

Wrexham County Borough Council
16, Lord Street
Wrexham
LL11 1LG

Our Ref: 8134WCBC231013L
Your Ref: P/2023/0591

13 October 2023

Dear Sir / Madam

Re: Land At Turkey Papermill, Bersham Road, Wrexham, LL14 4HL
Development variation of conditions 1,3,9 and 10 of the planning permission P/2020/0391 to
extend time, amend materials, landscape, management plan, amend drainage.

We write in response to planning consultee comments from Welsh Water and Natural Resources Wales in relation to the above application.

Welsh Water have commented that the applicant has not obtained / concluded approval under S185 for the sewer diversion. However, Coopers have secured 'Technical Approval' under reference PSD2741880 dated 22/09/2023. We also note that Welsh Water have no objection in principle to discharge foul flows to the public sewer.

Natural Resources Wales state no information has been provided to confirm Welsh Water will accept foul flows into the public sewers. However, the Welsh Water correspondence states they have no objection in principle to discharge foul flows to the public sewer. They also comment that the site is located within the River Dee and Bala Lake SAC catchment and Planning Authorities must consider the phosphorous impact of the proposed development. The receiving sewers will ultimately discharge into Five Fords wastewater treatment plant which we understand now has its new permit in place and therefore does not require an Appropriate Assessment to be undertaken.

Can you please confirm that the drainage condition can be discharged?

Yours sincerely



Andy Jones
Coopers (Chester) Ltd

Encs