

Wrexham County Council
16 Lord Street
WREXHAM
LL11 1LG

Date: 03/05/2024
Our Ref: PLA0079923
Your Ref: P/2024/0291

Dear Sir/Madam

Grid Ref: SJ330552 333110 355302

Site: Llay Royal British Legion, British Legion Social Club, Watts Dyke, Llay, Wrexham

Development: variation of conditions 1, 2, 3 and 4 of reserved matters approval p/2021/0384 to amend approved site layout plan

We refer to your planning consultation relating to the above site, and we can provide the following comments in respect to the proposed development.

As part of this latest application for variation of conditions 1, 2, 3, and 4 of planning permission p/2021/0384, we acknowledge receipt of a 'Proposed Site Layout' (Drawing No. WJ/RBL/PSL/01 Rev. P10) we offer no objection to the varied layout. Therefore, in principle, we offer no objection to this application for discharge of conditions. Notwithstanding this, in relation to foul water flows, please note the applicant has not obtained/concluded approval under Section 104 of the Water Industry Act 1991 and therefore amendments may be required through this process. The applicant will be responsible for notifying the Local Planning Authority of any amendments made through this process.

Our response is based on the information provided by your application. Should the proposal alter during the course of the application process we kindly request that we are re-consulted and reserve the right to make new representation.

If you have any queries please contact the undersigned on 0800 917 2652 or via email at developer.services@dwrcymru.com

Please quote our reference number in all communications and correspondence.

Yours faithfully,

Jake Macmillan
Development Planning Officer
Developer Services