

14 July 2025

Submitted via Planning Portal Wales

Planning and Building Control
Neath Port Talbot Council
Brunel Way
Briton Ferry
Neath
SA11 2GG

Dear Chris,

APPLICATION TO DISCHARGE CONDITION 39 (PHASING PLAN) PLANNING PERMISSION P2024/0711 AT PORT TALBOT STEELWORKS, GRANGE ROAD, MARGAM, NEATH PORT TALBOT

On behalf of our client, Tata Steel UK Limited ('the Applicant'), please find enclosed a discharge of condition application for Condition 39 of planning permission reference P2024/0711.

Hybrid planning permission was granted, subject to conditions, for the following description of development on 7th March 2025:

"Full planning permission for the demolition of existing buildings and structures, partial infill of the BOS lagoon, and construction of a new electric arc furnace-based steel production facility (1 no. arc furnace, 2 no. ladle furnaces). The development includes chemical/material storage and transfer infrastructure, pipework and cabling (above and below ground), buildings, fume and dust treatment plant, water treatment facility and material handling systems, electrical control rooms and power infrastructure, offices and ancillary facilities, together with new and amended roads and rail lines, landscaping and green infrastructure, lighting, hardstanding, CCTV, drainage and associated engineering operations.

Outline planning permission (with all matters reserved except for access and landscaping) for the construction of a scrap metal handling facility and associated scrap yards, scrap processing facility, new substation, underground and overground electrical infrastructure, and new and amended roads and rail lines, landscape and green infrastructure, lighting, hardstanding, CCTV, drainage and associated engineering operations."

Condition 39 states the following:

"Prior to the approval of any reserved matters application, a phasing plan for the outline development shall be submitted to and approved in writing by the Local Planning Authority. The hereby approved outline development shall be carried out in accordance with the approved phasing plan.

Reason: In the interests of clarity."

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The information set out in the table below is submitted as part of the application to discharge the conditions in full:

Document/Plan	Author	Condition
Planning Application Form	Turley	N/A
Covering Letter	Turley	N/A
Site Location Plan	Lawray Architects	N/A
Outline Phasing Plan	Lawray Architects	Condition 39

The submitted documentation has been agreed collaboratively between Tata Steel, Neath Port Talbot Council and Natural Resources Wales through the soft sharing of information and ongoing discussions during regular meetings prior to submission of the application. No objections or comments were raised throughout this process.

The requisite planning application fee of £200 (inclusive of the £85 Planning Portal Service Charge) will be paid directly to Neath Port Talbot Council.

SUMMARY AND CONCLUSION

We trust the enclosed material will enable the full and timely discharge of the identified condition. Please contact us if you have any queries.

Yours sincerely

Owen Francis
Director

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