

Foul Water Drainage Strategy Report

Rhosrobin, Wrexham

CGH-R1-0016-FW-01 – Rev A

17.03.2023







1. Site Description

The proposed development site is a rectangular parcel of land with a total area of 39 acres (15.78 hectares). The site comprises of 5 No. pastoral fields that are separated by a mix of post and wire fences with hedgerows and mature/semi-mature trees. It is located off the B5425 (New Road), Rhosrobin to the South, with the A483 to the East, railway to the East, with a housing development to the North. Castle Green Homes are proposing to construct 189 No. residential properties in the southern portion of the development site. The remaining area within our red line boundary will be designated as an area of public open space.

2. Proposed Foul Water Drainage Strategy

Consultation with Welsh Water has been carried out to obtain the sewer records, which have identified there is a public foul sewer (150mm dia. & 600mm dia.) located entering site from the south-western boundary and crosses the site to the northern corner. The foul water strategy is to discharge by gravity to an existing Welsh Water Foul sewer in the North of the development.

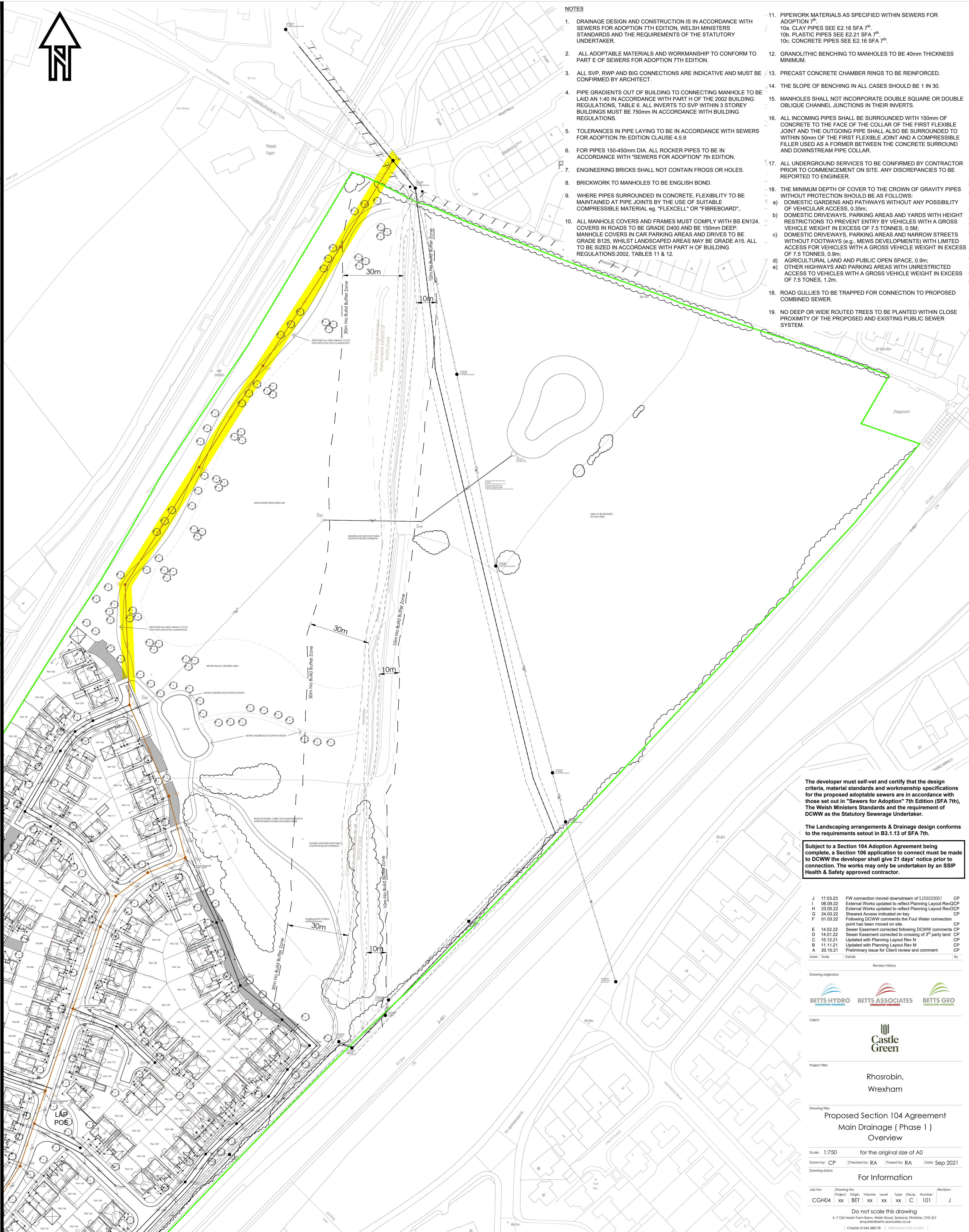
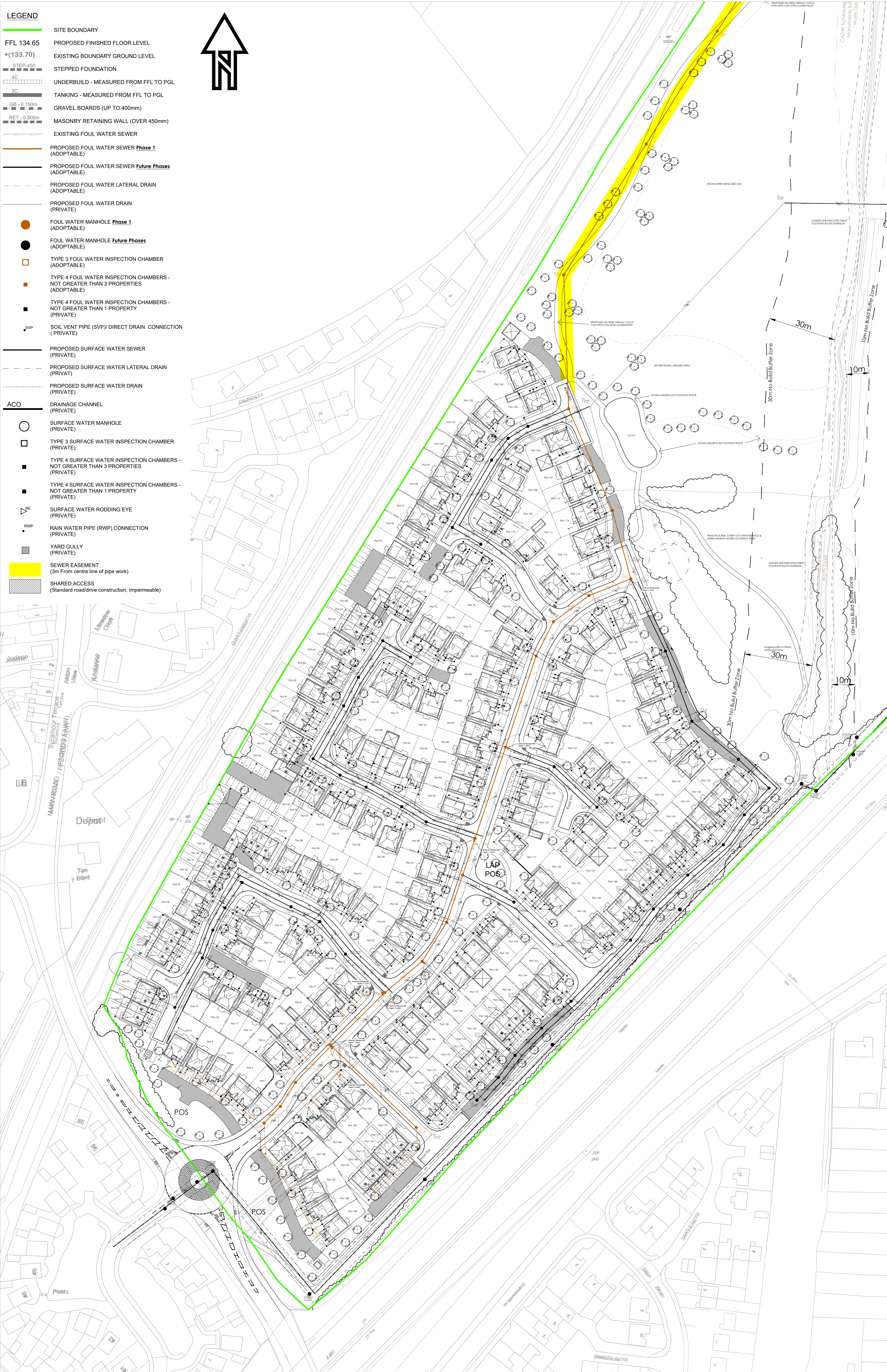
The design has been undertaken to adoptable standards refer to Betts Associates drawing Proposed Section 104 Agreement Main Drainage Phase 1 Overview drawing ref. CAS–101–J-Section 104 Main Drainage Overview (Refer to Appendix). The foul water would then be treated at the local wastewater treatment works, Five Fords.

3. Phosphate Update

In February 2023 Welsh Water and NRW published a raft of evidence and research that emerged from its source apportionment exercise. Whilst the permit review process is ongoing, the published evidence provides some key initial findings. The outcome of this was discussed in detail at the SAC Rivers and TAG meetings, and in the meeting with Council Officers on 9th March. This latter meeting was arranged to focus on, and seek to clarify, the outcomes of the TAG meeting in Planning terms and how this relates to sites currently in the planning process (either consented or undetermined) or allocated in the emerging LDP. At the TAG meeting it emerged that DCWW and NRW had made a significant shift in its position in relation when the current effective moratorium on new housing development in Wrexham and Flintshire can be lifted.



The site is within the catchment of the Welsh Water treatment plant, Five Fords. In relation to Five Fords, the Wrexham NMB have been advised by NRW and DCWW that following confirmation of the intention to lower the works permit level from 1.0mg to 0.7mg, sufficient capacity will exist for the LDP housing allocations and commitments to be delivered (circa 3,000 dwellings) without the need for further mitigation or temporary measures and without further delay. Whilst improvements to Five Fords are being planned in AMP8, there is no requirement for development coming forwards to be nutrient neutral. Therefore, there will be sufficient capacity in the treatment plant to accommodate the development of 189 new homes., without exceeding the permit level.





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