

# Green Infrastructure Statement:

## Minor Development / Homeowner

**Site Address:** 3 Dol Las, Baglan, Port Talbot SA12 8UY

**Proposed Development:** Two storey rear extension and single storey side extension

**Site description:** The property is a detached property with front, side and rear areas. The front area consists of a small lawn, tree and hedges to the front boundary. Both sides consist of a concrete path leading to the rear garden area. There is an existing timber panel fence boundary to the left side where the new extension will be sited. The rear area includes the existing conservatory where the new two storey extension will be sited, some existing outbuildings and steps leading to a raised patio and lawn area and rear access gate.



View of upper garden area with small patio area, lawn and timber panel and hedgerow boundaries



**Further view of upper garden area with steps leading to rear access**



**Existing rear conservatory where the new two storey extension will be sited.**



Partial front elevation view showing large lawned area and hedges to front boundary



Front and side elevation view concrete path leading to rear garden area and small lawn to side

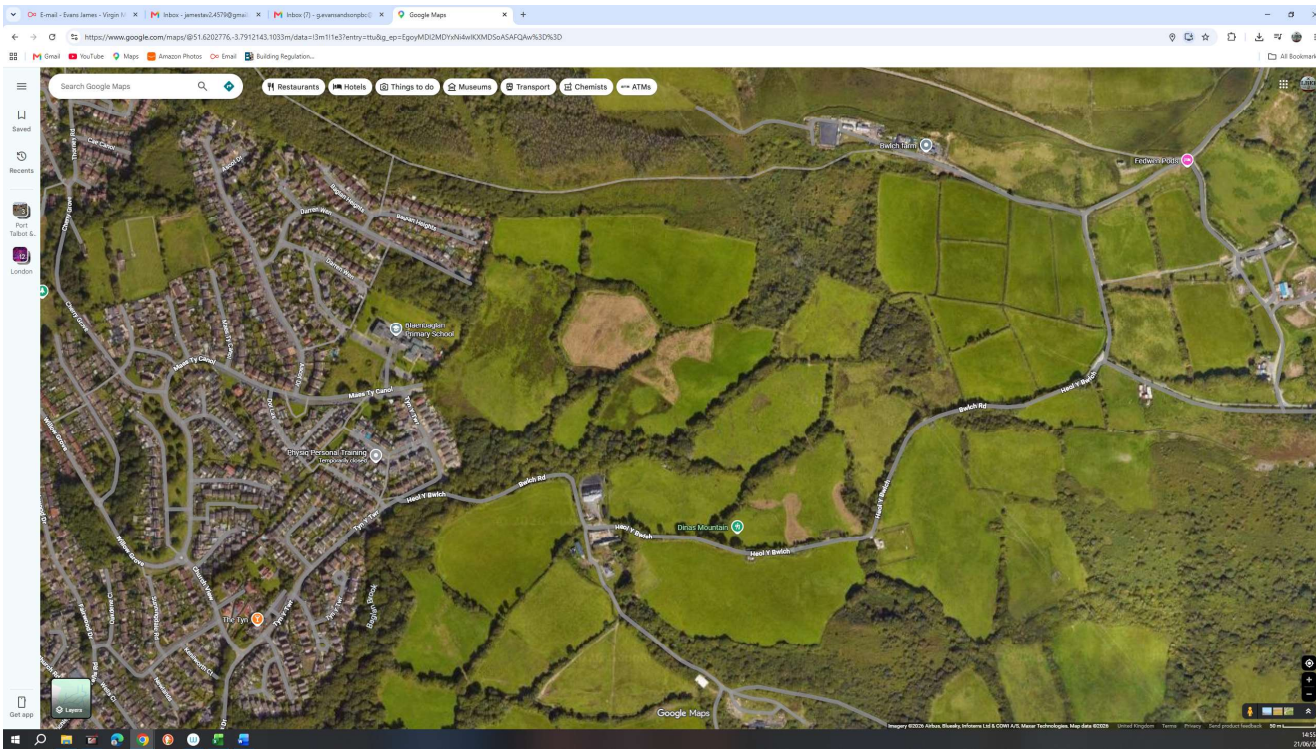
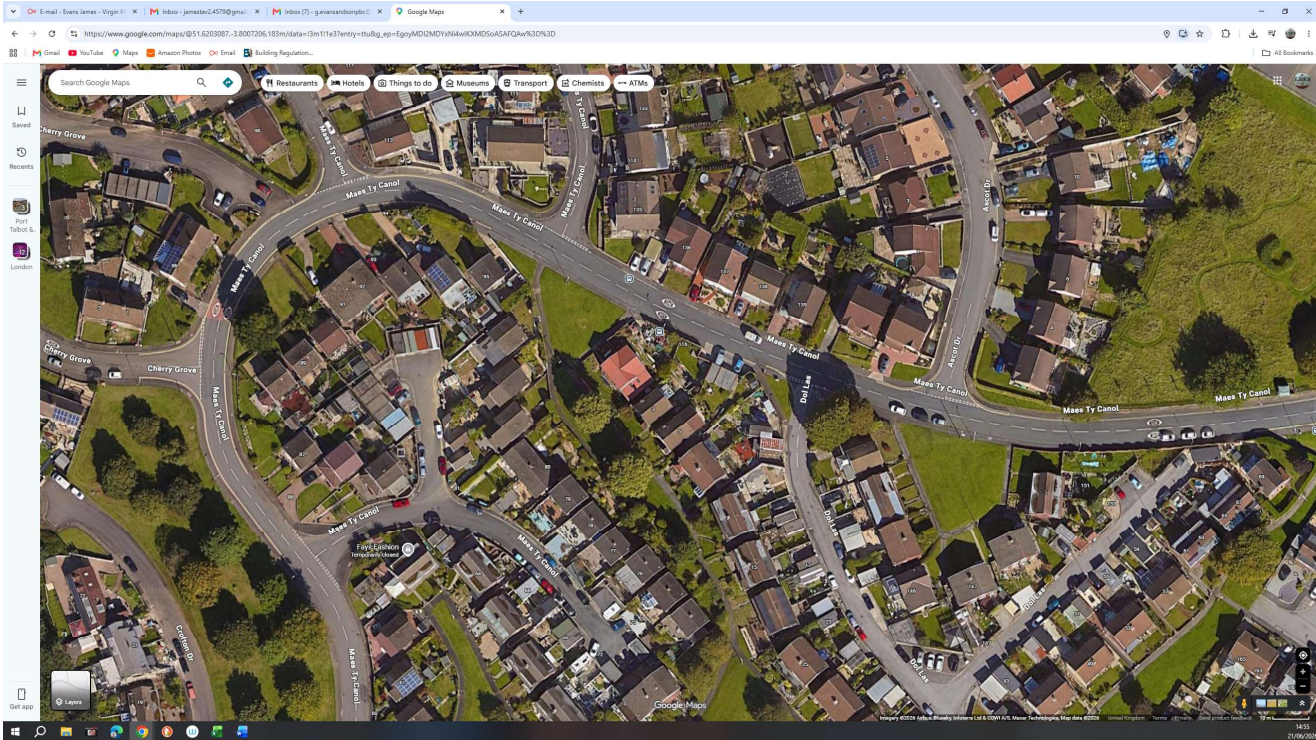


View of side elevation where the new side extension will be sited. Timber fence panels already in place



View of front garden showing large lawn and trees in place

**Surrounding Area description:** The application site is in the Village of Baglan 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 works include a single storey side extension which will be sited onto an existing concrete path and a two-storey rear extension which will be sited on the footprint of an existing rear conservatory. This means that no green space or habitats will be removed or disturbed as part of the development. All existing trees, hedges and lawns will remain intact, and the boundaries will remain the same. Even though there will be no impact to the biodiversity of the site it is still proposed to offer the following improvements:

**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.

Signed         JHEvans

Dated.         15<sup>th</sup> June 2026