

Planning Department
Newport City Council
Civic Centre
Godfrey Road
Newport
NP20 4UR

Friday, 27 March 2026

Ask for: Richard Kevan
Ref: ECL. 10544.001

Dear Sir or Madam,

Planning Application for Engineering Works to Raise Ground Levels Surrounding Existing AI/Data Processing Building, Liberty Steel Works, Corporation Road, Newport

ERA4 is pleased to submit a planning application to Newport City Council for proposed engineering works at land within the Liberty Steel Works, Corporation Road, Newport.

The application seeks planning permission for:

“Engineering works to raise ground levels surrounding the existing AI/Data Processing building to approximately 9.75m AOD, including the importation of fill material, formation of raised access and circulation areas, associated ramp, and surfacing works.”

The proposed development relates to the AI/Data Processing facility currently being brought forward at the site and comprises external engineering operations only. No changes are proposed to the building itself, its footprint, height or use.

The works are designed to address the site’s location within Flood Zone C1 by improving the resilience of the site to extreme flood events. The proposed raising of ground levels represents a proactive mitigation measure, ensuring that access, servicing and external infrastructure are protected, and complementing the internal flood resilience measures incorporated within the approved building.

The application is supported by a suite of technical documents which demonstrate that the development is appropriate, proportionate and does not give rise to any unacceptable environmental or amenity effects. In particular, the submitted Flood Consequences Assessment and accompanying supporting note confirm the baseline flood risk position and the appropriateness of the proposed mitigation measures. The submitted Habitat Regulations Assessment and Addendum confirm that there will be no likely significant effects on the River Usk SAC.

The application submission comprises the following documents and drawings:

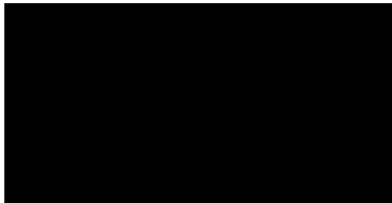
- Completed application forms and ownership certificates;
- Site Location Plan;
- Site Layout Plan;
- Cross Sections;
- Planning Supporting Statement ;
- Flood Consequences Assessment and Supporting Note (Appendix 2);
- Habitat Regulations Assessment Screening Report and Addendum (Appendix 1).

All documents have been submitted via the Planning Applications Wales online portal, and the relevant planning fee has been paid.

The proposed development represents a proportionate and policy-compliant response to the site's flood risk context. It delivers clear environmental betterment by improving resilience without introducing new built form or extending the footprint of development, while supporting the continued operation of an established employment use.

We would be grateful if you could register and validate the application at your earliest convenience. Should you require any additional information to assist with the determination of the application, please do not hesitate to contact me at rick@rjk-consulting.co.uk

Yours faithfully,



Richard Kevan
for Egniol Planning Ltd.