

17/10/2018

Er sylw / For the attention of Sharon Holman

Annwyl / Dear Sharon,

BWRIAD / PROPOSAL: 3-9 Grosvenor Road, Wrexham

**LLEOLIAD / LOCATION: DISCHARGE OF CONDITIONS 4, 14, 17 AND 23 OF
PLANNING PERMISSION P/2014/0436**

Thank you for consulting Cyfoeth Naturiol Cymru / Natural Resources Wales about the above, which was received on 12/10/2018.

We have no comment to make in relation to Condition 14 (Landscaping and Parking Detail), Condition 17 (Access) and Condition 23 (Tree Protection Fencing).

In relation to Condition 4 (Drainage) we advise that the LPA refer the details to their own Flood Risk/Drainage Department, who act as the Lead Local Flood Authority, so that they can comment on the surface water drainage provision. We note the intention to connect to the mains foul sewer, and therefore have no objection to the discharge of this condition.

Please do not hesitate to contact us if you require further information or clarification of any of the above.

Our comments above only relate specifically to matters that are listed in our 'Consultation Topics' document (September 2018) which is published on our website: (<https://cdn.naturalresources.wales/media/686847/dpas-consultation-topics-august-2018-eng.pdf?mode=pad&rnd=131819256840000000>). We have not considered potential effects on other matters and do not rule out the potential for the proposed development to affect other interests, including environmental interests of local importance.

Yn gywir / Yours sincerely,

D LL Davies

Daniel Davies

Cynghorydd Cynllunio Datblygu / Development Planning Advisor

Cyfoeth Naturiol Cymru / Natural Resources Wales