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Planning Wrexham County Borough Council

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Planning Work?
Please enquire with us at
www.lsbud.co.uk

National Gas Emergency Number:
0800 111 999*

*Available 24 hours, 7 days/week.
Calls may be recorded and monitored.
www.nationalgas.com

Date: January 3, 2025
Our Reference: GW2_35636554
Your Reference: National Gas-P/2024/1601

Dear Planning Wrexham County Borough Council,

Ref: Site Address Not Provided

National Gas Transmission has No Objection to the above proposal which is in close proximity to a High-Pressure Gas Pipeline – Feeder providing the below conditions are adhered to:
No objection under condition:

National Gas Transmission operates a high pressure gas pipeline (FM04 Worthenbury Dee West to Maelor), which runs through the site proposed for development. The pipeline has an easement of 24.4m centred on the pipe, and formal written permission is required before any permanent changes can be made to the easement.

National Gas Transmission will not object to the granting of planning permission for this application, provided that the following conditions are met:

- The applicant provides a suitable earthing study, which contains the EPR, touch and step potentials, and transfer voltages to the pipeline in the event of a fault, and in normal operation. Both AC and DC faults must be considered, as well as DC leakage in the long term.
- No bare earth conductors within 15m of the pipeline.
- Pre and post energisation surveys will be required to assess the affects of the energisation on the pipeline's cathodic protection system. The surveys must be carried out by a cathodic protection engineer approved to work on NGT's assets.
- Additional monitoring equipment may need to be installed on NGT's assets to monitor the long term effects of the solar array on the HP pipeline.
- Any costs incurred by NGT as a result of the project are to be accepted by the applicant. This includes, but is not limited to:
- NGT's legal undertaking.
- Administration hours (Engineering, Land Rights, and Legal).
- On site monitoring (physical works in the vicinity of the pipeline).

- Cathodic protection surveys.
- Additional monitoring equipment (cathodic protection test posts, electrical resistance probes, data loggers etc).

I have enclosed a location map to show the location of National Gas Transmission high-pressure gas pipeline(s) within the vicinity of your proposal and associated information below.

Yours sincerely

Jordane Maples

Asset Protection Assistant

PLEASE READ CAREFULLY

- No buildings should *encroach within the Easement strip of the pipeline indicated above*
- No demolition shall be allowed within 150 metres of a pipeline without an assessment of the vibration levels at the pipeline. Expert advice may need to be sought which can be arranged through National Gas Transmission.
- National Gas Transmission has a Deed of Easement for each pipeline which prevents change to existing ground levels, storage of materials. It also prevents the erection of permanent / temporary buildings, or structures. If necessary National Gas Transmission will take action to legally enforce the terms of the easement.
- We would draw your attention to the Planning (Hazardous Substances) Regulations 1992, the Land Use Planning rules and PADHI (Planning Advise for Developments near Hazardous Installations) guidance published by the HSE, which may affect this development.

- To visit the Land Use Planning site, please use the link below: https://www.hse.gov.uk/landuseplanning/methodology.htm

- You should be aware of the Health and Safety Executives guidance document HS(G) 47 "Avoiding Danger from Underground Services ", and National Grid's specification for Safe Working in the Vicinity of National Gas Transmission High Pressure gas pipelines and associated installations - requirements for third parties T/SP/SSW22. You should already have received a link to download a copy of T/SP/SSW/22, from our Plant protection Team, which is also available to download from our website.

- To view the SSW22 Document, please use the link below: https://www.nationalgrid.com/uk/gas-transmission/document/113921/download

- A National Gas Transmission representative will be monitoring the works to comply with SSW22.

- To download a copy of the HSE Guidance HS(G)47, please use the following link: http://www.hse.gov.uk/pubns/books/hsg47.htm

- National Gas Transmission will also need to ensure that our pipelines access is maintained during and after construction.

- Our pipelines are normally buried to a depth cover of 1.1 metres however; actual depth and position must be confirmed on site by trial hole investigation under the supervision of a National Gas Transmission representative. Ground cover above our pipelines should not be reduced or increased.

- If any excavations are planned within 3 metres of National Gas Transmission High Pressure Pipeline or, within 10 metres of an AGI (Above Ground Installation), or if any embankment or dredging works

are proposed then the actual position and depth of the pipeline must be established on site in the presence of a National Gas Transmission representative. A safe working method must be agreed prior to any work taking place in order to minimise the risk of damage and ensure the final depth of cover does not affect the integrity of the pipeline.

- Excavation works may take place unsupervised no closer than 3 metres from the pipeline once the actual depth and position has been has been confirmed on site under the supervision of a National Gas Transmission representative. Similarly, excavation with hand held power tools is not permitted within 1.5 metres from our apparatus and the work is undertaken with NG supervision and guidance.

Pipeline Crossings

- Where existing roads cannot be used, construction traffic should ONLY cross the pipeline at locations agreed with a National Gas Transmission engineer.

- All crossing points will be fenced on both sides with a post and wire fence and with the fence returned along the easement for a distance of 6 metres.

- The pipeline shall be protected, at the crossing points, by temporary rafts constructed at ground level. No protective measures including the installation of concrete slab protection shall be installed over or near to the National Gas Transmission pipeline without the prior permission of National Gas Transmission. National Gas Transmission will need to agree the material, the dimensions and method of installation of the proposed protective measure. The method of installation shall be confirmed through the submission of a formal written method statement from the contractor to National Gas Transmission.

- Please be aware that written permission from National Gas Transmission is required before any works commence within the National Gas Transmission easement strip.

- A National Gas Transmission representative shall monitor any works within close proximity to the pipeline to comply with National Gas Transmission specification T/SP/SSW22.
- A Deed of Indemnity is required for any crossing of the easement including cables

Cables Crossing

- Cables may cross the pipeline at perpendicular angle to the pipeline i.e. 90 degrees.

- A National Gas Transmission representative shall supervise any cable crossing of a pipeline.

- An impact protection slab should be laid between the cable and pipeline if the cable crossing is above the pipeline.

- Where a new service is to cross over the pipeline a clearance distance of 0.6 metres between the crown of the pipeline and underside of the service should be maintained. If this cannot be achieved the service must cross below the pipeline with a clearance distance of 0.6 metres.

All work should be carried out in accordance with British Standards policy

- BS EN 13509:2003 - Cathodic protection measurement techniques
- BS EN 12954:2001 - Cathodic protection of buried or immersed metallic structures – General principles and application for pipelines
- BS 7361 Part 1 - Cathodic Protection Code of Practice for land and marine applications
- National Gas Transmission Management Procedures