

**COMPARISON BETWEEN P/2021/0250 APPROVED DRAINAGE DESIGN AND
P/2022/0286 PROPOSED DRAINAGE DESIGN**

	P/2021/0250 The Old Farmhouse, Coed Derwen Erbistock, Wrexham Demolition of Existing Farm Buildings, Conversion of Barn to 1 Dwelling	P/2022/ 0286 Middlewood Farm, Threapwood, Malpas SY14 7AW Conversion of Building to 4 Dwellings	
Screening Criteria	WTE Apex treatment plant.	Tricel Novo UK18 by Tricel Environmental.	Both treatment plants are certified to EN 12566-3.
Discharge rate to ground (m ³)	1.8	2.7	The difference in discharge rates is owed to the Erbistock scheme only being for 2no. properties. Both developments are based upon 150l per person per day in accordance with Building Regulations. For any scheme located outside of a SAC catchment, and in Wales (or England), a separate environmental permit is likely to be required where the discharge volume is greater than 2.0m ³ – this is not required due to any proximity to a SAC catchment.
Vp	19.60	86.42	Both infiltration rates are between 12 & 100 and therefore, are suitable for discharging to ground in accordance with Building Regulations.
Location of the drainage field	>50m	>300m	We can confirm that any drainage field shall be greater than 50m from the SAC or hydrological pathway to the SAC. Both developments are further than 50m away from the SAC or SAC pathway.

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