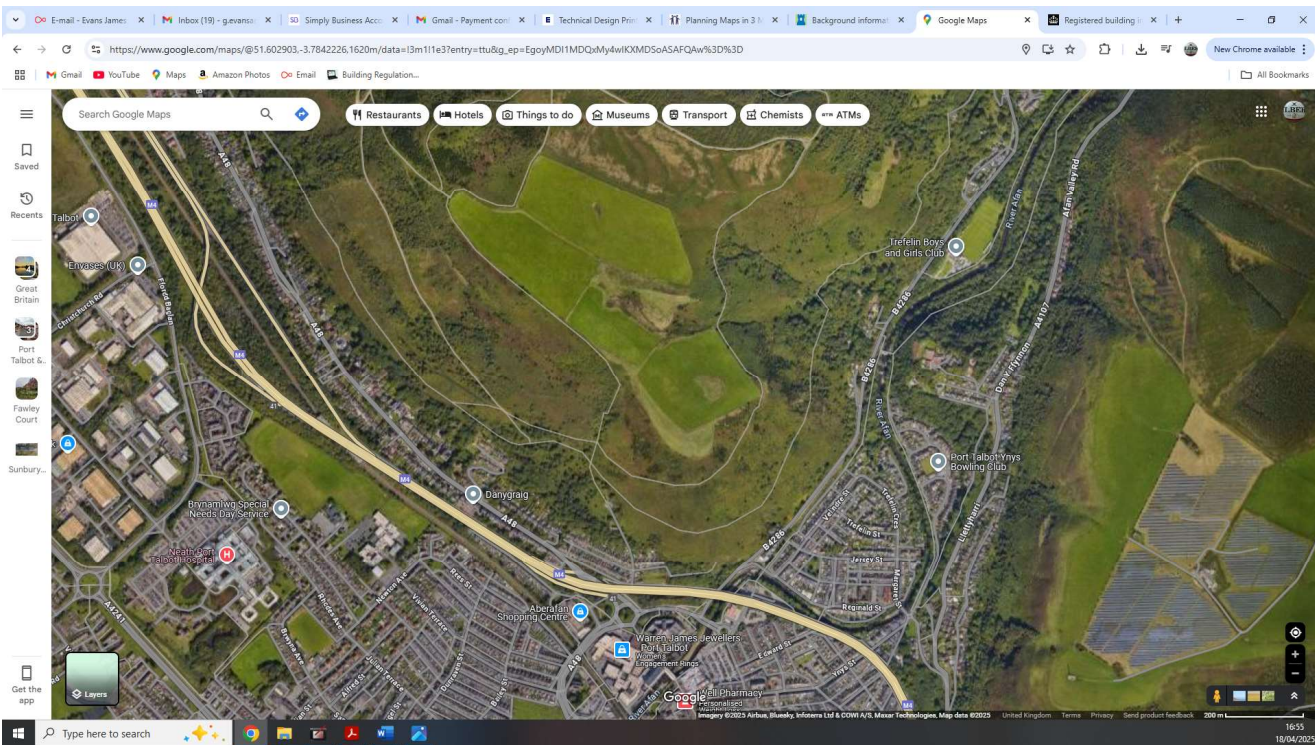
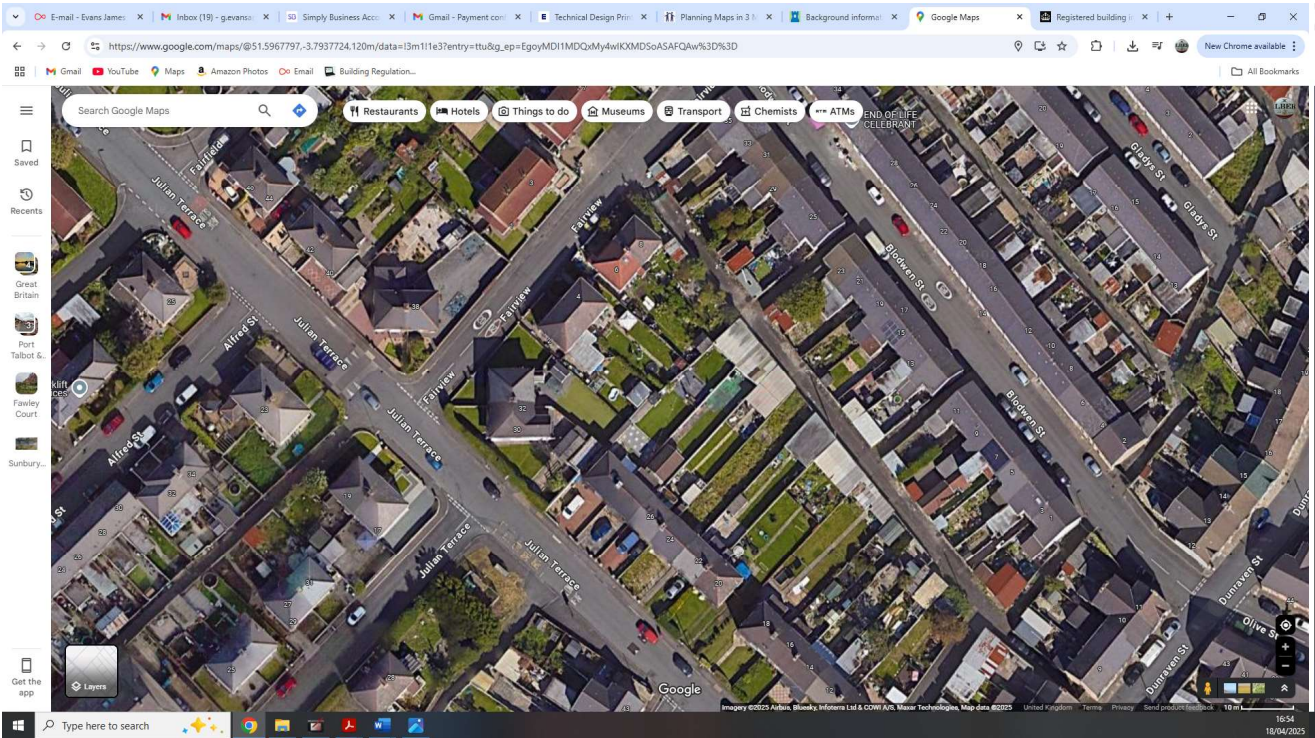


Large patio area where the new garden room will be sited



Front elevation view of brick paved vehicular parking area and blockwork boundary walls

Surrounding Area description: The application site is in Aberavon on the outskirts of Port Talbot 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 garden room will be sited on an existing hard surfaced area, shown in the photos above, meaning no green space or habitats will be removed as part of the development. No boundaries are affected, and no trees or shrubbery will be removed during the construction. Even though there is no effect to the biodiversity of the site it is intended to enhance the site with the following.

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. 18th April 2025