

Green Infrastructure Statement:

Minor Development

Site Address: Unit 11 Edwards Works

Llandarcy Neath

Neath Port Talbot

SA10 6JY

Proposed Development: Additional steel frame single storey office building for staff office use on site at Unit 11 Edwards Works.

Site description: The yard site is currently used by the gas engineering company Tankertech Ltd for tank instalments, plant and tanker maintenance. On site currently exists a steel frame storage unit a small office portakabin and vehicle parking space. Edwards works is an industrial site, comprising of multiple commercial industrial companies with office buildings, storage units and large storage vehicles. The majority of the site is tarmac and concrete surfaces for heavy duty purposes.

Surrounding Area description:

(See Aerial image below) Application site is located within an industrial estate zone, Llandarcy woodland area located to the road entrance access to the site and River Neath to the other side of the M4 motorway.



Development Impacts:

Proposed steel office cabin to the yard site is in keeping with the existing materials and current industrial environment of Edwards Works and considering it's small scale, will not cause a negative impact to the natural surrounding that exist outside of Edwards Works.

Biodiversity Enhancements Proposed



Considering the nearby woodland area, the proposed biodiversity enhancement detail for this application is a 'Woodstone House', a double chamber sparrow nest box, suitable for house sparrows and tree sparrows. Location of the nest box to be positioned at the highest point of the proposed steel office building.

This would create additional opportunity / connectivity for nesting habitats, taking into account impacts and surrounding features.

Conclusion.

The application is providing an additional home for local bird habitats in the possibility the surrounding ecological environment requires future space and nesting areas amongst the industrial zone of Edwards Works.

Thus ensuring that any adverse environmental effects are minimised, mitigated or compensated for.

Dated 11th Dec 2025

Angharad Harris (Agent)