

Our Ref: S25.128
Date: 5th June 2025

Planning Department
Neath Port Talbot
Civic Centre
Port Talbot
SA13 1PJ

Suite D 1st Floor
220 High Street
Swansea
SA1 1NW
Tel: 01792 480535
www.asbriplanning.co.uk

Dear Sir/Madam,

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
Gnoll Estate Country Park , Fairyland, Neath, Neath Port Talbot, SA11 3BS
DISCHARGE OF CONDITION 3 (HISTORIC ENVIRONMENT MITIGATION) OF PLANNING PERMISSION
P2025/0217
PLANNING PORTAL REFERENCE: PP-14060190

Asbri Planning Ltd have been instructed by Head of Property and Regeneration for Neath Port Talbot County Borough Council to submit an application on their behalf seeking the discharge of condition 3 of planning permission P2025/0217. The permission allowed for the extension of existing playground area, installation of new play equipment and benches, new railings to perimeter and associated landscaping and drainage works.

Discharge of Condition Application

Condition 3 (Historic Environment Mitigation) states:

No development shall take place until the applicant, or their agents or successors in title, has secured agreement for a written scheme of historic environment mitigation which has been submitted by the developer / applicant and approved in writing by the Local Planning Authority. Thereafter, the programme of work must be fully carried out in accordance with the requirements and standards of the written scheme.

Reason: To identify and record any features of archaeological interest discovered during the works, in order to mitigate the impact of the works on the archaeological resource as required by Planning Policy Wales and Policy SP21 of the Neath Port Talbot Local Development Plan.

In order to satisfy the requirements of the above condition, the following information has been submitted for consideration:

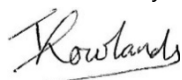
- Written Scheme of Investigation

In addition to the above, the planning application has been submitted via Planning Portal and is accompanied by the following:

- Covering Letter;
- Site Location Plan

It is considered the information comprehensively addresses the requirement of the conditions and therefore I look forward to confirmation of its discharge in the near future. I trust you will find this application in order, however if I can be of any further assistance, please do not hesitate to contact me.

Yours sincerely,



Iwan Rowlands
Planner