

Redevelopment of Porthcawl Waterfront

ES Volume 2 - Figures

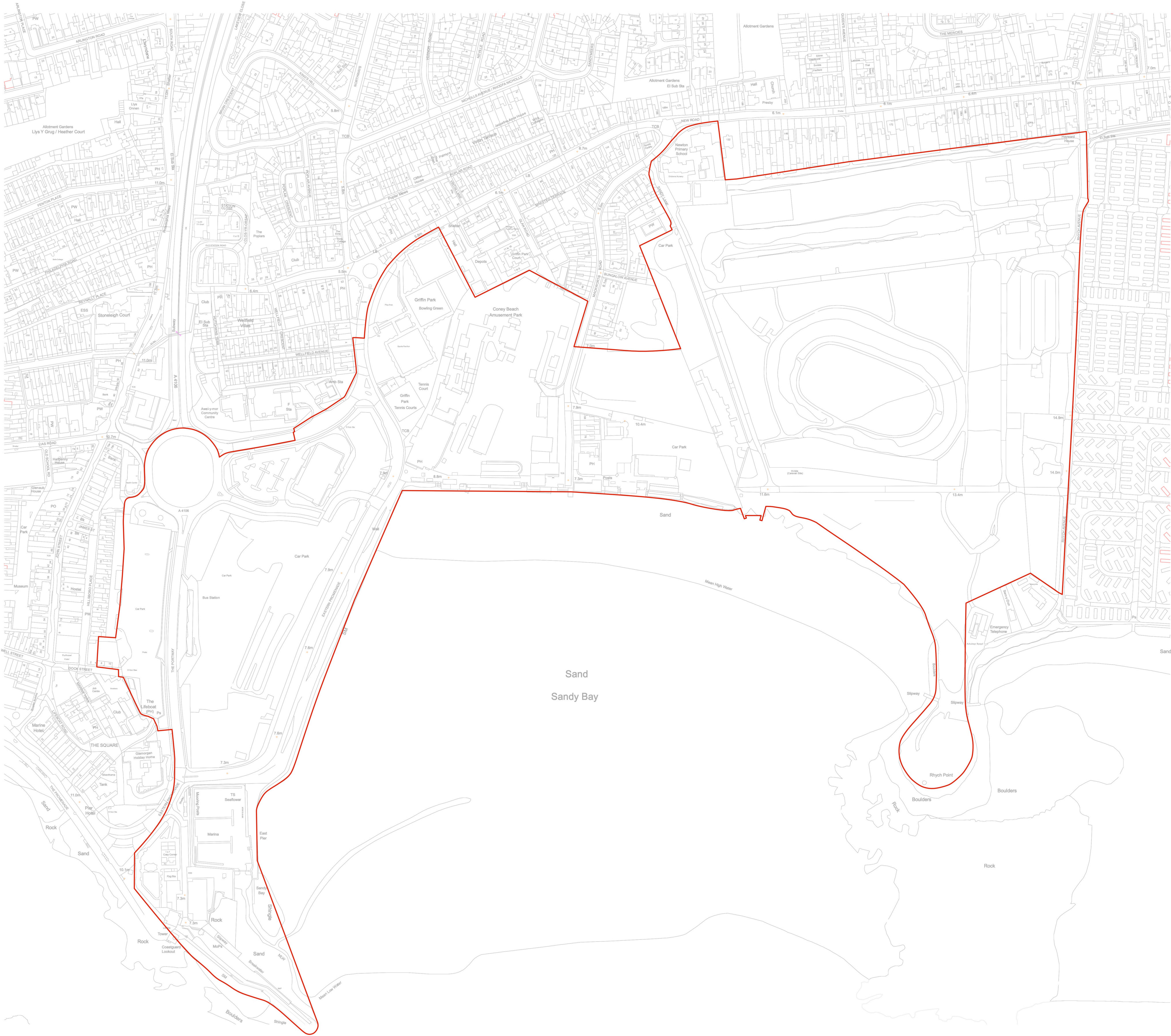
Table of Contents

FIGURE 1.1 - SITE LOCATION PLAN	5
FIGURE 3.1 – DESIGNATED ASSETS WITHIN THE 5KM STUDY AREA	6
FIGURE 4.1 – ILLUSTRATIVE MASTERPLAN	7
FIGURE 4.2 - GENERAL ARRANGEMENT FOR THE SPINE ROAD	8
FIGURE 4.3 - LANDSCAPE STRATEGY PLAN	9
FIGURE 4.4 - PHASING PLAN	10
FIGURE 4.5 – BUILDING PARAMETERS PLAN	11
FIGURE 6.1 – STUDY AREA LINK DIAGRAM	12
FIGURE 7.1 - MODELLED ROADS (DM) FULL MODEL EXTENT	13
FIGURE 7.2 - MODELLED ROADS (DM) PORTHCAWL ZOOMED EXTENT	14
FIGURE 7.3 - MODELLED ROADS (DS) PORTHCAWL ZOOMED EXTENT	15
FIGURE 7.4 - MODELLED HUMAN RECEPTORS FULL MODEL EXTENT	16
FIGURE 7.5 - MODELLED HUMAN RECEPTORS PORTHCAWL ZOOMED EXTENT	17
FIGURE 7.6 - BCBC AIR QUALITY MONITORING	18
FIGURE 8.1 - EXISTING NOISE SENSITIVE RECEPTORS (1)	19
FIGURE 8.2 - EXISTING NOISE SENSITIVE RECEPTORS (2)	20
FIGURE 8.3 - FUTURE BASE ROAD TRAFFIC (2033) AT NSRS DURING DAYTIME	21
FIGURE 8.4 - FUTURE BASE ROAD TRAFFIC (2033) AT NSRS DURING NIGHT-TIME.....	22
FIGURE 8.5 - FUTURE BASE + DEV ROAD TRAFFIC (2033) AT NSRS DURING DAYTIME.....	23
FIGURE 8.6 - FUTURE BASE + DEV ROAD TRAFFIC (2033) AT NSRS DURING NIGHT-TIME	24
FIGURE 8.7 - EXISTING CONEY BEACH CAR PARK NOISE AT NSRS	25
FIGURE 8.8 - PROPOSED CONEY BEACH CAR PARK NOISE AT NSRS	26
FIGURE 8.9 - OUTDOOR SWIMMING POOL NOISE AT NSRS	27

FIGURE 8.10 - FUNFAIR NOISE AT NSRS	28
FIGURE 8.11 - MUGA NOISE AT NSRS	29
FIGURE 8.12 - PUMP TRACK SKATE PARK NOISE AT NSRS	30
FIGURE 8.13 - TREETOP ADVENTURE WALK NOISE AT NSRS	31
FIGURE 8.14 - MINI GOLF NOISE AT NSRS	32
FIGURE 9.1A: SITE LOCATION, AND EUROPEAN STATUTORY NATURE CONSERVATION DESIGNATIONS (10KM RADIUS)	33
FIGURE 9.1B: STATUTORY NATURE CONSERVATION DESIGNATIONS (2KM RADIUS)	34
FIGURE 9.1C: NON-STATUTORY NATURE CONSERVATION DESIGNATIONS (2KM RADIUS)	35
FIGURE 9.2A: DEVELOPMENT AREAS	36
FIGURE 9.2B: HABITAT MAP (FULL APPLICATION SITE) (UK HAB) (2025).....	37
FIGURE 9.2BI: HABITAT MAP (SANDY BAY EAST) (UK HAB) (2025)	38
FIGURE 9.2BII: HABITAT MAP (SANDY BAY WEST) (UK HAB) (2025)	38
FIGURE 9.2BIII: VOLUME 2, FIGURE 9.2BIII: HABITAT	39
FIGURE 9.2C: PROPOSED SAND DUNE RELOCATION & SOIL SPREADING.....	40
FIGURE 9.3A: BAT ROOSTS & BAT ROOSTING POTENTIAL (2025).....	41
FIGURE 9.3B: BAT ROOSTS & BAT ROOSTING POTENTIAL – FAIRGROUND (2025)	42
FIGURE 9.3C – E: BAT ACTIVITY SURVEY RESULTS (2025)	43
FIGURE 9.3F: BAT ACTIVITY SURVEY COMBINED MAP (2025).....	44
FIGURE 9.3G: REMOTE BAT DETECTOR LOCATIONS (2025).....	45
FIGURE 9.4A: REPTILE SURVEY RESULTS (SPRING 2025).....	46
FIGURE 9.4B: REPTILE SURVEY RESULTS – SLOW WORM (SPRING 2025).....	47
FIGURE 9.4C: REPTILE SURVEY RESULTS – COMMON LIZARD (SPRING 2025).....	48
FIGURE 9.4D: REPTILE SURVEY RESULTS (AUTUMN 2025)	49
FIGURE 9.4E: REPTILE SURVEY RESULTS – SLOW WORM (AUTUMN 2025)	50
FIGURE 9.4F: REPTILE SURVEY RESULTS – COMMON LIZARD (AUTUMN 2025).....	51
FIGURE 9.5: WATERBODIES & GREAT CRESTED NEWT SURVEY RESULTS (2025).....	52
FIGURE 9.6A: WINTERING BIRD SURVEY RESULTS – VISIT 1, HIGH TIDE (WINTER 2024-25)	53

FIGURE 9.6B: WINTERING BIRD SURVEY RESULTS – VISIT 1, LOW TIDE (WINTER 2024-25)	54
FIGURE 9.6C: WINTERING BIRD SURVEY RESULTS – VISIT 2, HIGH TIDE (WINTER 2024-25)	55
FIGURE 9.6D: WINTERING BIRD SURVEY RESULTS – VISIT 2, LOW TIDE (WINTER 2024-25)	56
FIGURE 9.6E: BREEDING BIRD TERRITORY MAP (2025)	57
FIGURE 9.6F: BUILDINGS WITH BIRD NESTS – FAIRGROUND (2025).....	58

Figure 1.1 - Site Location Plan



Legend

- Site Boundary - 43.82 ha
- Existing Buildings

NOTES:

NOT FOR SITE PURPOSES: This drawing is a general arrangement plan only and is not intended for site purposes.

SCALE: Do not scale from this drawing.

SETTING OUT: All setting out, levels, dimensions to be agreed on site. Do not use the information on this drawing without checking all dimensions on site. Any discrepancies between drawings, specifications and site works are to be reported to The Urbanists. Order of construction and setting out is to be agreed on site.

CHECK: This drawing must be the latest revision, read in conjunction with all other drawings, details, specifications and schedules. All dimensions are in millimetres unless otherwise stated. Where and contradiction or uncertainty arises between the drawings and/or the schedule of works, it is the contractor's responsibility to seek verification from The Urbanists before proceeding. No claims will be met by The Urbanists, where the contractor continues work in absence of such confirmation.

No.	Date	By	Revision Notes

PROJECT STATUS:
S3 (SUITABLE FOR REVIEW)

theurbanists

Client	Bridgend County Borough Council & Welsh Government					
Project	Porthcawl Waterfront Regeneration					
Title	Site Location Plan					
Project ID	Organiser	Block	Level	Type	Role	Status
2316	URB	XX	XX	GA	UD	000
Drawn	TS	Date	06/11/2025	Checked	JD	Scale 1:2,500 @ A1
The Urbanists (Cardiff) - The Creative Quarter - 8A Morgan Arcade - CF10 1AF The Urbanists (Glasgow) - Generator Building - Finnieston Reach - G51 6BX T: 029 2023 6133 E: info@theurbanists.net W: www.theurbanists.net						
© This drawing is copyright and may not be reproduced in whole or part without written authority.						

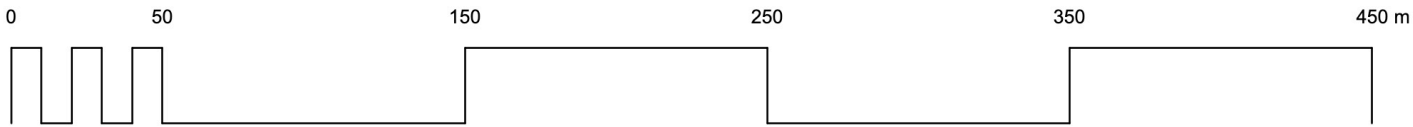


Figure 3.1 – Designated Assets within the 5km Study Area

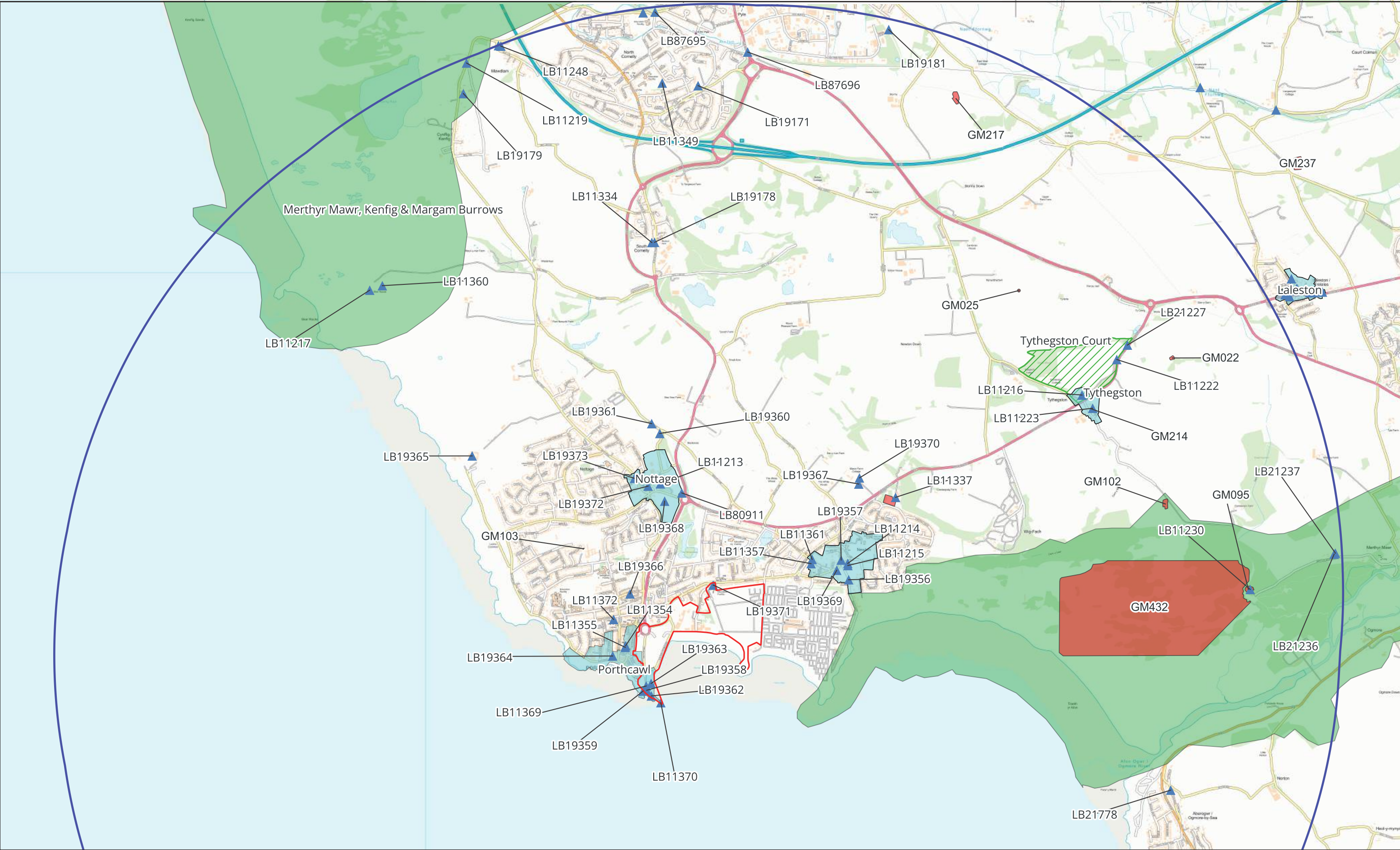


Figure 2. Designated assets within the 5km study area

The Ordnance Survey has granted Archaeology Wales Ltd a Copyright Licence (No. 100055111) to reproduce map information; Copyright remains otherwise with the Ordnance Survey.

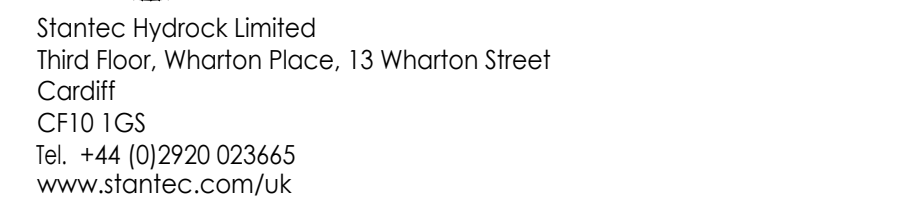
- | | |
|---------------------|----------------------------|
| 5km Study Area | Historic Landscapes |
| Redline Boundary | Conservation Areas |
| Listed Buildings | Registered Parks & Gardens |
| Scheduled Monuments | |



Figure 4.1 – Illustrative Masterplan



Figure 4.2 - General Arrangement for the Spine Road



The Copyrights to all designs and drawings are the property of Stantec Hydrock Limited.
Reproduction or use for any purpose other than that authorised by Stantec is forbidden.

The Contractor shall verify and be responsible for all dimensions. DO NOT scale the drawing. Any errors or omissions shall be reported to Stantec without delay.

This drawing has been documented in colour. This drawing is required to be printed in colour. Failure to do so may result in loss of information. Black and white printing may be used if specific black and white documents have been obtained from Stantec.

Legend for the proposed road layout:

- SITE BOUNDARY
- MAJOR CONTOUR (0.5m INTERVALS)
- MINOR CONTOUR (0.1m INTERVALS)
- X 59.800m PROPOSED SPOT LEVEL
- PROPOSED SuDS FEATURE
- PROPOSED ROAD
- PROPOSED FOOTWAY
- PROPOSED CYCLEWAY
- PROPOSED RETAINING WALL
- PROPOSED LIGHTING COLUMN
- PROPOSED SW PIPE
- PROPOSED PERFORATED SW PIPE
- PROPOSED SW FLOW DIRECTION
- SPINE ROAD BOUNDARY

P01	FIRST ISSUE - PAC	MP	KG	07/11/2025
Issued/Revision		By	Appd	DD.MM.YYYY
		MP	KG	24/10/2025
		Dwn	Dsgn	Chkd
				DD.MM.YYYY

S2 - FOR INFORMATION

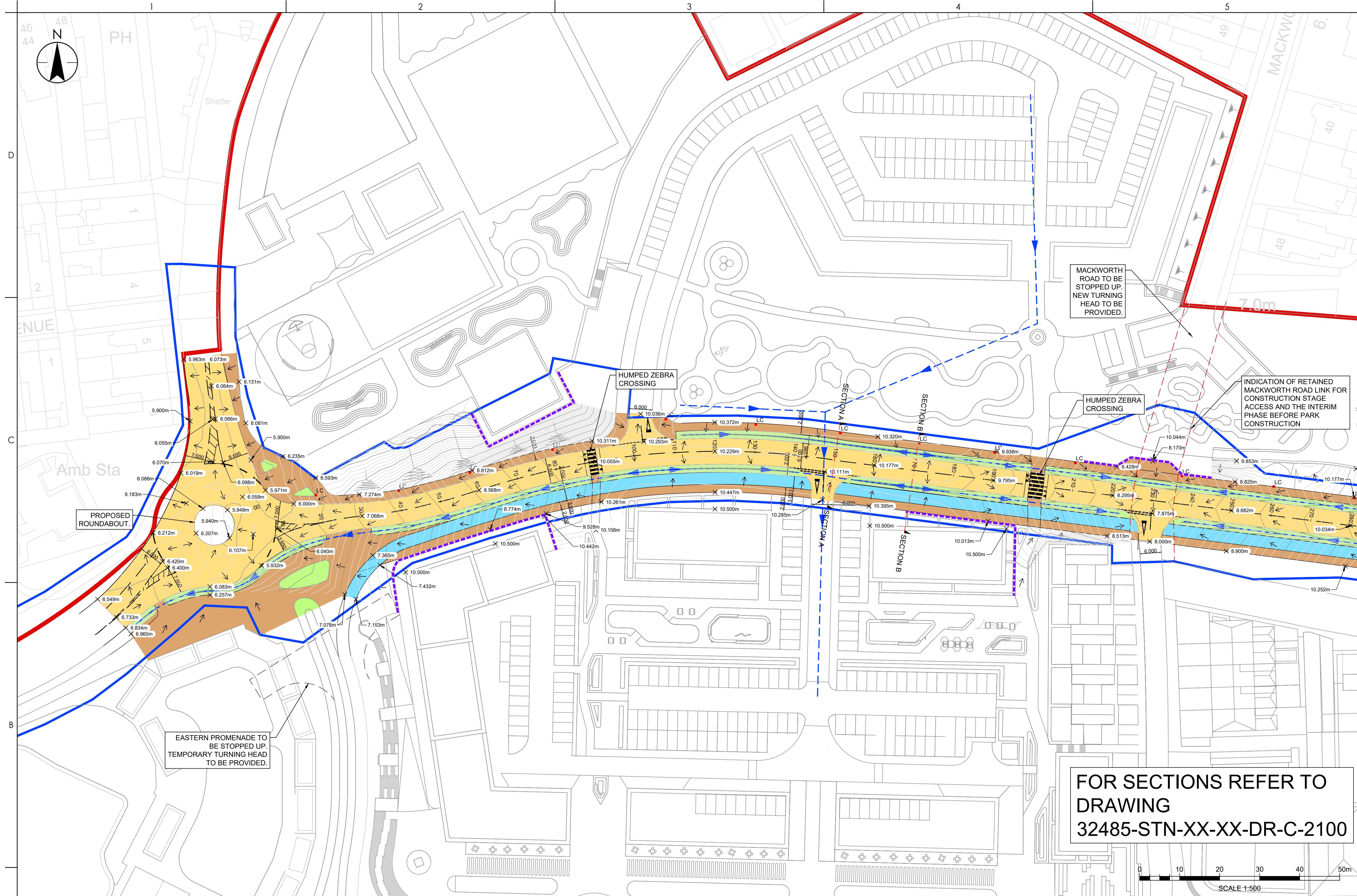
This document is suitable only for the purpose noted above.
Use of this document for any other purpose is not permitted.

Client/Project
BRIDGEND COUNTY BOROUGH COUNCIL

PORTHCAWL WATERFRONT

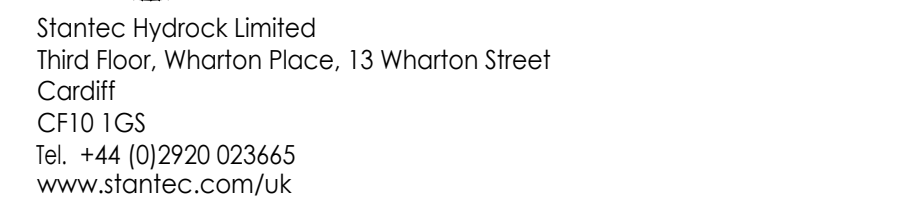
Title
SPINE ROAD GENERAL ARRANGEMENT
SHEET 1 OF 2

Project No. 333700659	A1 Scale 1:500
Revision P01	Drawing No. 32485-STN-XX-XX-DR-C-2000



1. DRAWING TO BE READ IN CONJUNCTION WITH ALL OTHER RELEVANT PROJECT DRAWINGS AND WITH THE HEALTH AND SAFETY INFORMATION PROVIDED AND/OR WITHIN THE PRE-CONSTRUCTION INFORMATION.	6. THE CONTRACTOR SHALL CONDUCT THE WORKS WITH DUE REGARD FOR THE ECOLOGICAL AND ENVIRONMENTAL REQUIREMENTS OF THE SCHEME.	14. THE CONTRACTOR SHALL MAINTAIN FREE AND OPEN ACCESS TO PUBLIC HIGHWAY AND ADJACENT LANDS AT ALL TIMES DURING THE COURSE OF THE WORKS UNLESS OTHERWISE AGREED IN WRITING WITH THE INTERESTED PARTIES.
2. USE OF THIS DRAWING DOES NOT ABSOLVE THE CLIENT FROM HIS RESPONSIBILITIES UNDER THE HEALTH AND SAFETY: THE CONSTRUCTION DESIGN AND MANAGEMENT REGULATIONS 2015. THE PRINCIPAL DESIGNER IS REQUIRED TO CONTACT STANTEC CONSULTANTS PRIOR TO PERMITTING THIS DRAWING TO BE USED IN CONNECTION WITH ANY CONSTRUCTION WORKS.	7. THE DRAWING SHALL BE USED FOR THE INTENDED PURPOSE ONLY AND THIS DRAWING HAS BEEN BASED ON INFORMATION PROVIDED BY OTHER PARTIES AND STANTEC DO NOT WARRANT THE ACCURACY OF THIS INFORMATION. DIMENSIONS SHALL NOT BE SCALED FROM THE DRAWING AND THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL DIMENSIONS AND LEVELS ON SITE FOR THE ACTUAL SETTING OUT OF THE WORKS. DIMENSIONS MARKED 'DIMENSIONS TO BE SITE CHECKED' ARE SUBJECT TO CONFIRMATION BY THE CONTRACTOR BEFORE THE WORKS COMMENCE.	15. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE DESIGN OF ALL TRAFFIC MANAGEMENT PROPOSALS & PHASING. SUCH DETAILS SHALL BE SUBMITTED TO THE LOCAL HIGHWAY AUTHORITY FOR APPROVAL PRIOR TO THE START OF THE WORKS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL ASSOCIATED COSTS AND ORDERS.
3. BEFORE COMMENCEMENT OF ANY WORKS ASSOCIATED WITH THE DRAWING REFER TO ALL RELEVANT HEALTH AND SAFETY INFORMATION FOR THE WORKS INCLUDING RESIDUAL RISK INFORMATION.	8. STANTEC IS NOT RESPONSIBLE FOR CHECKING DIMENSIONS ON SITE.	16. CONFLICTING INFORMATION SHOWN ON THE ENGINEER'S DRAWINGS OR DISCREPANCIES BETWEEN THE INFORMATION GIVEN BY THE ENGINEER AND THAT PROVIDED BY OTHERS MUST BE REFERRED TO THE ENGINEER BEFORE THE WORKS COMMENCE.
4. THE CONTRACTOR SHOULD COMPLY WITH HS(G) 47 "AVOIDING DANGER FROM UNDERGROUND SERVICES" WHEN PLANNING, LOCATING AND EXCAVATING AROUND EXISTING SERVICES. IT IS KNOWN THAT EXISTING UTILITY COMPANY UNDERGROUND SERVICES AND APPARATUS ARE PRESENT WITHIN THE PROPOSED WORKS AREA AND IT IS THE CONTRACTOR'S RESPONSIBILITY TO LOCATE EXISTING SERVICES ON SITE ACCURATELY.	9. STANTEC IS NOT RESPONSIBLE FOR SETTING OUT GRID LINES, BUILDING LINE ETC STANTEC IS NOT RESPONSIBLE FOR DIMENSIONS USED IN THE ORDERING AND MANUFACTURING OF EQUIPMENT AND THIS SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR	
5. INFORMATION REGARDING THE LOCATION AND DEPTH OF	10. ALL FIGURED LEVELS ARE IN METRES AND RELATED TO EXISTING SURVEY GRID & DATUM UNLESS NOTED OTHERWISE.	
	11. ALL FIGURED DIMENSIONS ARE IN METRES UNLESS NOTED OTHERWISE.	
	12. ALL FIGURED DIMENSIONS ARE IN METRES UNLESS NOTED OTHERWISE.	

© Crown copyright and database rights 2025. Unauthorised reproduction infringes Crown copyright and may lead to prosecution or civil proceedings
Ordnance Survey



The Copyrights to all designs and drawings are the property of Stantec Hydrock Limited.
Reproduction or use for any purpose other than that authorised by Stantec is forbidden.

The Contractor shall verify and be responsible for all dimensions. DO NOT scale the drawing. Any errors or omissions shall be reported to Stantec without delay.

This drawing has been documented in colour. This drawing is required to be printed in colour. Failure to do so may result in loss of information. Black and white printing may be used if specific black and white documents have been obtained from Stantec.

SITE BOUNDARY
 MAJOR CONTOUR (0.5m INTERVALS)
 MINOR CONTOUR (0.1m INTERVALS)
 PROPOSED SPOT LEVEL
 PROPOSED SuDS FEATURE
 PROPOSED ROAD
 PROPOSED FOOTWAY
 PROPOSED CYCLEWAY
 PROPOSED RETAINING WALL
 PROPOSED LIGHTING COLUMN
 PROPOSED SW PIPE
 PROPOSED PERFORATED SW PIPE
 PROPOSED SW FLOW DIRECTION
 SPINE ROAD BOUNDARY

P01 FIRST ISSUE - PAC	MPG	KG	07/11/2025
Issued/Revision	By	Appd	DD.MM.YYYY
	MPG	KG	RB
	Dwn.	Dsgn.	Chkd.
			21/10/2025
			DD.MM.YYYY

S2 - FOR INFORMATION

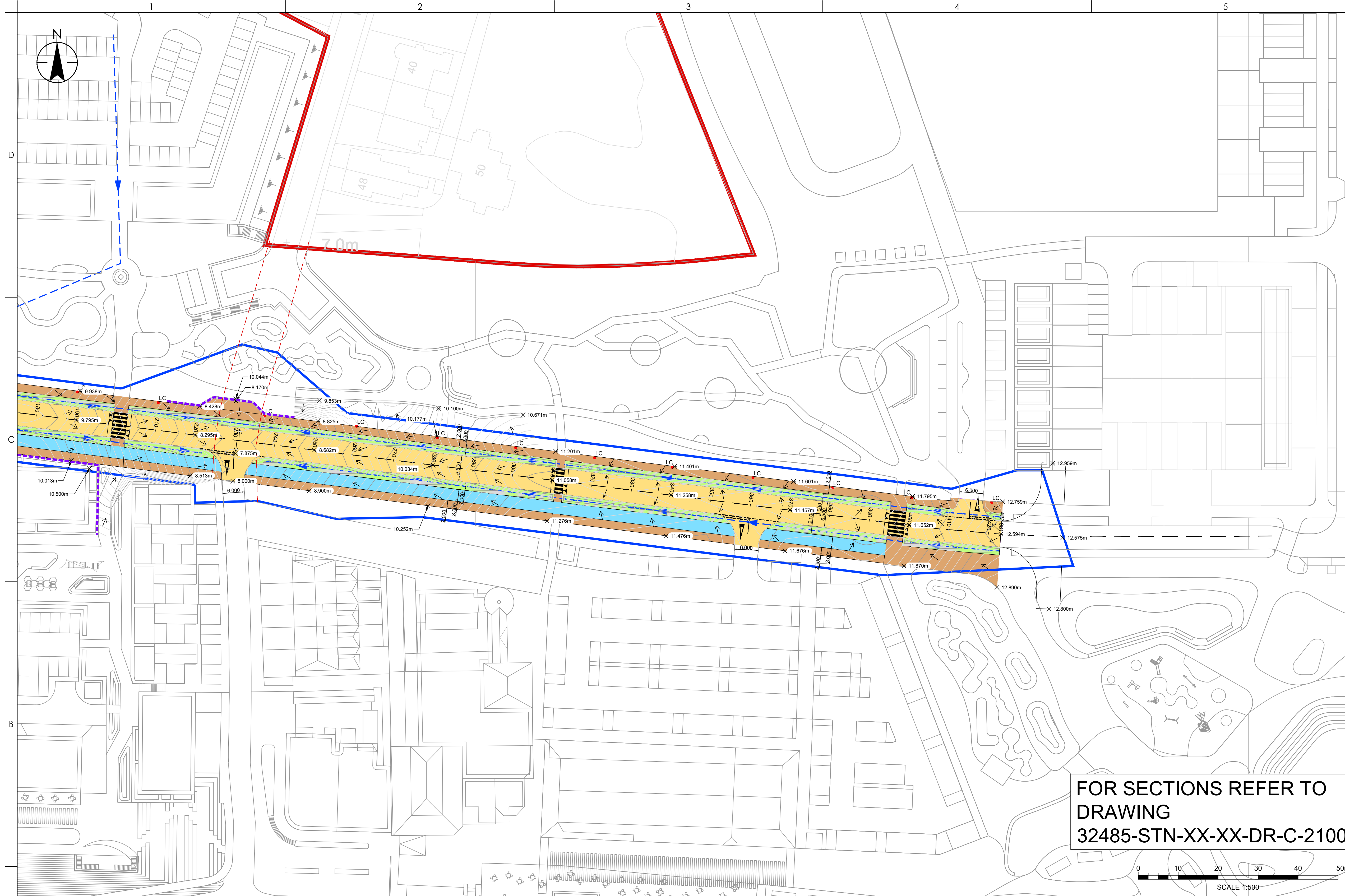
This document is suitable only for the purpose noted above.
Use of this document for any other purpose is not permitted.

Client/Project
BRIDGEND COUNTY BOROUGH COUNCIL

PORTHCAWL WATERFRONT

Title
SPINE ROAD GENERAL ARRANGEMENT
SHEET 2 OF 2

Project No. 333700659	A1 Scale 1:500
Revision	Drawing No.
P01	32485-STN-XX-XX-DR-C-2001

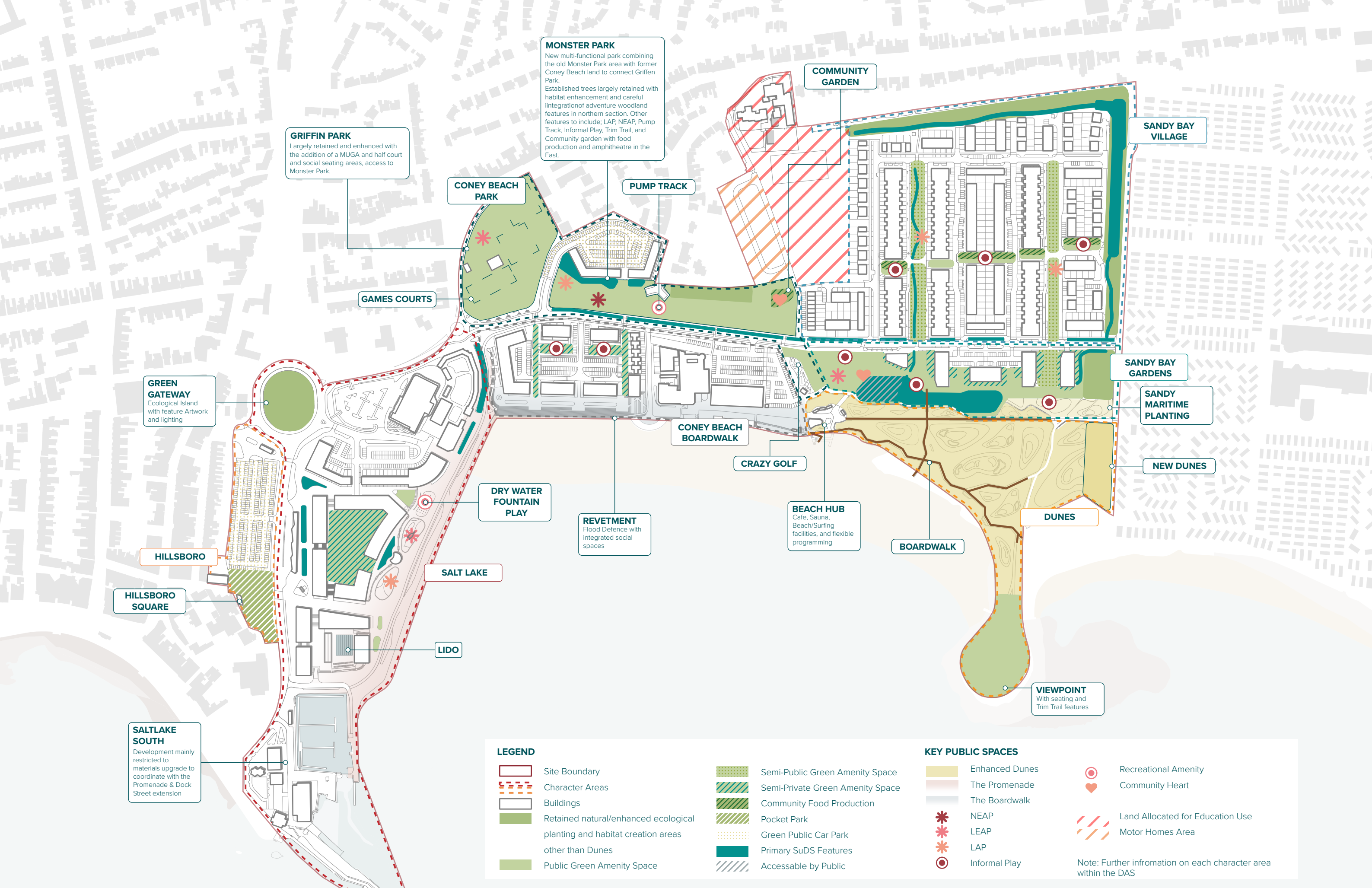


FOR SECTIONS REFER TO
DRAWING
32485-STN-XX-XX-DR-C-2100

NOTES:

- | | | | | | |
|----|--|-----|---|-----|---|
| 1. | DRAWING TO BE READ IN CONJUNCTION WITH ALL OTHER RELEVANT PROJECT DRAWINGS AND WITH THE HEALTH AND SAFETY INFORMATION PROVIDED AND/OR WITHIN THE PRE-CONSTRUCTION INFORMATION. | 6. | THE CONTRACTOR SHALL CONDUCT THE WORKS WITH DUE REGARD FOR THE ECOLOGICAL AND ENVIRONMENTAL REQUIREMENTS OF THE SCHEME. | 14. | THE CONTRACTOR SHALL MAINTAIN FREE AND OPEN ACCESS TO PUBLIC HIGHWAY AND ADJACENT LANDS AT ALL TIMES DURING THE COURSE OF THE WORKS UNLESS OTHERWISE AGREED IN WRITING WITH THE INTERESTED PARTIES. |
| 2. | USE OF THIS DRAWING DOES NOT ABSOLVE THE CLIENT FROM HIS RESPONSIBILITIES UNDER THE HEALTH AND SAFETY: THE CONSTRUCTION DESIGN AND MANAGEMENT REGULATIONS 2015. THE PRINCIPAL DESIGNER IS REQUIRED TO CONTACT STANTEC CONSULTANTS PRIOR TO PERMITTING THIS DRAWING TO BE USED IN CONNECTION WITH ANY CONSTRUCTION WORKS. | 7. | THE DRAWING SHALL BE USED FOR THE INTENDED PURPOSE ONLY AND THIS DRAWING HAS BEEN BASED ON INFORMATION PROVIDED BY OTHER PARTIES AND STANTEC DO NOT WARRANT THE ACCURACY OF THIS INFORMATION. DIMENSIONS SHALL NOT BE SCALED FROM THE DRAWING AND THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL DIMENSIONS AND LEVELS ON SITE FOR THE ACTUAL SETTING OUT OF THE WORKS. DIMENSIONS MARKED "DIMENSIONS TO BE SITE CHECKED" ARE SUBJECT TO CONFIRMATION BY THE CONTRACTOR BEFORE THE WORKS COMMENCE. | 15. | THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE DESIGN OF ALL TRAFFIC MANAGEMENT PROPOSALS & PHASING. SUCH DETAILS SHALL BE SUBMITTED TO THE LOCAL HIGHWAY AUTHORITY FOR APPROVAL PRIOR TO THE START OF THE WORKS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL ASSOCIATED COSTS AND ORDERS. |
| 3. | BEFORE COMMENCEMENT OF ANY WORKS ASSOCIATED WITH THE DRAWING REFER TO ALL RELEVANT HEALTH AND SAFETY INFORMATION FOR THE WORKS INCLUDING RESIDUAL RISK INFORMATION. | 8. | STANTEC IS NOT RESPONSIBLE FOR CHECKING DIMENSIONS ON SITE. | 16. | CONFLICTING INFORMATION SHOWN ON THE ENGINEER'S DRAWINGS OR DISCREPANCIES BETWEEN THE INFORMATION GIVEN BY THE ENGINEER AND THAT PROVIDED BY OTHERS MUST BE REFERRED TO THE ENGINEER BEFORE THE WORKS COMMENCE. |
| 4. | THE CONTRACTOR SHOULD COMPLY WITH HS(G) 47 "AVOIDING DANGER FROM UNDERGROUND SERVICES" WHEN PLANNING, LOCATING AND EXCAVATING AROUND EXISTING SERVICES. IT IS SO KNOWN THAT EXISTING UTILITY COMPANY UNDERGROUND SERVICES AND APPARATUS ARE PRESENT WITHIN THE PROJECTED WORKS AREA. THE CONTRACTORS HAVE THE RESPONSIBILITY TO LOCATE EXISTING SERVICES ON SITE ACCURATELY. | 9. | STANTEC IS NOT RESPONSIBLE FOR SETTING OUT GRID LINES, BUILDING LINE ETC | | |
| 5. | INFORMATION REGARDING THE LOCATION AND DEPTH OF | 10. | STANTEC IS NOT RESPONSIBLE FOR DIMENSIONS USED IN THE ORDERING AND MANUFACTURING OF EQUIPMENT AND THIS SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR. | | |
| | | 11. | ALL FIGURED DIMENSIONS ARE IN METRES AND RELATED TO EXISTING SURVEY GRID & DATUM UNLESS NOTED OTHERWISE. | | |
| | | 12. | ALL FIGURED DIMENSIONS ARE IN METRES UNLESS NOTED OTHERWISE. | | |

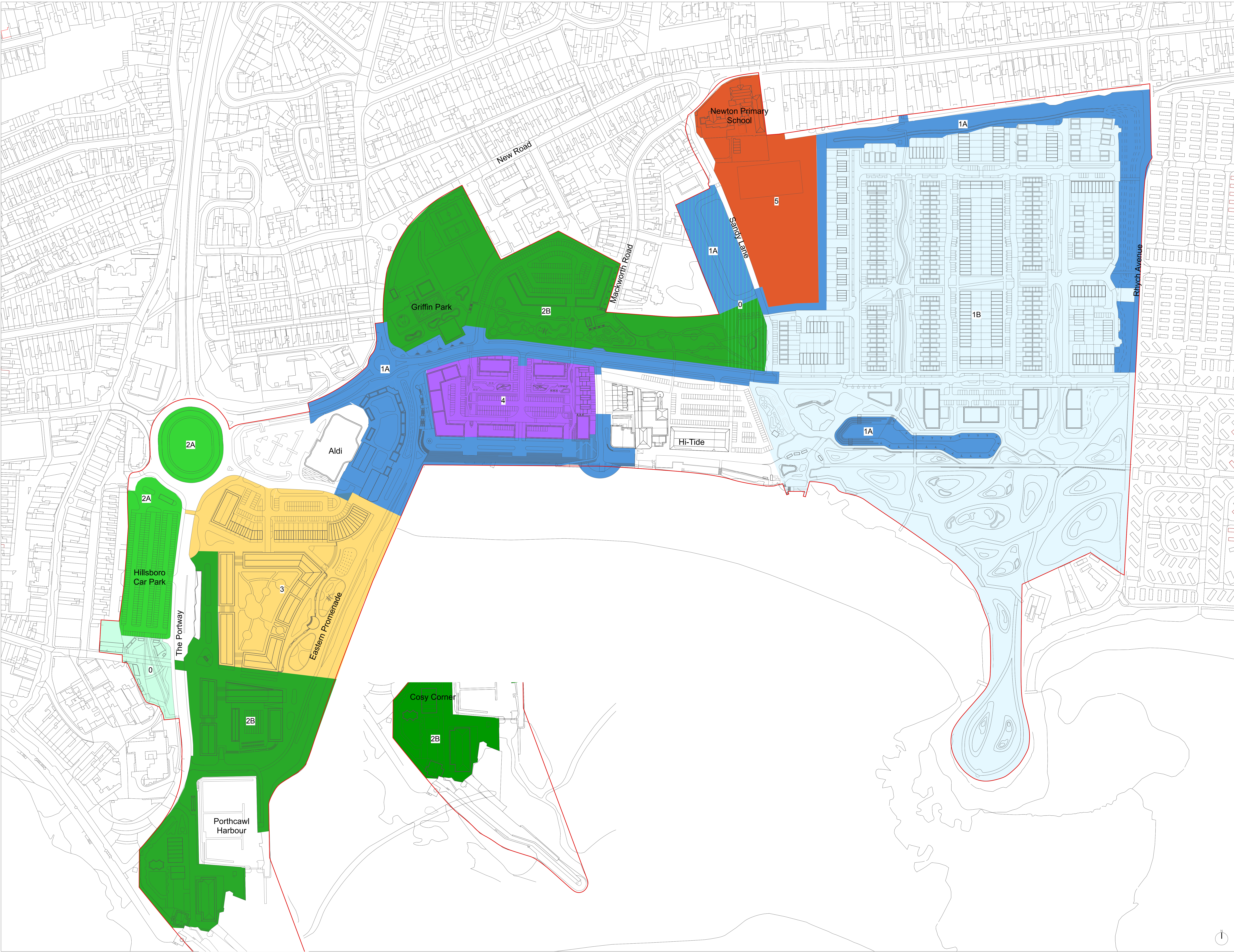
Figure 4.3 - Landscape Strategy Plan



Drawing Title: Landscape Startegy
Drawing Number: 2486-URB-00-XX-DR-LD-700-S4
Project: Porthcawl Waterfront

Revision: P02
Scale: NTS
Date: 10.11.2025

Figure 4.4 - Phasing Plan



- Phase 0
Hillsboro South, Preparatory Works and Demolition)
- Preparatory Ecology Works
- Phase 1A
(Spine Road, Enabling Works and
Monster Park Ecology Remedial Works,
Fairground and Coney Beach Prom,
Sandy Bay Ecology Remedial Works and
Drainage)
- Phase 1B
(Sandy Bay)
- Phase 2A
(Hillsboro Car Park and Portway Roundabout)
- Phase 2B
(Linear Park, Griffin Park and Salt Lake Harbour)
- Phase 3
(Salt Lake Central, Salt Lake North and
Public Realm)
- Phase 4
(Coney Beach South)
- Phase 5
Newton Primary School

NOTES:

NOT FOR SITE PURPOSES: This drawing is a general arrangement plan only and is not intended for site purposes.

SCALE: Do not scale from this drawing.

WARNING: Do not rely on the scale dimensions to be agreed on site. Do not use the information on this drawing without checking all dimensions on site. Any discrepancies between drawings, specifications and site works are to be reported to The Urbanists. Order of construction and setting out is to be agreed on site.

CHECK: This drawing must be the latest revision, read in conjunction with all other drawings, details, specifications and schedules. All dimensions are to reference unless otherwise stated. Where any contradiction or uncertainty arises between the drawings and/or the schedule of works, it is the contractor's responsibility to seek verification from The Urbanists before proceeding. The claims will be met by The Urbanists, where the contractor continues work in absence of such confirmation.

No.	Date	By	Revision Notes
P01	12/11/2025		Draft Issue
P02	14/11/2025		Final Issue for PAC

PROJECT STATUS:
S4 (SUITABLE FOR APPROVAL)

theurbanists

Client: Bridgend County Borough Council & Welsh Government

Project: Porthcawl Waterfront Regeneration

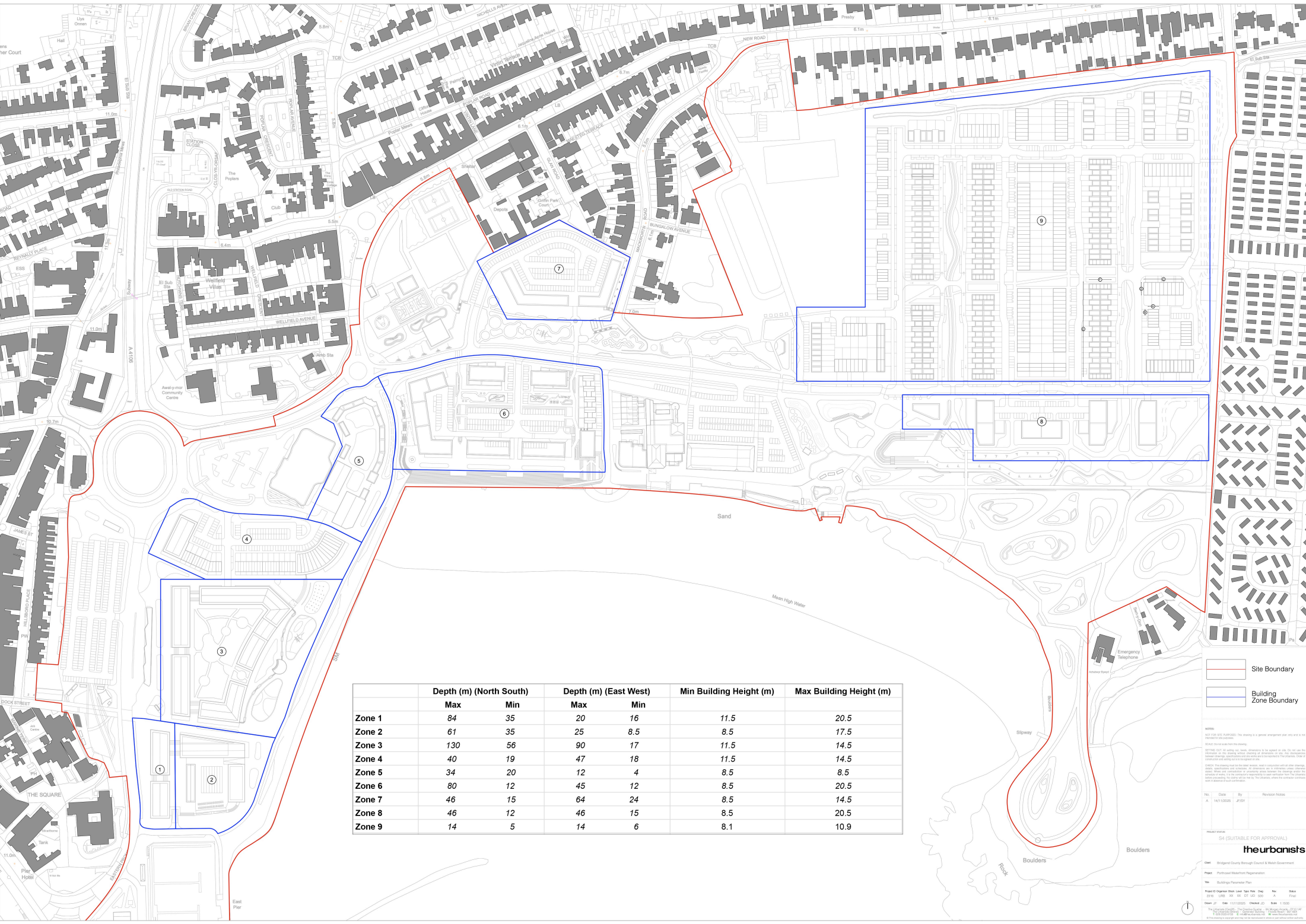
Title: Illustrative Phasing Plan

Project ID	Designer	Block	Level	Type	Rev	Day	Rev	Status
2466	URB	50	XX	XX	UD	003	P02	S4

Drawn: TS Date: 14/11/2025 Checker: JD Scale: 1:1250

The Urbanists (Cardiff) - The Creative Quarter - 6A Morgan Arcade, CF10 1AF
The Urbanists (Bridgend) - Generalist Building - 105-107 High Street, G3 7BB
T: 029 2023 6153 E: info@theurbanists.net W: www.theurbanists.net
© This drawing is copyright and may not be reproduced in whole or part without written authority.

Figure 4.5 – Building Parameters Plan



	Depth (m) (North South)		Depth (m) (East West)		Min Building Height (m)		Max Building Height (m)	
	Max	Min	Max	Min				
Zone 1	84	35	20	16	11.5		20.5	
Zone 2	61	35	25	8.5	8.5		17.5	
Zone 3	130	56	90	17	11.5		14.5	
Zone 4	40	19	47	18	11.5		14.5	
Zone 5	34	20	12	4	8.5		8.5	
Zone 6	80	12	45	12	8.5		20.5	
Zone 7	46	15	64	24	8.5		14.5	
Zone 8	46	12	46	15	8.5		20.5	
Zone 9	14	5	14	6	8.1		10.9	

Site Boundary

Building Zone Boundary

NOTES

1. THIS PLAN IS A PRELIMINARY DESIGN. THE DESIGN IS A GENERAL ARRANGEMENT AND NOT A FINAL DESIGN. IT IS NOT TO BE USED FOR CONSTRUCTION WITHOUT THE APPROVAL OF THE ARCHITECT.

2. THE ARCHITECT HAS NOT BEEN ADVISED OF ANY CHANGES TO THE SITE CONDITIONS SINCE THE DESIGN WAS COMPLETED. THE ARCHITECT IS NOT RESPONSIBLE FOR ANY CHANGES TO THE SITE CONDITIONS SINCE THE DESIGN WAS COMPLETED.

3. THE ARCHITECT HAS NOT BEEN ADVISED OF ANY CHANGES TO THE SITE CONDITIONS SINCE THE DESIGN WAS COMPLETED. THE ARCHITECT IS NOT RESPONSIBLE FOR ANY CHANGES TO THE SITE CONDITIONS SINCE THE DESIGN WAS COMPLETED.

4. THE ARCHITECT HAS NOT BEEN ADVISED OF ANY CHANGES TO THE SITE CONDITIONS SINCE THE DESIGN WAS COMPLETED. THE ARCHITECT IS NOT RESPONSIBLE FOR ANY CHANGES TO THE SITE CONDITIONS SINCE THE DESIGN WAS COMPLETED.

5. THE ARCHITECT HAS NOT BEEN ADVISED OF ANY CHANGES TO THE SITE CONDITIONS SINCE THE DESIGN WAS COMPLETED. THE ARCHITECT IS NOT RESPONSIBLE FOR ANY CHANGES TO THE SITE CONDITIONS SINCE THE DESIGN WAS COMPLETED.

6. THE ARCHITECT HAS NOT BEEN ADVISED OF ANY CHANGES TO THE SITE CONDITIONS SINCE THE DESIGN WAS COMPLETED. THE ARCHITECT IS NOT RESPONSIBLE FOR ANY CHANGES TO THE SITE CONDITIONS SINCE THE DESIGN WAS COMPLETED.

7. THE ARCHITECT HAS NOT BEEN ADVISED OF ANY CHANGES TO THE SITE CONDITIONS SINCE THE DESIGN WAS COMPLETED. THE ARCHITECT IS NOT RESPONSIBLE FOR ANY CHANGES TO THE SITE CONDITIONS SINCE THE DESIGN WAS COMPLETED.

8. THE ARCHITECT HAS NOT BEEN ADVISED OF ANY CHANGES TO THE SITE CONDITIONS SINCE THE DESIGN WAS COMPLETED. THE ARCHITECT IS NOT RESPONSIBLE FOR ANY CHANGES TO THE SITE CONDITIONS SINCE THE DESIGN WAS COMPLETED.

9. THE ARCHITECT HAS NOT BEEN ADVISED OF ANY CHANGES TO THE SITE CONDITIONS SINCE THE DESIGN WAS COMPLETED. THE ARCHITECT IS NOT RESPONSIBLE FOR ANY CHANGES TO THE SITE CONDITIONS SINCE THE DESIGN WAS COMPLETED.

10. THE ARCHITECT HAS NOT BEEN ADVISED OF ANY CHANGES TO THE SITE CONDITIONS SINCE THE DESIGN WAS COMPLETED. THE ARCHITECT IS NOT RESPONSIBLE FOR ANY CHANGES TO THE SITE CONDITIONS SINCE THE DESIGN WAS COMPLETED.

No.	Date	By	Revision Notes
1	14/11/2020	JPG	

Prepared by: **theurbanists**

Client: Bridport County Borough Council & West Dorset Council

Project: Portofino/Reefport Regeneration

No. Buildings/Revision: 1

Project or Other Name	Drawn	Scale	Rev.	Date
14/11/2020	1:1000	1:1000	1	14/11/2020

Drawn by: 14/11/2020 Checked by: 14/11/2020

The Urbanists Ltd, The Creative Quarter, 44 Market Street, Dorchester, Dorset, DT1 1JL

© 2020 The Urbanists Ltd. All rights reserved. No part of this publication may be reproduced without prior written permission from The Urbanists Ltd.

Figure 6.1 – Study Area Link Diagram

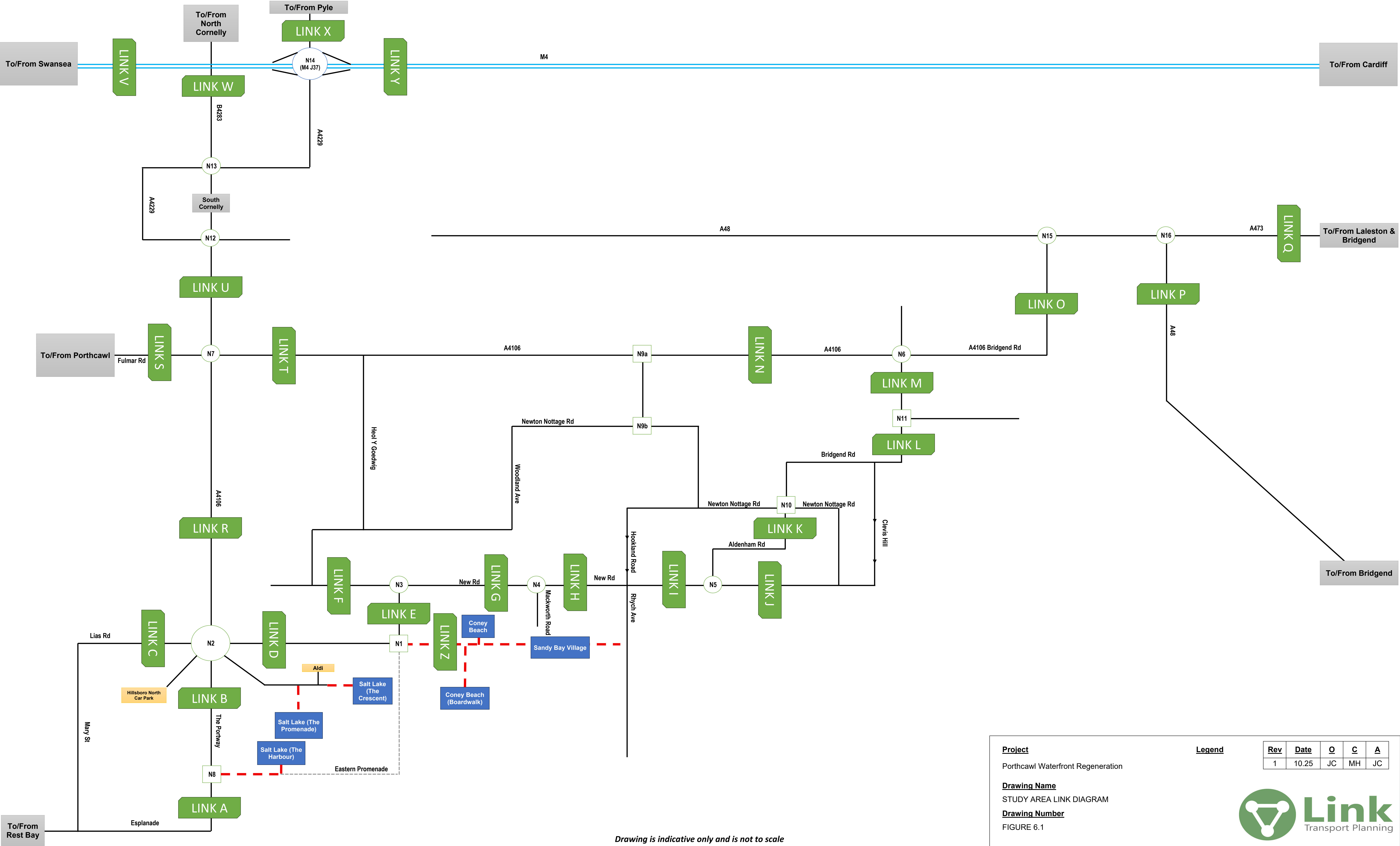
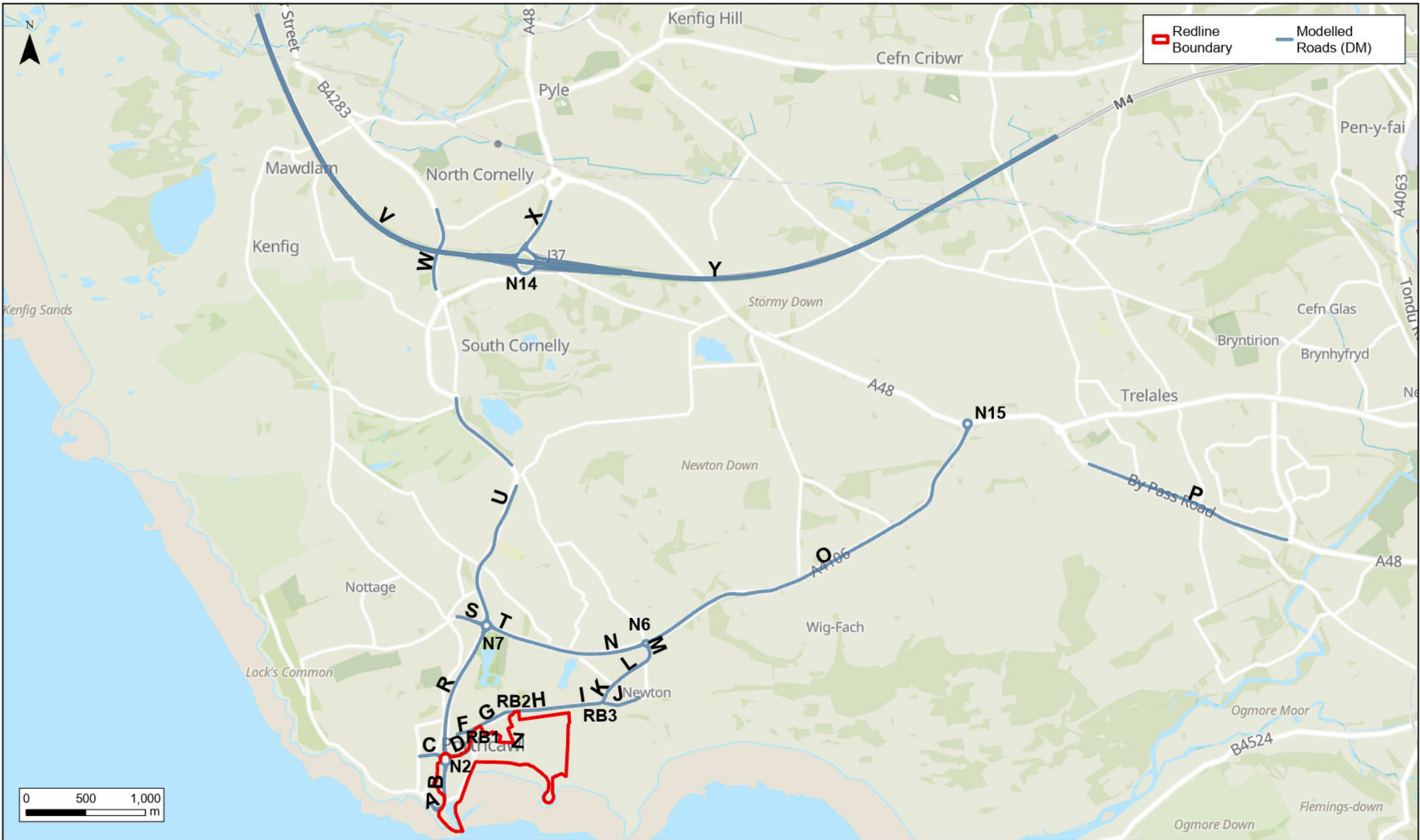


Figure 7.1 - Modelled Roads (DM) Full Model Extent



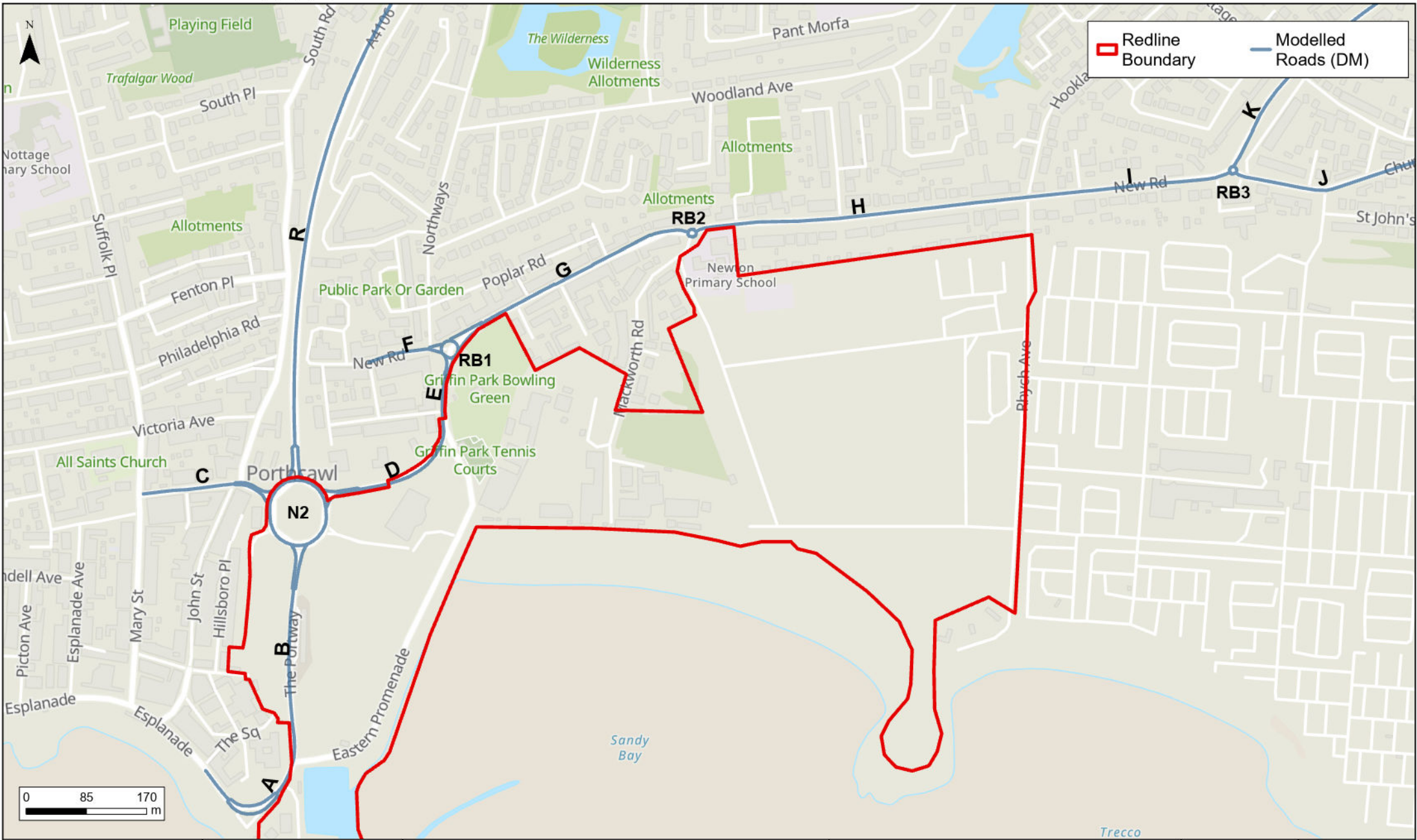
Client
Bridgend County Borough Council
and the Welsh Government

**REDEVELOPMENT OF PORTHCAWL
WATERFRONT**
ES Figure 7.1: Modelled Roads (DM) - Full
Model Extent

GB Topographic: Contains OS data © Crown Copyright and database
right 2025
Contains data from OS Zoomstack

1:41,080 @ A4	Date: 07/11/2025
Drawn: Sam Murphy	Checked:
Figure 7.1	Rev A

Figure 7.2 - Modelled Roads (DM) Porthcawl Zoomed Extent



Client
Bridgend County Borough Council
and the Welsh Government

**REDEVELOPMENT OF PORTHCAWL
WATERFRONT**
ES Figure 7.2: Modelled Roads (DM) -
Porthcawl Zoomed Extent

GB Topographic: Contains OS data © Crown Copyright and database
right 2025
Contains data from OS Zoomstack

1:6,892 @ A4

Date: 07/11/2025

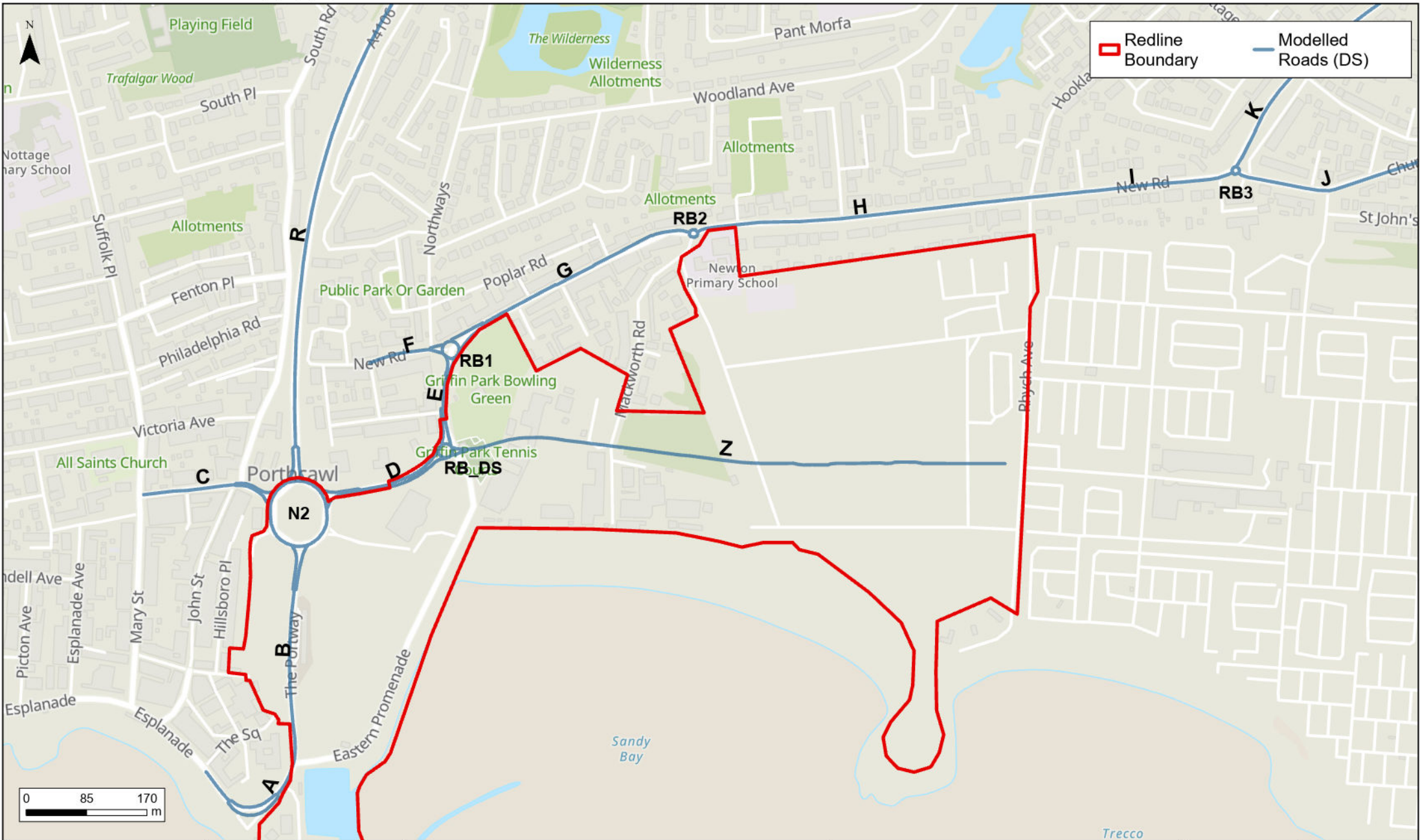
Drawn: Sam Murphy

Checked:

Figure 7.2

Rev A

Figure 7.3 - Modelled Roads (DS) Porthcawl Zoomed Extent



Client
Bridgend County Borough Council
and the Welsh Government

**REDEVELOPMENT OF PORTHCAWL
WATERFRONT**
ES Figure 7.3: Modelled Roads (DS) -
Porthcawl Zoomed Extent

GB Topographic: Contains OS data © Crown Copyright and database
right 2025
Contains data from OS Zoomstack

1:6,892 @ A4

Date: 07/11/2025

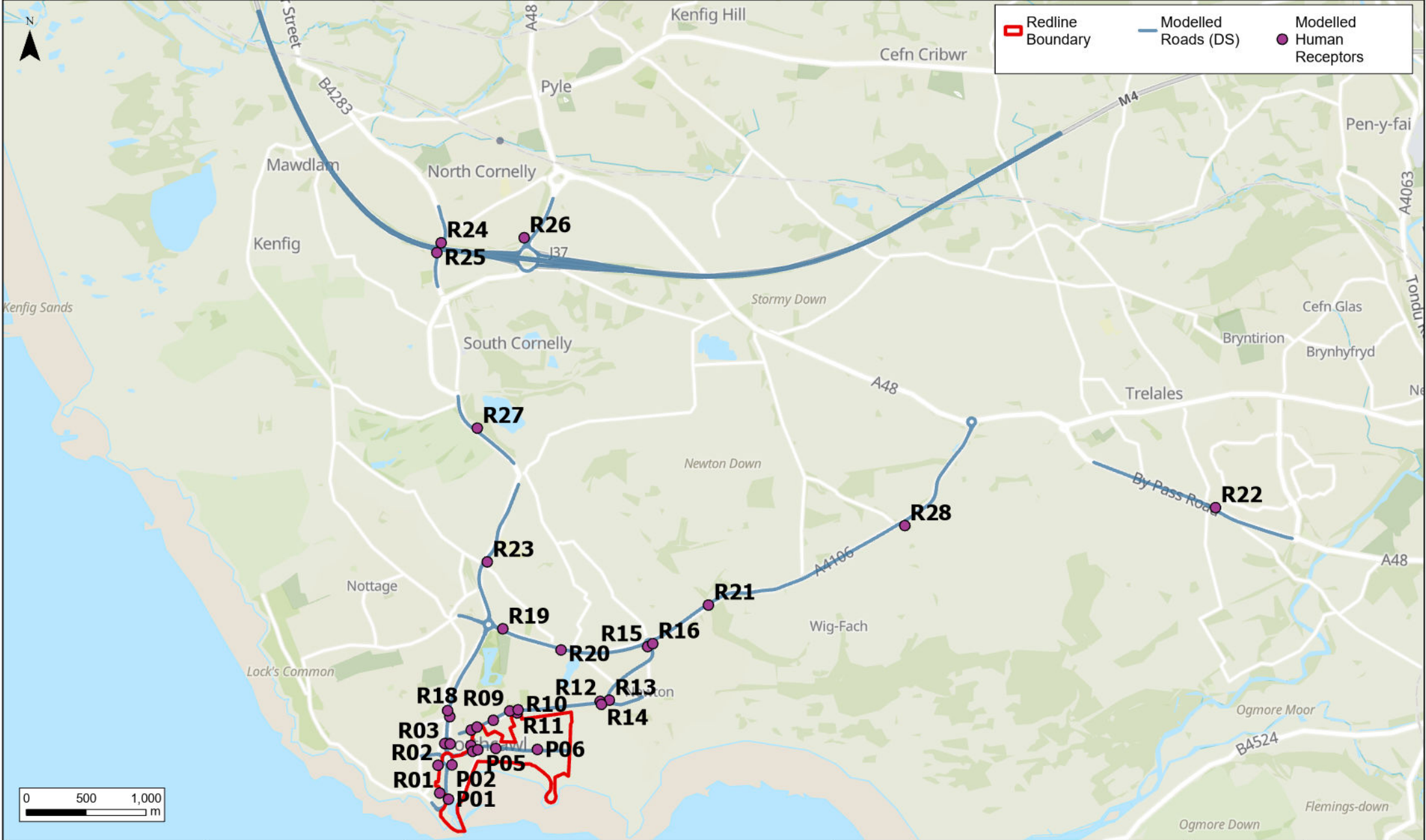
Drawn: Sam Murphy

Checked:

Figure 7.3

Rev A

Figure 7.4 - Modelled Human Receptors Full Model Extent



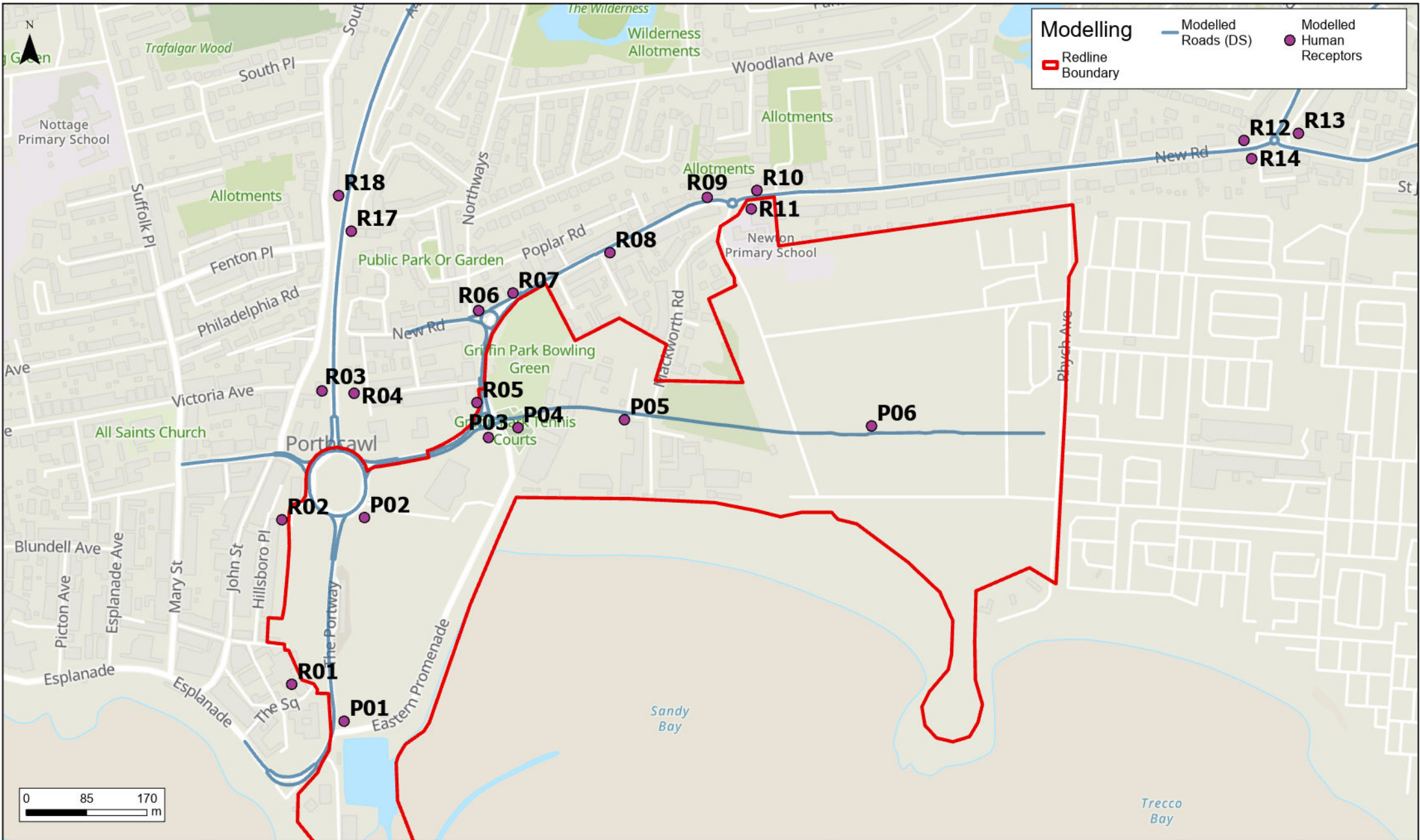
Client
Bridgend County Borough Council
and the Welsh Government

**REDEVELOPMENT OF PORTHCAWL
WATERFRONT**
ES Figure 7.4: Modelled Human Receptors -
Full Model Extent

GB Topographic: Contains OS data © Crown Copyright and database
right 2025
Contains data from OS Zoomstack

1:41,080 @ A4	Date: 07/11/2025
Drawn: Sam Murphy	Checked:
Figure 7.4	Rev A

Figure 7.5 - Modelled Human Receptors Porthcawl Zoomed Extent



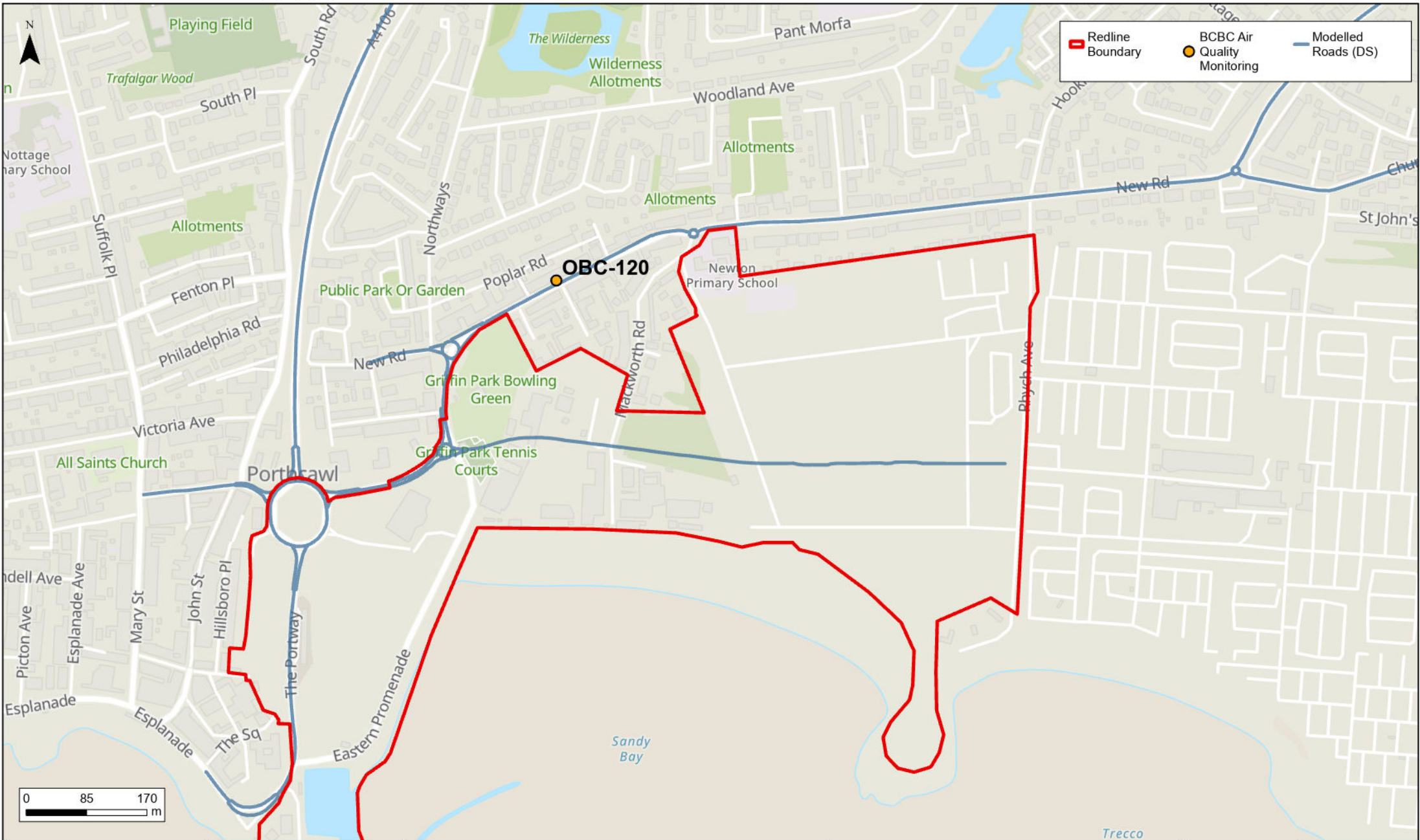
Client
Bridgend County Borough Council
and the Welsh Government

**REDEVELOPMENT OF PORTHCAWL
WATERFRONT**
ES Figure 7.5: Modelled Human Receptors -
Full Model Extent

GB Topographic: Contains OS data © Crown Copyright and database
right 2025
Contains data from OS Zoomstack

1:6,892 @ A4	Date: 07/11/2025
Drawn: Sam Murphy	Checked:
Figure 7.5	Rev A

Figure 7.6 - BCBC Air Quality Monitoring



Client
Bridgend County Borough Council
and the Welsh Government


**REDEVELOPMENT OF PORTHCAWL
WATERFRONT**
ES Figure 7.6: BCBC Monitoring


GB Topographic: Contains OS data © Crown Copyright and database
right 2025
Contains data from OS Zoomstack


1:6,892 @ A4	Date: 07/11/2025
Drawn: Sam Murphy	Checked:
Figure 7.6	Rev A

Figure 8.1 - Existing Noise Sensitive Receptors (1)



 Commerical Buildings

 Residential & Commerical Buildings

 Sandy Bay Caravan Park


 Development Site Boundary

Figure 8.2 - Existing Noise Sensitive Receptors (2)

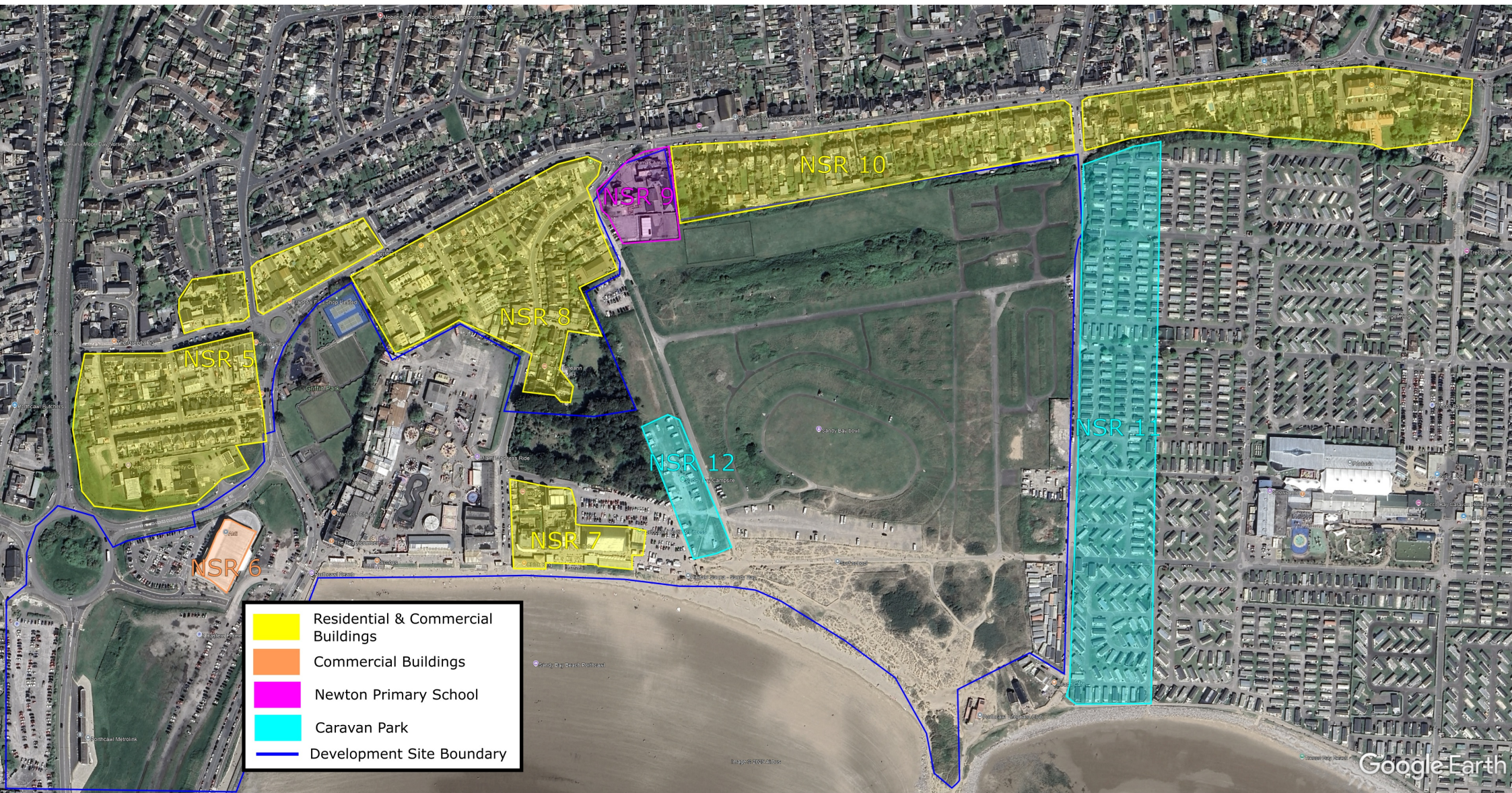


Figure 8.3 - Future Base Road Traffic (2033) at NSRs During Daytime



Legend

Project

Porthcawl Waterfront

Title

DAYTIME ROAD TRAFFIC NOISE IMPACT
FUTURE BASELINE 2033
1.5m ABOVE LOCAL GROUND HEIGHT

Figure

Date 03/11/2025

Revision

0

Scale

1:3500

Drawn

SB

Approved

RO



Figure 8.4 - Future Base Road Traffic (2033) at NSRs During Night-time



Legend

Project

Porthcawl Waterfront

Title

NIGHT TIME ROAD TRAFFIC NOISE IMPACT
FUTURE BASELINE 2033
1.5m ABOVE LOCAL GROUND HEIGHT

Figure

Date 03/11/2025

Revision

0

Scale

1:3500

Drawn

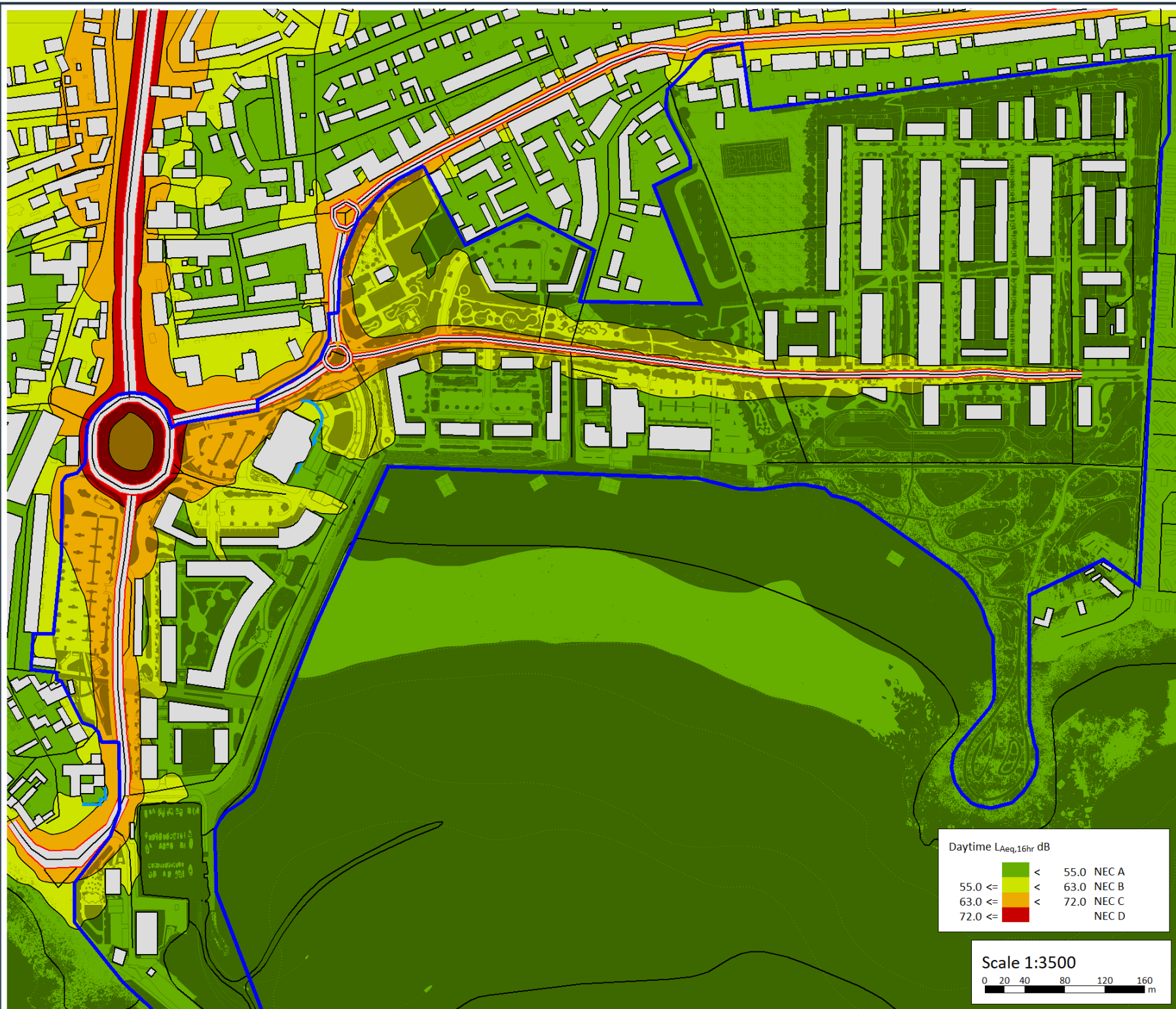
SB

Approved

RO



Figure 8.5 - Future Base + Dev Road Traffic (2033) at NSRs During Daytime



Legend

Project

Porthcawl Waterfront

Title

DAYTIME ROAD TRAFFIC NOISE IMPACT
FUTURE BASELINE + DEVELOPMENT 2033

DEVELOPED SITE 1.5m ABOVE
LOCAL GROUND HEIGHT

Figure

Date 05/11/2025

Revision
0

Scale
1:3500

Drawn
SB

Approved
RO



Figure 8.6 - Future Base + Dev Road Traffic (2033) at NSRs During Night-time



Legend

Project

Porthcawl Waterfront

Title

NIGHT TIME ROAD TRAFFIC NOISE IMPACT
FUTURE BASELINE + DEVELOPMENT 2033
DEVELOPED SITE 1.5m ABOVE
LOCAL GROUND HEIGHT

Figure

Date

05/11/2025

Revision

Scale

Drawn

Approved

0

1:3500

SB

RO

Night Time $L_{Aeq,8hr}$ dB	
< 45.0	NEC A
45.0 <=	< 57.0 NEC B
57.0 <=	< 66.0 NEC C
66.0 <=	NEC D

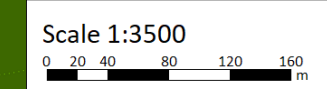


Figure 8.7 - Existing Coney Beach Car Park Noise at NSRs



Legend			
Project			
Porthcawl Waterfront			
Title			
PREDICTED DAYTIME EXTERNAL NOISE LEVELS EXISTING CONEY BEACH CAR PARK			
Figure		Date	
		05/11/2025	
Revision	Scale	Drawn	Approved
P01	1:1000	SB	RO

Figure 8.8 - Proposed Coney Beach Car Park Noise at NSRs



Legend			
Project			
Porthcawl Waterfront			
Title			
PREDICTED DAYTIME EXTERNAL NOISE LEVELS PROPOSED CONEY BEACH CAR PARK			
Figure		Date	
		05/11/2025	
Revision	Scale	Drawn	Approved
P01	1:1000	SB	RO

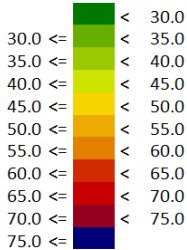
Figure 8.9 - Outdoor Swimming Pool Noise at NSRs



Legend

- BUILDINGS
- dBA Level @ 1m from Facade
- Area source

Daytime LAeq,16hr dB



Project

Porthcawl Waterfront

Title

PREDICTED MAXIMUM DAYTIME EXTERNAL
NOISE LEVELS FROM PROPOSED OUTDOOR POOL
TO PROPOSED AND EXISTING DEVELOPMENT

Figure

Date
31/10/2025

Revision

Scale

Drawn

Approved

P01

1:800

SB

RO

Figure 8.10 - Funfair Noise at NSRs



Legend

- EXISTING BUILDINGS
- dBA Level @ 1m from Facade
- Area source
- Wall

Daytime LAeq,16hr dB

30.0 <=	<	30.0
35.0 <=	<	35.0
40.0 <=	<	40.0
45.0 <=	<	45.0
50.0 <=	<	50.0
55.0 <=	<	55.0
60.0 <=	<	60.0
65.0 <=	<	65.0
70.0 <=	<	70.0
75.0 <=	<	75.0

Project

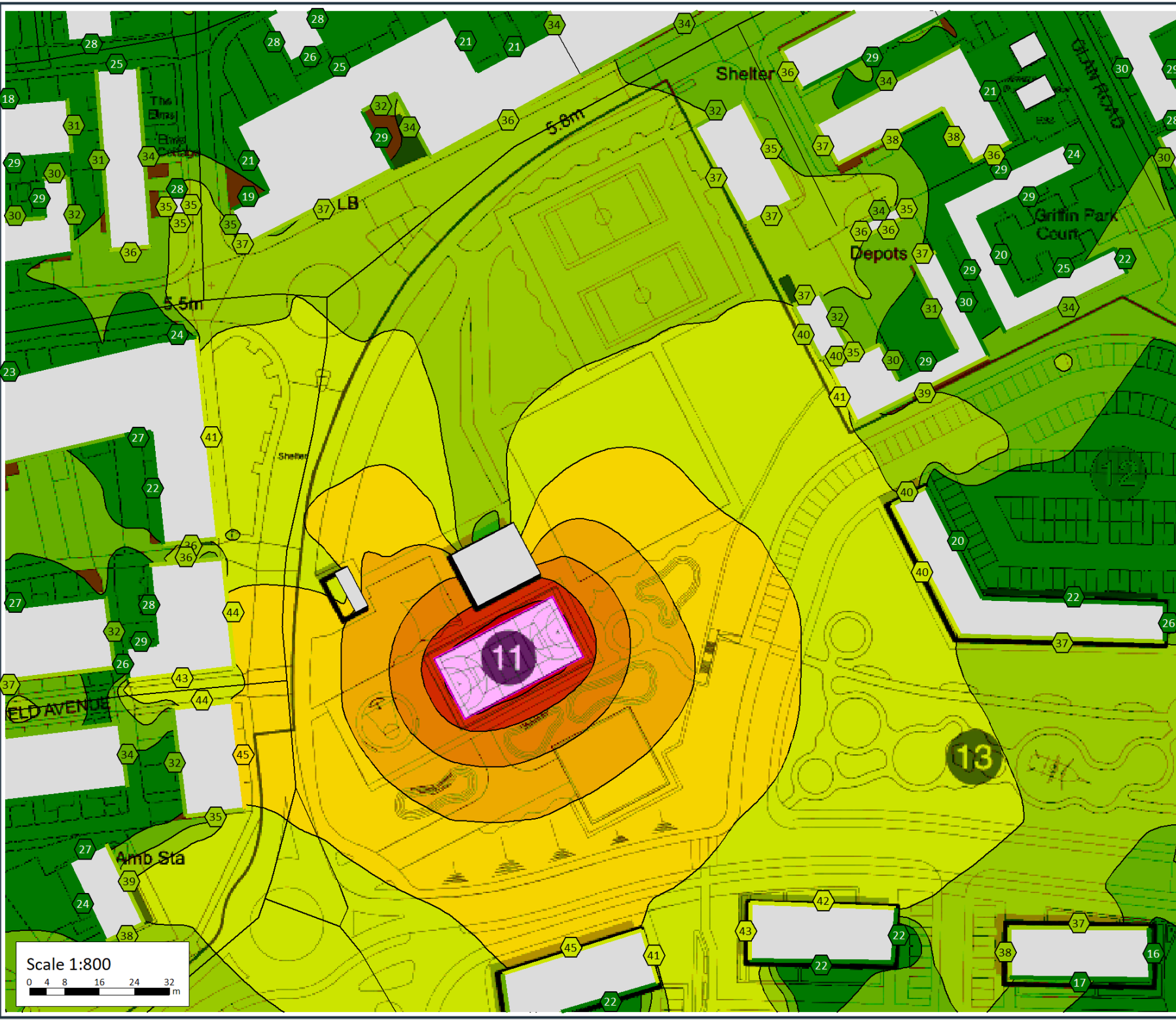
Porthcawl Waterfront

Title

PREDICTED MAXIMUM DAYTIME EXTERNAL NOISE LEVELS FROM PROPOSED FUNFAIR TO PROPOSED AND EXISTING DEVELOPMENT

Figure		Date	
		28/10/2025	
Revision	Scale	Drawn	Approved
P01	1:1000	SB	RO

Figure 8.11 - MUGA Noise at NSRs



Legend

- BUILDINGS
- dBA Level @ 1m from Facade
- Area source

Daytime LAeq,16hr dB

30.0 <=	<	30.0
35.0 <=	<	35.0
40.0 <=	<	40.0
45.0 <=	<	45.0
50.0 <=	<	50.0
55.0 <=	<	55.0
60.0 <=	<	60.0
65.0 <=	<	65.0
70.0 <=	<	70.0
75.0 <=	<	75.0

Project

Porthcawl Waterfront

Title

PREDICTED MAXIMUM DAYTIME EXTERNAL NOISE LEVELS FROM PROPOSED MUGA TO PROPOSED AND EXISTING DEVELOPMENT

Figure		Date	
		31/10/2025	
Revision	Scale	Drawn	Approved
P01	1:800	SB	RO

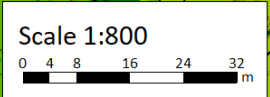
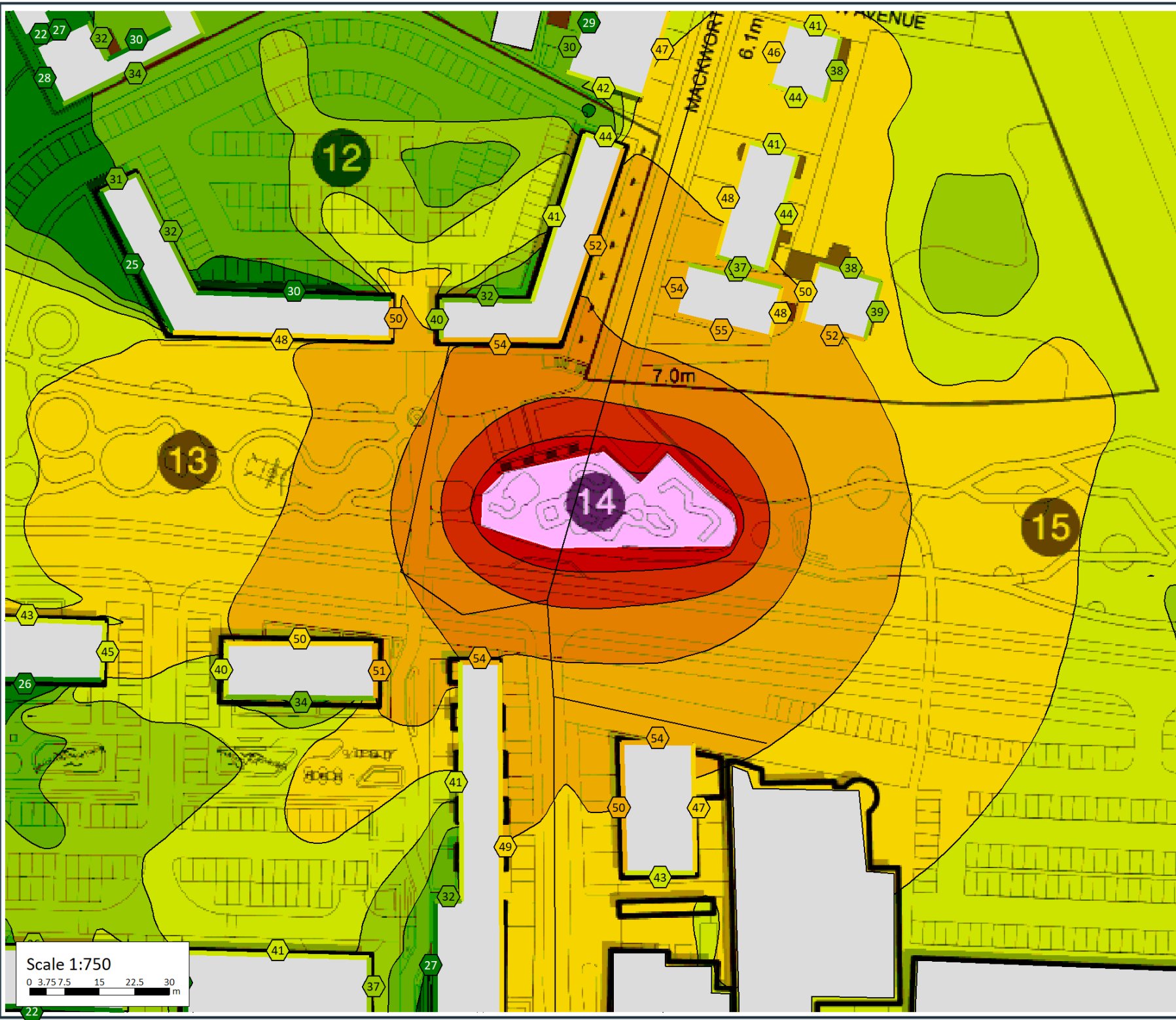


Figure 8.12 - Pump Track Skate Park Noise at NSRs



Legend

BUILDINGS

dBA Level @ 1m from Facade

Area source

Daytime LAeq,16hr dB

	<	30.0
30.0 <=	<	35.0
35.0 <=	<	40.0
40.0 <=	<	45.0
45.0 <=	<	50.0
50.0 <=	<	55.0
55.0 <=	<	60.0
60.0 <=	<	65.0
65.0 <=	<	70.0
70.0 <=	<	75.0
75.0 <=		

Project

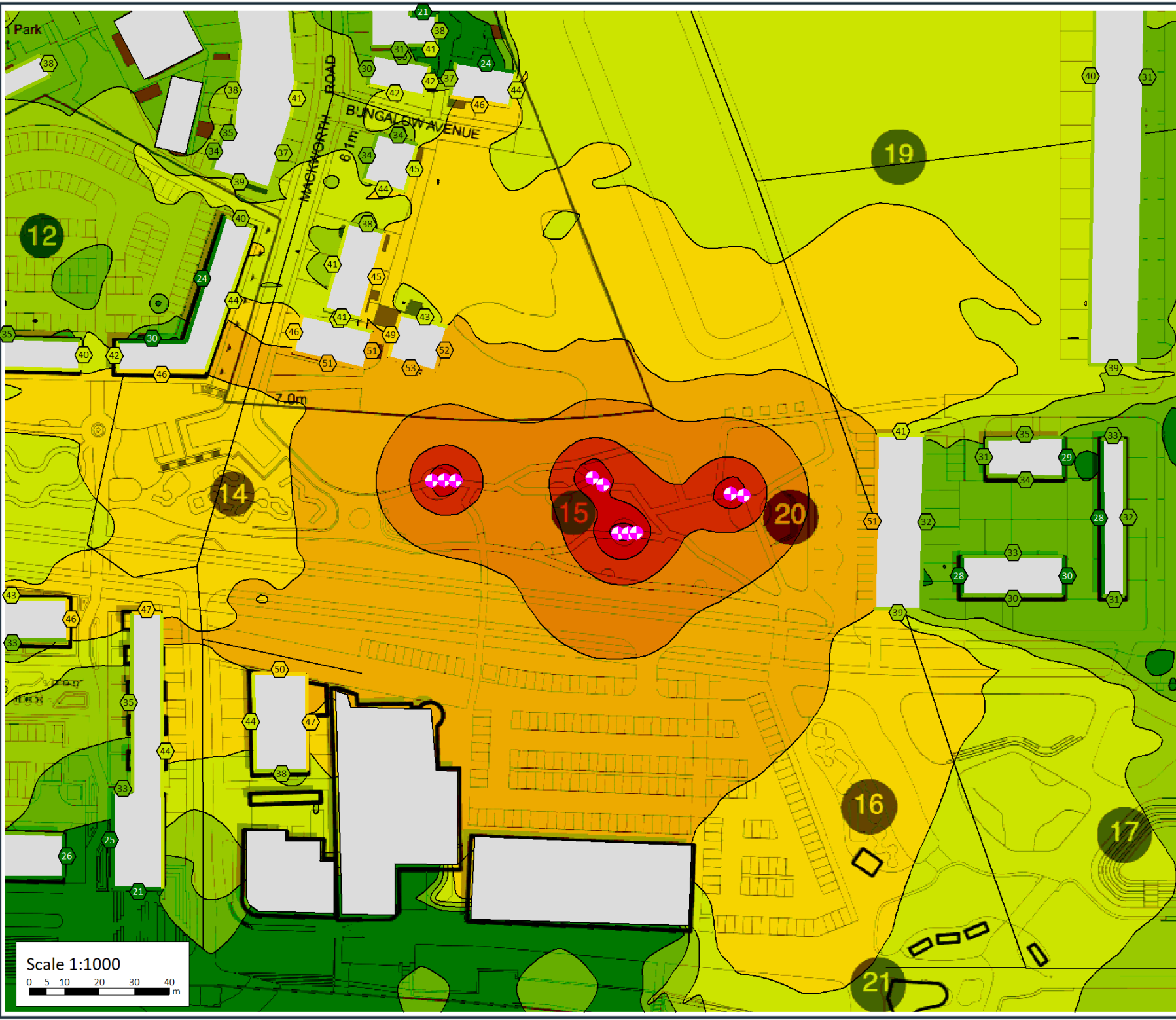
Porthcawl Waterfront

Title

PREDICTED MAXIMUM DAYTIME EXTERNAL NOISE LEVELS FROM PROPOSED SKATE PARK TO PROPOSED AND EXISTING DEVELOPMENT

Figure		Date	
		31/10/2025	
Revision	Scale	Drawn	Approved
P01	1:750	SB	RO

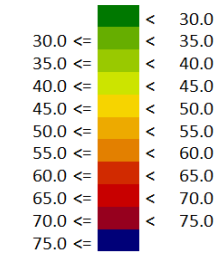
Figure 8.13 - Treetop Adventure Walk Noise at NSRs



Legend

- EXISTING BUILDINGS
- dBA Level @ 1m from Facade
- Point source

Daytime $L_{Aeq,16hr}$ dB



Project

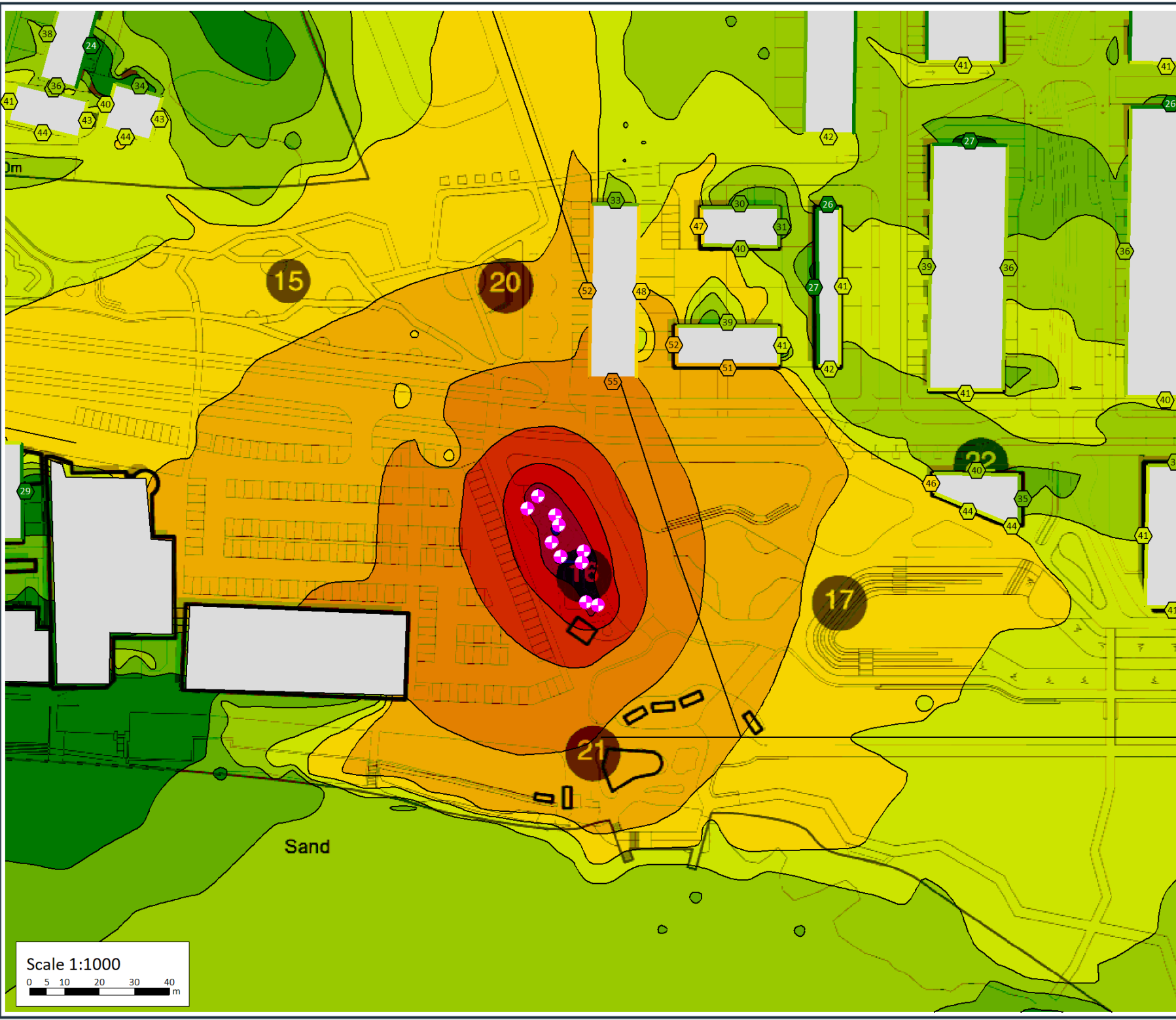
Porthcawl Waterfront

Title

PREDICTED MAXIMUM DAYTIME EXTERNAL NOISE LEVELS FROM PROPOSED TREETOP WALK TO PROPOSED AND EXISTING DEVELOPMENT

Figure		Date	
		30/10/2025	
Revision	Scale	Drawn	Approved
P01	1:1000	SB	RO

Figure 8.14 - Mini Golf Noise at NSRs



Legend

- EXISTING BUILDINGS
- dBA Level @ 1m from Facade
- Point source

Daytime $L_{Aeq,16hr}$ dB

30.0 <=	<	30.0
35.0 <=	<	35.0
40.0 <=	<	40.0
45.0 <=	<	45.0
50.0 <=	<	50.0
55.0 <=	<	55.0
60.0 <=	<	60.0
65.0 <=	<	65.0
70.0 <=	<	70.0
75.0 <=	<	75.0

Project

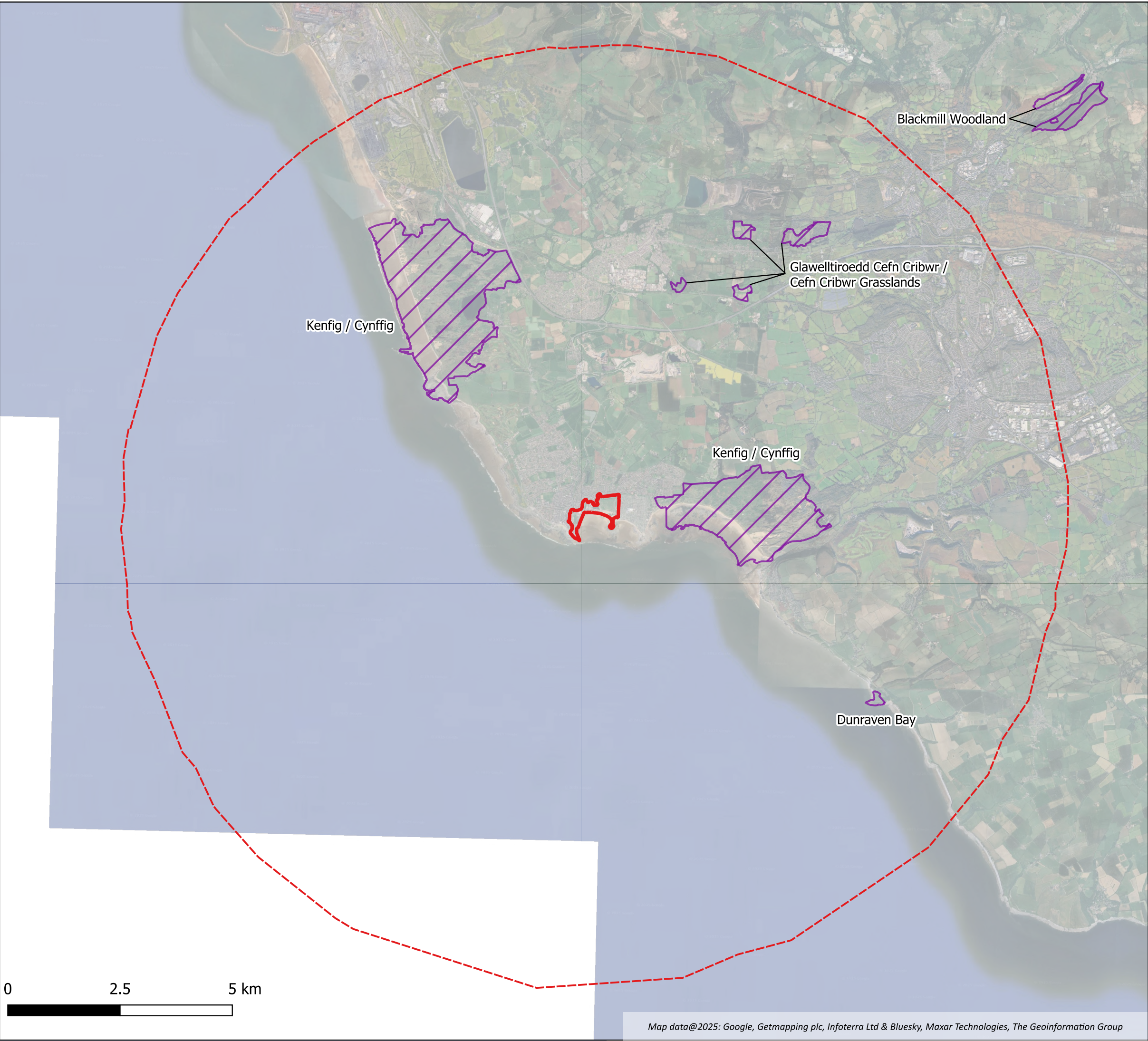
Porthcawl Waterfront

Title




PREDICTED MAXIMUM DAYTIME EXTERNAL NOISE LEVELS FROM PROPOSED MINI GOLF TO PROPOSED AND EXISTING DEVELOPMENT

Figure		Date	
		30/10/2025	
Revision	Scale	Drawn	Approved
P01	1:1000	SB	RO

Figure 9.1a: Site Location, and European Statutory Nature Conservation Designations (10km radius)



Key

-  Site boundary
-  10km buffer from site boundary
-  Special Areas of Conservation (SAC)



Title
Site location, and European Statutory Nature Conservation Designations (10km radius)

Project	Client
Porthcawl CPO, Bridgend	Bridgend Council

Drawing No.	Revision	Project No.
Figure 1a	-	E2179

Drawn	Checked	Date
SF	GM	October 2025

Bioscan (UK) Ltd

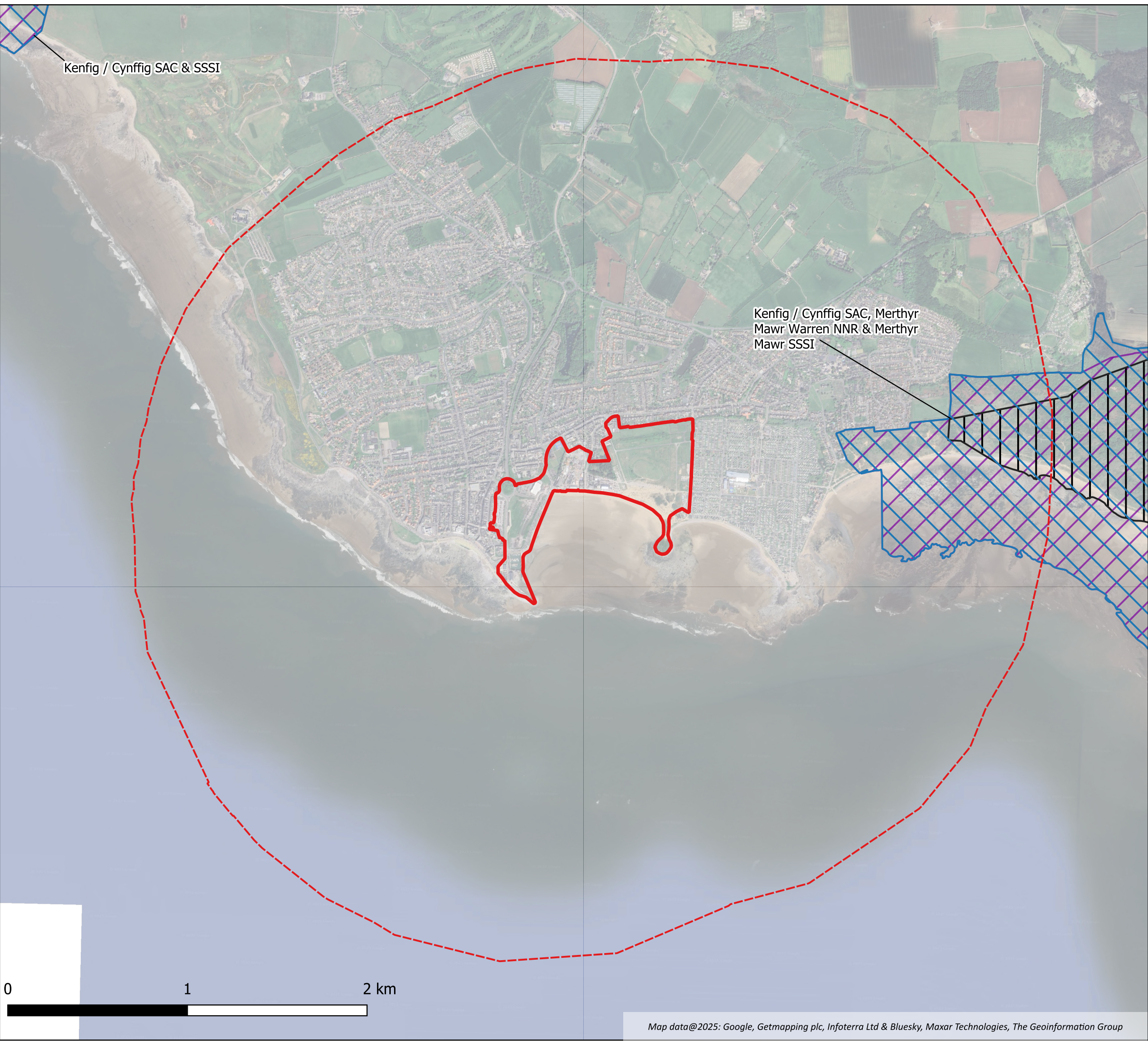
The Old Parlour
Little Baldon Farm
Little Baldon
Oxford
OX44 9PU








+44 (0) 1865 341321
bioscan@bioscanuk.com
www.bioscanuk.com

Reproduced from
Ordnance Survey © Crown
Copyright. All rights
reserved Licence
No.100005491

Figure 9.1b: Statutory Nature Conservation Designations (2km radius)



Key

-  Site boundary
-  2km buffer from site boundary
-  Special Areas of Conservation (SAC)
-  National Nature Reserves (NNR)
-  Sites of Special Scientific Interest (SSSI)



Title
Statutory Nature Conservation Designations
(2km radius)

Project	Client
Porthcawl CPO, Bridgend	Bridgend Council

Drawing No.	Revision	Project No.
Figure 1b	-	E2179

Drawn	Checked	Date
SF	GM	October 2025

Bioscan (UK) Ltd

The Old Parlour
Little Baldon Farm
Little Baldon
Oxford
OX44 9PU



+44 (0) 1865 341321
bioscan@bioscanuk.com
www.bioscanuk.com

Reproduced from
Ordnance Survey © Crown
Copyright. All rights
reserved Licence
No.100005491

Figure 9.1c: Non-Statutory Nature Conservation Designations (2km radius)



Key

- Site boundary
- 2km buffer
- Ancient Semi Natural Woodland
- Restored Ancient Woodland Site
- Important Plant Area (IPA)
- NRW Priority habitat (Coastal Saltmarsh)
- NRW Priority habitat (Coastal Sand Dunes)
- Wildlife Site / SINC (Adopted)



Title
Non-Statutory Nature Conservation Designations
(2km radius)

Project	Client
Porthcawl CPO, Bridgend	Bridgend Council

Drawing No.	Revision	Project No.
Figure 1c	-	E2179

Drawn	Checked	Date
SF	GM	October 2025

Bioscan (UK) Ltd

The Old Parlour
Little Baldon Farm
Little Baldon
Oxford
OX44 9PU



+44 (0) 1865 341321
bioscan@bioscanuk.com
www.bioscanuk.com

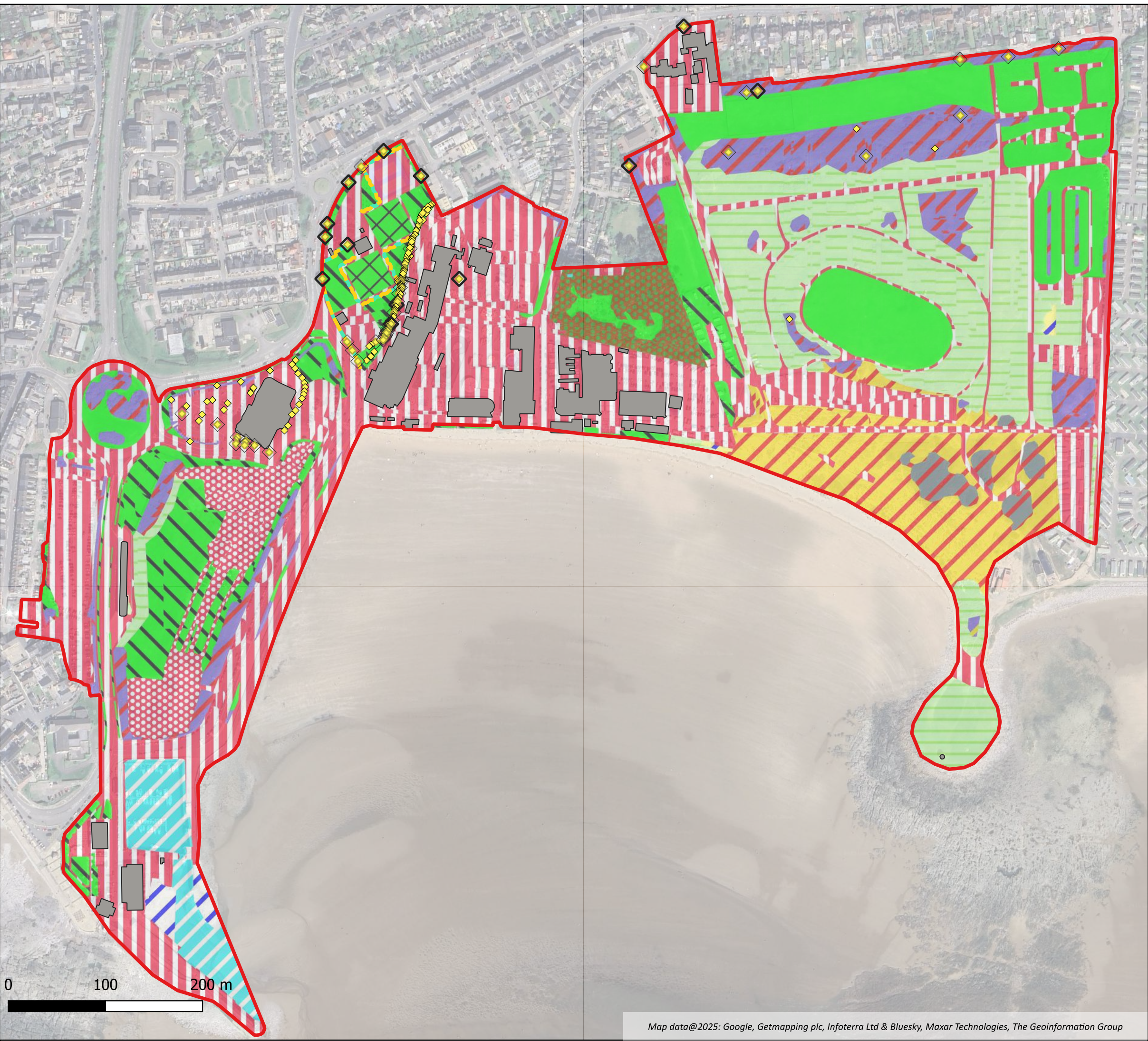
Reproduced from
Ordnance Survey © Crown
Copyright. All rights
reserved Licence
No.100005491

Figure 9.2a: Development Areas



Figure 2a. Development Areas.

Figure 9.2b: Habitat Map (Full Application Site) (UK Hab) (2025)



Key

Site boundary

Existing Large Urban Tree

Existing Medium Urban Tree

Existing Small Urban Tree

Non-native and ornamental hedgerow

Buildings

Artificial unvegetated, unsealed surface

Bare sand

Bramble scrub

Coastal sand dunes

Developed land; sealed surface

Introduced shrub

Low energy littoral rock

Mixed scrub

Modified grassland: Good condition

Modified grassland: Moderate condition

Modified grassland: Poor condition

Other neutral grassland

Other sea buckthorn scrub

Other woodland; mixed

Ponds (non-priority habitat)

Sea

Title
Habitat Map (UKHab) (2025)

Project	Client
Porthcawl CPO, Bridgend	Bridgend Council

Drawing No.	Revision	Project No.
Figure 2b	-	E2179

Drawn	Checked	Date
SF	GM	September 2025

Bioscan (UK) Ltd

The Old Parlour
Little Baldon Farm
Little Baldon
Oxford
OX44 9PU

+44 (0) 1865 341321
bioscan@bioscanuk.com
www.bioscanuk.com

Reproduced from
Ordnance Survey © Crown
Copyright. All rights
reserved Licence
No.100005491

Figure 9.2bi: Habitat Map (Sandy Bay East) (UK Hab) (2025)

Figure 9.2bii: Habitat Map (Sandy Bay West) (UK Hab) (2025)

Porthcawl Waterfront

Bridgend County Borough Council



Key

- Site boundary
- Existing Large Urban Tree
- Existing Medium Urban Tree
- Existing Small Urban Tree
- Non-native and ornamental hedgerow
- Buildings
- Bare sand
- Bramble scrub
- Coastal sand dunes
- Developed land; sealed surface
- Mixed scrub
- Modified grassland: Good condition
- Modified grassland: Moderate condition
- Modified grassland: Poor condition
- Other neutral grassland
- Other woodland; mixed
- Other sea buckthorn scrub
- Ponds (non-priority habitat)

Title
Habitat Map (Sandy Bay East) (UKHab) (2025)

Project Porthcawl CPO, Bridgend	Client Bridgend Council
--	-----------------------------------

Drawing No. Figure 2bi	Revision -	Project No. E2179
----------------------------------	----------------------	-----------------------------

Drawn SF	Checked GM	Date October 2025
--------------------	----------------------	-----------------------------

Bioscan (UK) Ltd

The Old Parlour
Little Baldon Farm
Little Baldon
Oxford
OX44 9PU

+44 (0) 1865 341321
bioscan@bioscanuk.com
www.bioscanuk.com

Reproduced from
Ordnance Survey © Crown
Copyright. All rights
reserved Licence
No.100005491

9.2bii: Volume 2, Figure 9.2biii: Habitat



- Key
- Site boundary
- Existing Large Urban Tree
- Existing Medium Urban Tree
- Existing Small Urban Tree
- Non-native and ornamental hedgerow
- Buildings
- Developed land; sealed surface
- Mixed scrub
- Modified grassland: Good condition
- Modified grassland: Moderate condition
- Modified grassland: Poor condition



Title

Habitat Map (Sandy Bay West) (UKHab) (2025)

Project

Porthcawl CPO,
Bridgend

Client

Bridgend Council

Drawing No.

Figure 2bii

Revision

-

Project No.

E2179

Drawn

SF

Checked

GM

Date

October 2025

Bioscan (UK) Ltd

The Old Parlour
Little Baldon Farm
Little Baldon
Oxford
OX44 9PU

+44 (0) 1865 341321
bioscan@bioscanuk.com
www.bioscanuk.com

Reproduced from
Ordnance Survey © Crown
Copyright. All rights
reserved
Licence
No.100005491

9.2biii: Volume 2, Figure 9.2biii: Habitat



Key

- Site boundary
- Existing Medium Urban Tree
- Existing Small Urban Tree
- Non-native and ornamental hedgerow
- Buildings
- Artificial unvegetated, unsealed surface
- Developed land; sealed surface
- Introduced shrub
- Mixed scrub
- Modified grassland: Good condition
- Modified grassland: Moderate condition
- Other neutral grassland
- Sea

Title
Habitat Map (Salt Lake & Hillsboro) (UK Hab)
(2025)

Project	Client
Porthcawl CPO, Bridgend	Bridgend Council

Drawing No.	Revision	Project No.
Figure 2biii	-	E2179

Drawn	Checked	Date
SF	GM	October 2025

Bioscan (UK) Ltd

The Old Parlour
Little Baldon Farm
Little Baldon
Oxford
OX44 9PU

+44 (0) 1865 341321
bioscan@bioscanuk.com
www.bioscanuk.com



Reproduced from
Ordnance Survey © Crown
Copyright. All rights
reserved Licence
No.100005491

Figure 9.2c: Proposed Sand Dune Relocation & Soil Spreading

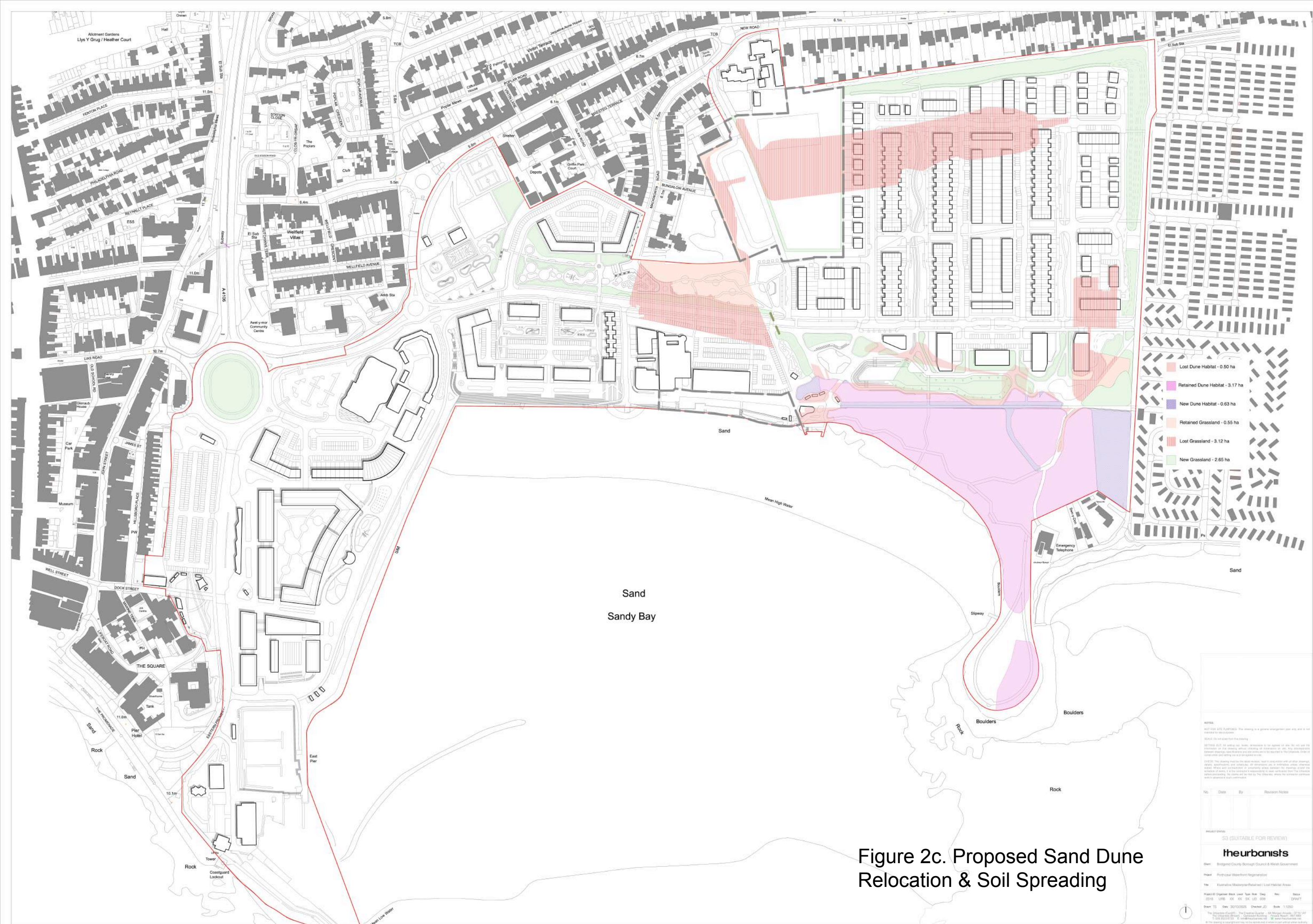


Figure 9.3a: Bat Roosts & Bat Roosting Potential (2025)



Key

- Site boundary
- Trees with PRF-I features
- 1 Potential PRF-I
- 2 PRF-I noted in 2023 but not re-located in 2025

Suitability of buildings for roosting bats

- Negligible
- Low
- Not surveyed



Title
Bat Roosts & Bat Roosting Potential (2025)

Project	Client
Porthcawl CPO, Bridgend	Bridgend Council

Drawing No.	Revision	Project No.
Figure 3a	-	E2179

Drawn	Checked	Date
CT	GM	October 2025

Bioscan (UK) Ltd

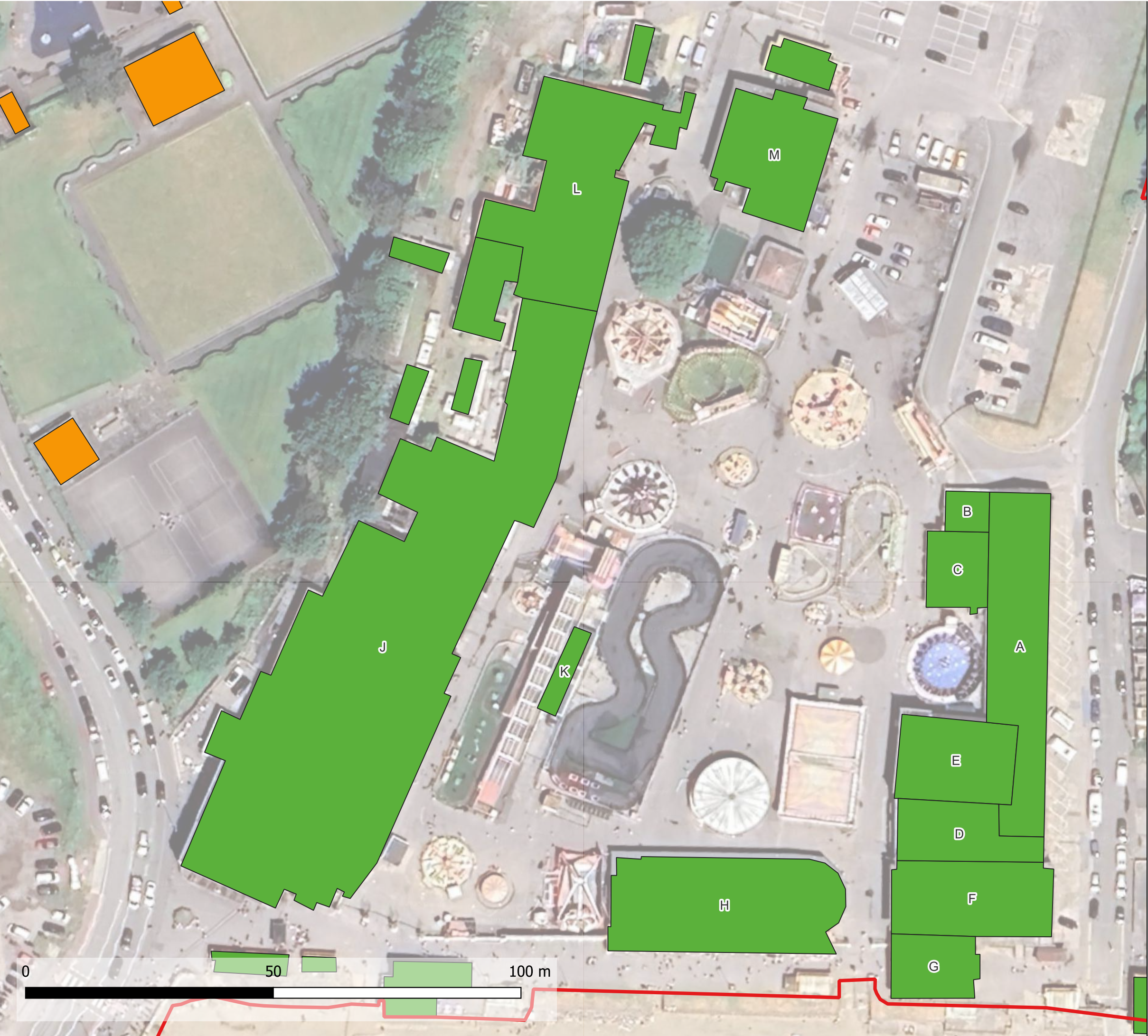
The Old Parlour
Little Baldon Farm
Little Baldon
Oxford
OX44 9PU

+44 (0) 1865 341321
bioscan@bioscanuk.com
www.bioscanuk.com



Reproduced from
Ordnance Survey © Crown
Copyright. All rights
reserved Licence
No.100005491

Figure 9.3b: Bat Roosts & Bat Roosting Potential – Fairground (2025)



Key

Site boundary

Suitability of buildings for roosting
bats (labels correspond to report)

Negligible

Low

Not surveyed



Title

Bat Roosts & Bat Roosting Potential -
Fairground (2025)

Project

Porthcawl CPO,
Bridgend

Client

Bridgend Council

Drawing No.

Figure 3b

Revision

-

Project No.

E2179

Drawn

CT

Checked

GM

Date

October 2025

Bioscan (UK) Ltd

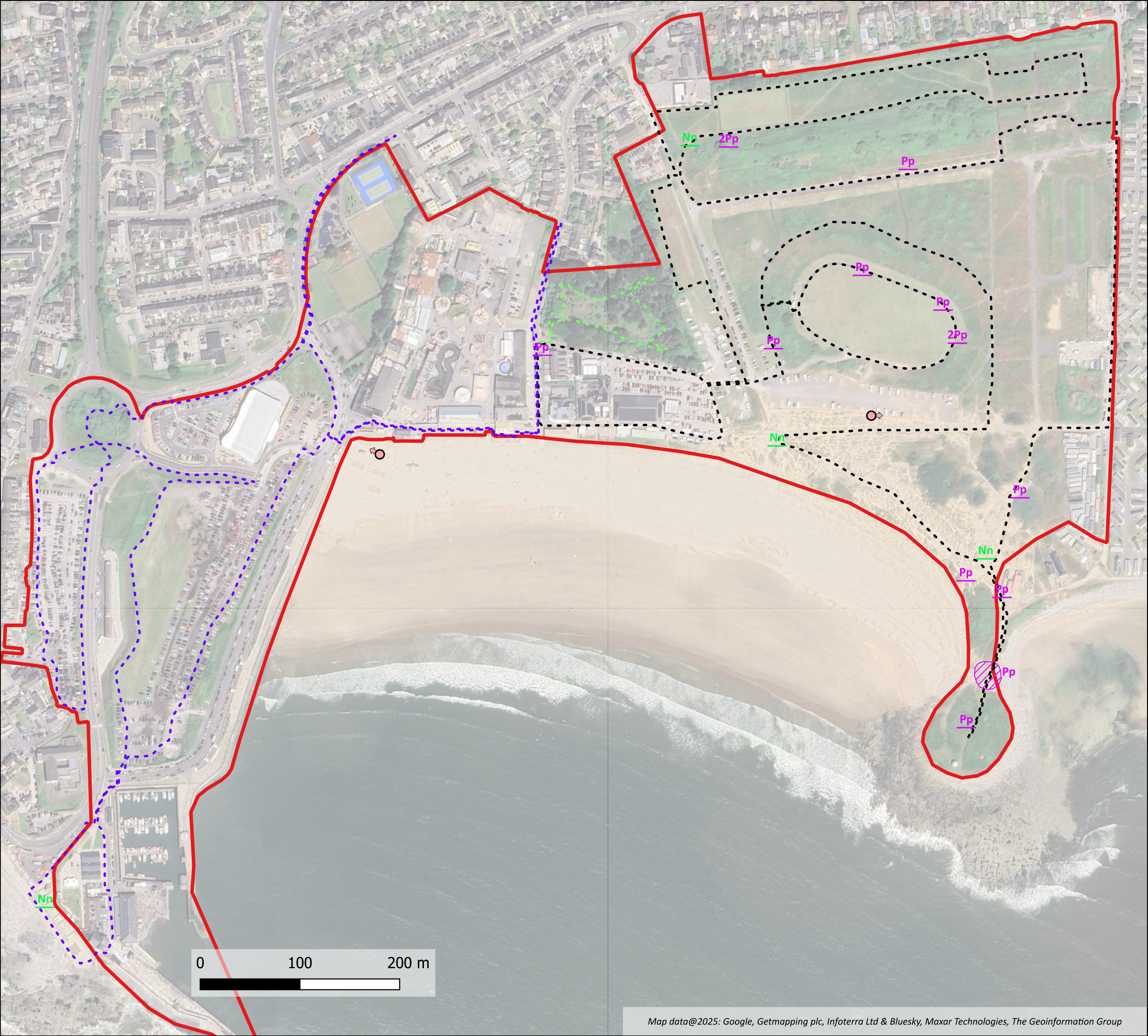
The Old Parlour
Little Baldon Farm
Little Baldon
Oxford
OX44 9PU



+44 (0) 1865 341321
bioscan@bioscanuk.com
www.bioscanuk.com

Reproduced from
Ordnance Survey © Crown
Copyright. All rights
reserved Licence
No.100005491

Figure 9.3c – e: Bat Activity Survey Results (2025)



- Key**
- Site boundary
 - Pp Bat pass
 - 2Pp Number of bats observed
 - Observation points and direction
 - - - Transect route 1
 - - - Transect route 2
 - - - Combined transect section
 - Foraging activity

Species Notation	Common Name
Nn	Noctule
Pp	Common pipistrelle

Title
Bat Activity Survey Results (spring 2025)

Project Porthcawl CPO, Bridgend	Client Bridgend Council
--	-----------------------------------

Drawing No. Figure 3c	Revision -	Project No. E2179
---------------------------------	----------------------	-----------------------------

Drawn HR	Checked GM	Date May 2025
--------------------	----------------------	-------------------------

Bioscan (UK) Ltd

The Old Parlour
Little Baldon Farm
Little Baldon
Oxford
OX44 9PU

+44 (0) 1865 341321
bioscan@bioscanuk.com
www.bioscanuk.com



Reproduced from
Ordnance Survey © Crown
Copyright. All rights
reserved Licence
No.100005491



Key

Site boundary

Pp

 Bat pass

2Pp

 Number of bats observed

Observation points and direction

 Transect route 1

 Transect route 2

 combined transect section

→

 Direction of commuting bat

Foraging activity

Non-foraging activity

Species Notation	Common Name
Pp	Common pipistrelle

Title Bat Activity Survey Results (summer 2025)		
Project Porthcawl CPO, Bridgend	Client Bridgend Council	
Drawing No. Figure 3d	Revision -	Project No. E2179
Drawn SF/CT	Checked GM	Date October 2025

Bioscan (UK) Ltd

The Old Parlour
Little Baldon Farm
Little Baldon
Oxford
OX44 9PU

+44 (0) 1865 341321
bioscan@bioscanuk.com
www.bioscanuk.com



Reproduced from
Ordnance Survey © Crown
Copyright. All rights
reserved Licence
No.100005491



Key

- Site boundary
- Bat pass
- Number of bats observed
- Observation points and direction
- Transect route 1
- Transect route 2
- combined transect section
- Direction of commuting bat
- Foraging activity
- Non-foraging activity

Species Notation	Common Name
Pp	Common pipistrelle

Title
Bat Activity Survey Results (autumn 2025)

Project Porthcawl CPO, Bridgend	Client Bridgend Council
--	-----------------------------------

Drawing No. Figure 3e	Revision -	Project No. E2179
---------------------------------	----------------------	-----------------------------

Drawn SF/CT	Checked GM	Date October 2025
-----------------------	----------------------	-----------------------------

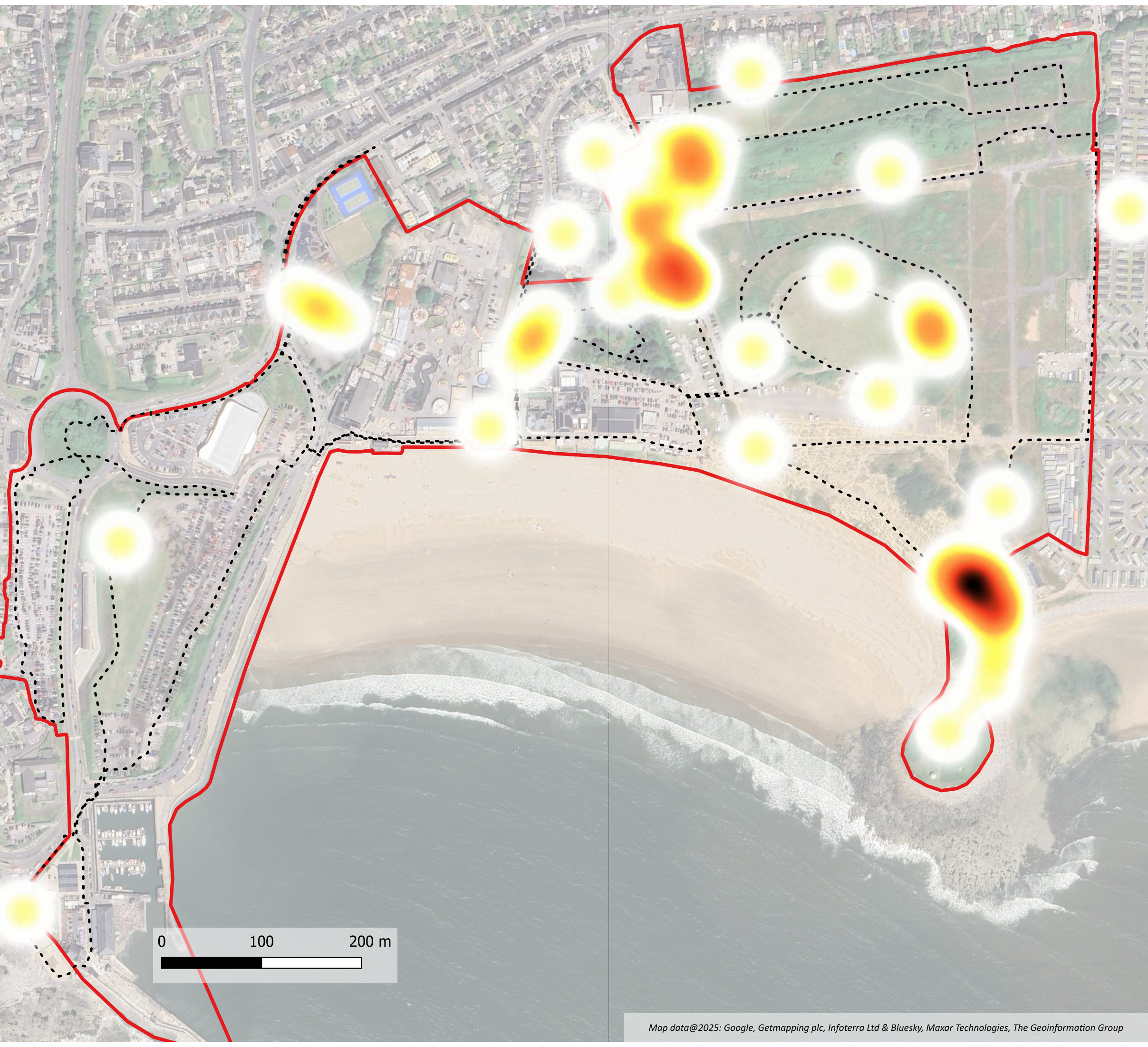
Bioscan (UK) Ltd

The Old Parlour
Little Baldon Farm
Little Baldon
Oxford
OX44 9PU


+44 (0) 1865 341321
bioscan@bioscanuk.com
www.bioscanuk.com


Reproduced from
Ordnance Survey © Crown
Copyright. All rights
reserved Licence
No.100005491

Figure 9.3f: Bat Activity Survey Combined Map (2025)

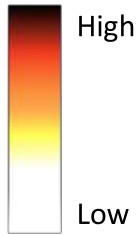


Key

 Site boundary

 Transect routes

Relative concentration of bat observations from night time bat walkovers



Title

Bat Activity Survey Combined Map (2025)

Project

Porthcawl CPO,
Bridgend

Client

Bridgend Council

Drawing No.

Figure 3f

Revision

-

Project No.

E2179

Drawn

CT

Checked

GM

Date

October 2025

Bioscan (UK) Ltd

The Old Parlour
Little Baldon Farm
Little Baldon
Oxford
OX44 9PU

+44 (0) 1865 341321
bioscan@bioscanuk.com
www.bioscanuk.com



Reproduced from
Ordnance Survey © Crown
Copyright. All rights
reserved Licence
No.100005491

Figure 9.3g: Remote Bat Detector Locations (2025)



Key

Bat Detector Locations
(labels correspond to report)

Title
Remote Bat Detector Locations (2025)

Project	Client
Porthcawl CPO, Bridgend	Bridgend Council

Drawing No.	Revision	Project No.
Figure 3g	-	E2179

Drawn	Checked	Date
SF/CT	GM	October 2025

Bioscan (UK) Ltd

The Old Parlour
Little Baldon Farm
Little Baldon
Oxford
OX44 9PU

+44 (0) 1865 341321
bioscan@bioscanuk.com
www.bioscanuk.com

Reproduced from
Ordnance Survey © Crown
Copyright. All rights
reserved Licence
No.100005491

Figure 9.4a: Reptile Survey Results (spring 2025)



Key

Site boundary

Reptiles found

Refugium with no reptiles found

Refugium with common lizard

Refugium with slow worm

Refugium with common lizard and slow worm



Title
Reptile Survey Results (spring 2025)

Project Porthcawl CPO, Bridgend	Client Bridgend Council
--	-----------------------------------

Drawing No. Figure 4a	Revision -	Project No. E2179
---------------------------------	----------------------	-----------------------------

Drawn CT	Checked GM	Date July 2025
--------------------	----------------------	--------------------------

Bioscan (UK) Ltd

The Old Parlour
Little Baldon Farm
Little Baldon
Oxford
OX44 9PU

+44 (0) 1865 341321
bioscan@bioscanuk.com
www.bioscanuk.com



Reproduced from
Ordnance Survey © Crown
Copyright. All rights
reserved Licence
No.100005491

Figure 9.4b: Reptile Survey Results – Slow Worm (spring 2025)



Key

- Site boundary
- Peak count of slow worms
 - 1
 - 2
 - 3
 - 4
 - 5
 - 6
 - 7
- Refugium with no slow worms found



Title

Reptile Survey Results – Slow Worm (spring 2025)

Project	Client
Porthcawl CPO, Bridgend	Bridgend Council

Drawing No.	Revision	Project No.
Figure 4b	-	E2179

Drawn	Checked	Date
CT	GM	July 2025

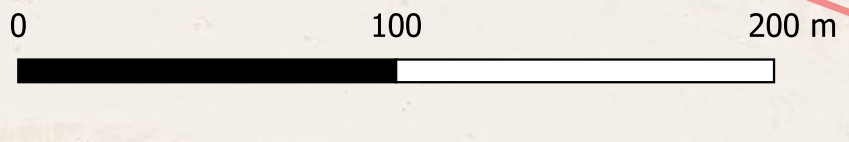
Bioscan (UK) Ltd

The Old Parlour
Little Baldon Farm
Little Baldon
Oxford
OX44 9PU

+44 (0) 1865 341321
bioscan@bioscanuk.com
www.bioscanuk.com

Reproduced from
Ordnance Survey © Crown
Copyright. All rights
reserved Licence
No.100005491

Figure 9.4c: Reptile Survey Results – Common Lizard (spring 2025)



Key

- Site boundary
- Peak count of common lizards
 - 1
 - 2
 - 3
- Refugium with no common lizards found



Title

Reptile Survey Results – Common Lizard (spring 2025)

Project	Client
Porthcawl CPO, Bridgend	Bridgend Council


Drawing No.	Revision	Project No.
Figure 4c	-	E2179

Drawn	Checked	Date
CT	GM	July 2025

Bioscan (UK) Ltd

The Old Parlour
Little Baldon Farm
Little Baldon
Oxford
OX44 9PU

+44 (0) 1865 341321
bioscan@bioscanuk.com
www.bioscanuk.com



Reproduced from
Ordnance Survey © Crown
Copyright. All rights
reserved Licence
No.100005491

Figure 9.4d: Reptile Survey Results (autumn 2025)



Key

Site boundary

Reptiles found

- X Refugium with no reptiles found
- Refugium with common lizard
- Refugium with slow worm
- ◐ Refugium with common lizard and slow worm



Title
Reptile Survey Results (autumn 2025)

Project Porthcawl CPO, Bridgend	Client Bridgend Council
--	-----------------------------------

Drawing No. Figure 4d	Revision -	Project No. E2179
---------------------------------	----------------------	-----------------------------

Drawn CT	Checked GM	Date September 2025
--------------------	----------------------	-------------------------------

Bioscan (UK) Ltd

The Old Parlour
Little Baldon Farm
Little Baldon
Oxford
OX44 9PU

+44 (0) 1865 341321
bioscan@bioscanuk.com
www.bioscanuk.com



Reproduced from
Ordnance Survey © Crown
Copyright. All rights
reserved Licence
No.100005491

Figure 9.4e: Reptile Survey Results – Slow Worm (autumn 2025)



Key

Site boundary

Peak count of slow worms

×

 Refugium with no slow worms found

1

2

3

Title		
Reptile Survey Results – Slow Worm (autumn 2025)		
Project		Client
Porthcawl CPO, Bridgend		Bridgend Council
Drawing No.	Revision	Project No.
Figure 4e	-	E2179
Drawn	Checked	Date
CT	GM	September 2025

Bioscan (UK) Ltd

The Old Parlour
Little Baldon Farm
Little Baldon
Oxford
OX44 9PU

BIOSCAN

+44 (0) 1865 341321
bioscan@bioscanuk.com
www.bioscanuk.com

Reproduced from
Ordnance Survey © Crown
Copyright. All rights
reserved Licence
No.100005491

Figure 9.4f: Reptile Survey Results – Common Lizard (autumn 2025)



Key

Site boundary

Peak count of common lizards

X

Refugium with no common lizards found

•

1

•

2

•

3

•

4

•

5

•

6

Title Reptile Survey Results – Common Lizard (autumn 2025)		
Project Porthcawl CPO, Bridgend	Client Bridgend Council	
Drawing No. Figure 4f	Revision -	Project No. E2179
Drawn CT	Checked GM	Date September 2025

Bioscan (UK) Ltd

The Old Parlour
Little Baldon Farm
Little Baldon
Oxford
OX44 9PU

+44 (0) 1865 341321
bioscan@bioscanuk.com
www.bioscanuk.com

Reproduced from
Ordnance Survey © Crown
Copyright. All rights
reserved Licence
No.100005491

Figure 9.5: Waterbodies & Great Crested Newt Survey Results (2025)



Key

Site boundary

Ponds and GCN eDNA survey results

Negative for great crested newt



Title Waterbodies & Great Crested Newt Survey Results (2025)		
Project Porthcawl CPO, Bridgend		Client Bridgend Council
Drawing No. Figure 5	Revision -	Project No. E2179
Drawn CT	Checked GM	Date October 2025

Bioscan (UK) Ltd

The Old Parlour
Little Baldon Farm
Little Baldon
Oxford
OX44 9PU

+44 (0) 1865 341321
bioscan@bioscanuk.com
www.bioscanuk.com



Reproduced from
Ordnance Survey © Crown
Copyright. All rights
reserved Licence
No.100005491

Figure 9.6a: Wintering Bird Survey Results – Visit 1, High Tide
(winter 2024-25)



Key

Site boundary

Red listed BoCC species

Amber listed BoCC species

Non-listed BoCC 'green' species

R Bird calling

R Bird seen

→ Bird in flight

BoCC: 2022 Birds of Conservation Concern Wales

BTO Species Code	Common Name
BH	Black-headed Gull
B	Blackbird
BT	Blue Tit
DN	Dunlin
D	Dunnock
HG	Herring Gull
JD	Jackdaw
LI	Linnet
MG	Magpie
MP	Meadow Pipit
RP	Ringed Plover
R	Robin
RC	Rock Pipit
SS	Sanderling
ST	Song Thrush
SH	Sparrowhawk
SG	Starling
SC	Stonechat
WP	Woodpigeon
WR	Wren

Title

Wintering Bird Survey Results - Visit 1
(December 2024) (High tide)

Project	Client
Porthcawl CPO, Bridgend	Bridgend Council

Drawing No.	Revision	Project No.
Figure 6a	-	E2179

Drawn	Checked	Date
SF	GM	October 2025

Bioscan (UK) Ltd

The Old Parlour
Little Baldon Farm
Little Baldon
Oxford
OX44 9PU

+44 (0) 1865 341321
bioscan@bioscanuk.com
www.bioscanuk.com



Reproduced from
Ordnance Survey © Crown
Copyright. All rights
reserved Licence
No.100005491

Figure 9.6b: Wintering Bird Survey Results – Visit 1, Low Tide
(winter 2024-25)

Figure 9.6c: Wintering Bird Survey Results – Visit 2, High Tide
(winter 2024-25)



Key

Site boundary

Red listed BoCC species

Amber listed BoCC species

Schedule 1 species

Red listed BoCC & Schedule 1 species

Non-listed BoCC 'green' species

Bird singing

Bird calling

Bird seen

Bird in flight

Different bird

BoCC: 2022 Birds of Conservation Concern Wales

BTO Species Code	Common Name
BH	Black-headed Gull
B	Blackbird
BT	Blue Tit
C	Carrion Crow
CT	Coal Tit
CD	Collared Dove
D	Dunnock
FP	Feral Pigeon
GO	Goldfinch
GT	Great Tit
HG	Herring Gull
HS	House Sparrow
JD	Jackdaw
MG	Magpie
MP	Meadow Pipit
ML	Merlin
OC	Oystercatcher
PW	Pied Wagtail
RP	Ringed Plover
R	Robin
RC	Rock Pipit
SS	Sanderling
ST	Song Thrush
SG	Starling
SC	Stonechat
TT	Turnstone
WP	Woodpigeon
WR	Wren

Title

Wintering Bird Survey Results - Visit 2 (February 2025) (High tide)

Project

Porthcawl CPO, Bridgend

Client

Bridgend Council

Drawing No.

Figure 6c

Revision

-

Project No.

E2179

Drawn

SF

Checked

GM

Date

October 2025

Bioscan (UK) Ltd

The Old Parlour
Little Baldon Farm
Little Baldon
Oxford
OX44 9PU

+44 (0) 1865 341321
bioscan@bioscanuk.com
www.bioscanuk.com

BIOSCAN

Reproduced from
Ordnance Survey © Crown
Copyright. All rights
reserved Licence
No.100005491

Figure 9.6d: Wintering Bird Survey Results – Visit 2, Low Tide
(winter 2024-25)



Key

- Site boundary
- Red listed BoCC species
- Amber listed BoCC species
- Non-listed BoCC 'green' species
- Bird singing
- Bird calling
- Bird seen
- Bird in flight

BoCC: 2022 Birds of Conservation Concern Wales

BTO Species Code	Common Name
BH	Black-headed Gull
GB	Great Black-backed Gull
HG	Herring Gull
OC	Oystercatcher
R	Robin
S	Skylark
SG	Starling
SC	Stonechat

Title
Wintering Bird Survey Results - Visit 2 (February 2025) (Low tide)

Project	Client
Porthcawl CPO, Bridgend	Bridgend Council

Drawing No.	Revision	Project No.
Figure 6d	-	E2179

Drawn	Checked	Date
SF	GM	October 2025

Bioscan (UK) Ltd

The Old Parlour
Little Baldon Farm
Little Baldon
Oxford
OX44 9PU

+44 (0) 1865 341321
bioscan@bioscanuk.com
www.bioscanuk.com



Reproduced from
Ordnance Survey © Crown
Copyright. All rights
reserved Licence
No.100005491

Figure 9.6e: Breeding Bird Territory Map (2025)



Key

Site boundary

Red listed BoCC species

Amber listed BoCC species

Non-listed BoCC 'green' species

Breeding bird territory

BoCC: 2022 Birds of Conservation Concern Wales

BTO Species Code	Common Name
B	Blackbird
BC	Blackcap
CC	Chiffchaff
CT	Coal Tit
CD	Collared Dove
D	Dunnock
GO	Goldfinch
HS	House Sparrow
LI	Linnet
MP	Meadow Pipit
RN	Raven
R	Robin
RC	Rock Pipit
S	Skylark
ST	Song Thrush
SC	Stonechat
WH	Whitethroat
WW	Willow Warbler
WP	Woodpigeon
WR	Wren

Breeding Bird Territory Map (2025)

Project: Porthcawl CPO, Bridgend
Client: Bridgend Council

Drawing No. Figure 6e
Revision -
Project No. E2179

Drawn SF
Checked GM
Date October 2025

Bioscan (UK) Ltd

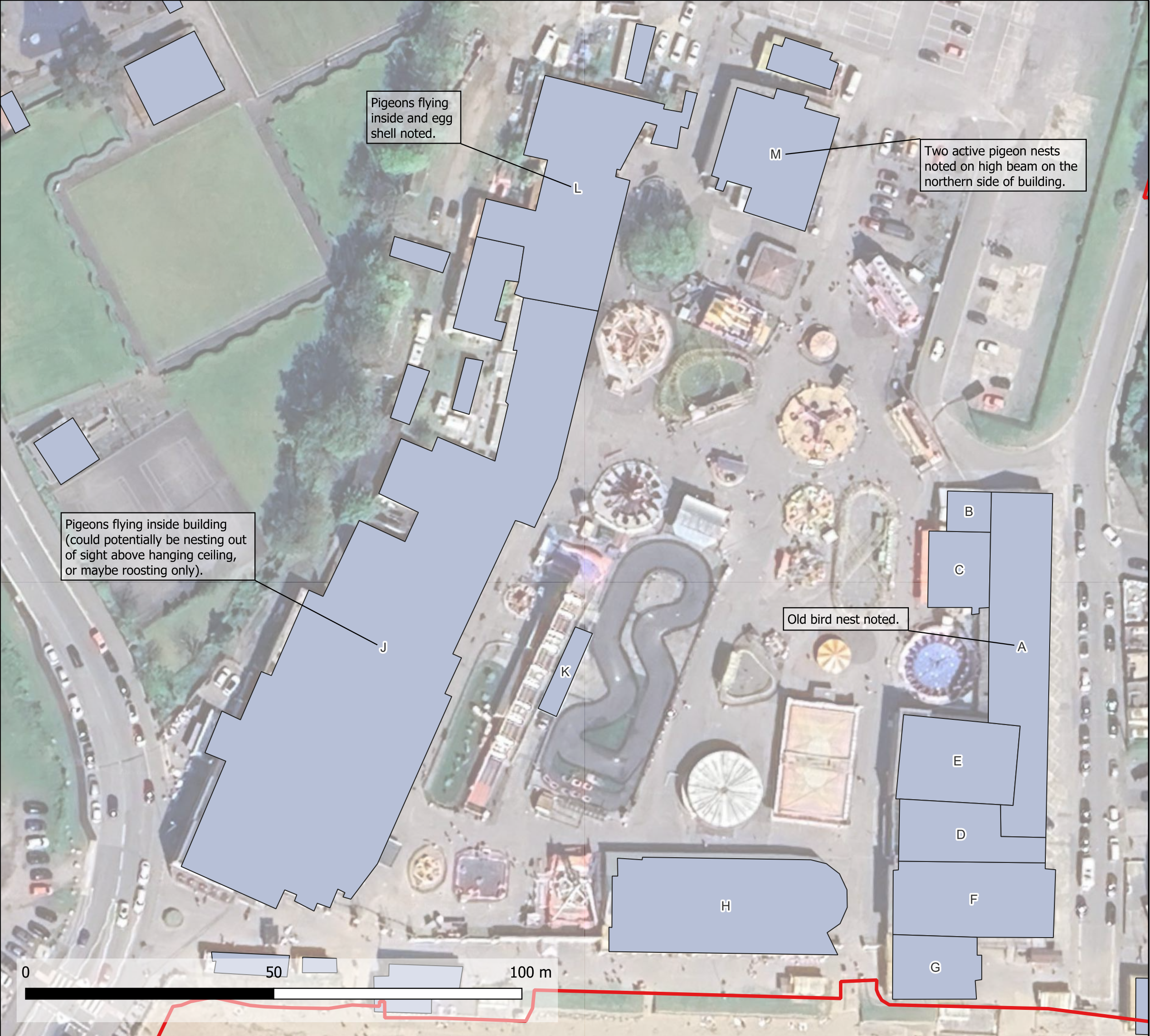
The Old Parlour
Little Baldon Farm
Little Baldon
Oxford
OX44 9PU

+44 (0) 1865 341321
bioscan@bioscanuk.com
www.bioscanuk.com



Reproduced from
Ordnance Survey © Crown
Copyright. All rights
reserved Licence
No.100005491

Figure 9.6f: Buildings with Bird Nests – Fairground (2025)



Key

- Site boundary
- Building



Title
Buildings with Bird nests - Fairground (2025)

Project	Client
Porthcawl CPO, Bridgend	Bridgend Council

Drawing No.	Revision	Project No.
Figure 6f	-	E2179

Drawn	Checked	Date
SF	GM	October 2025

Bioscan (UK) Ltd

The Old Parlour
Little Baldon Farm
Little Baldon
Oxford
OX44 9PU

+44 (0) 1865 341321
bioscan@bioscanuk.com
www.bioscanuk.com



Reproduced from
Ordnance Survey © Crown
Copyright. All rights
reserved Licence
No.100005491