

MEMORANDUM



From: Angela Guy
Contaminated Land Officer

To: Matthew Phillips
Head of Service - Development
Management, Economy &
Planning

Our Ref: P/2023/0247

Your Ref: P/2023/0247

Date: 14 February 2024

**No. of
Pages:** 1

TOWN AND COUNTRY PLANNING ACT 1990

DISCHARGE OF CONDITIONS 5 (CONSTRUCTION MANAGEMENT PLAN), 6 (CONTAMINATION) AND 10 (PILING) OF PLANNING PERMISSION P/2022/0725

Further to my Memo dated 10 July 2023 in regard to P/2023/0247 I have reviewed the latest version of the following report:

- Wrexham AFC Kop Development, Interim Contaminated Land Interpretative Report, prepared by Ramboll for Wrexham Association Football Club, Issue 03, 05 Feb 2024

It is noted that the report has been updated and now includes revised conclusions and recommendations and two further appendices which detail methods for dealing with unexpected contamination and a verification plan, it appears that these will not now be incorporated into a separate LQMS.

Whilst there has been no reference to the need or otherwise for imported soils for the above ground planters and tree pits which are proposed for the public realm area and the subsequent testing of that material to ensure suitability – it is expected that this will be covered in the Verification Report.

It is also noted that NRW have responded and have no outstanding concerns in regard to land contamination.

In conclusion I consider the revised report to be sufficient and I would advise that Condition 6 can now be discharged. Should you have any queries regarding the above then please contact me on Ext. 8771.

A handwritten signature in black ink, appearing to read 'Angela Guy', enclosed within a thin black rectangular border.

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Angela Guy
Contaminated Land Officer