

## Cerys Jones

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**From:** Arwel.Williams@gov.wales  
**Sent:** 01 August 2018 11:08  
**To:** Cerys Jones  
**Cc:** Sharon Holman  
**Subject:** FW: CONSULTATION - OUTLINE APPLICATION - App ref P/2017/0527  
**Attachments:** E\_14086686.DOC

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The original attachments were not modified.

Dear Cerys Jones,

Re: Consultation - Outline application - App ref P/2017/0527

Thank you for consulting the Department in respect of this planning application on Land West of Wrexham Golf Club, Holt Road, Llanypwll, Wrexham (Ref: P/2017/0527). This response is made in accordance with Technical Advice Note 6 Annex B6 and relates to technical information only; not the merits or otherwise of the proposal.

### 1.ALC Information

The Predictive ALC map for Wales notes the land in question as Grade 2. The Department has no detailed ALC survey for the site. A detailed ALC survey has been completed on similar land 150m south of the site (Ref: 007-02 Ty'n Twll Fawr, Wrexham). This concluded that the area surveyed was majority Subgrade 3a.

### 2.Advice.

It is likely that the site contains BMV land.

Exceptionally, however, the Department does not recommend a survey or the application of BMV policy. This is due to the small and isolated nature of the site between the golf course and A5156.

This is advice only and the application of BMV policy in this case remains at the discretion of the LPA.

Regards

Arwel Williams

Arwel Wyn Williams

Cynghorydd Polisi Pridd a Defnydd Tir Amaethyddol / Agricultural Land Use & Soil Policy Adviosr Is-adran Tir, Natur a Choedwigaeth / Land, Nature and Forestry Division Llywodraeth Cymru / Welsh Government Adeiladau'r Llywodraeth / Government Buildings, Penrallt, Caernarfon, Gwynedd. LL55 1EP Ffôn / Tel: 0300 025 2052 Symudol / Mobile: 07791 269 594  
E-bost: arwel.williams@llyw.cymru / E-mail: arwel.williams@gov.wales Ar y We / Internet: www.llyw.cymru / www.gov.wales

-----Original Message-----

From: Cerys Jones [mailto:Cerys.Jones@wrexham.gov.uk]

Sent: 12 July 2018 14:48

To: Cooke, James (ESNR - ERA - Land, Nature & Forestry) <James.Cooke@gov.wales>

Subject: CONSULTATION - OUTLINE APPLICATION - App ref P/2017/0527

Please find attached document

<html><body>

Rydym yn croesawu gohebiaeth yn Gymraeg. Byddwn yn ymateb i unrhyw ohebiaeth yn Gymraeg ac ni fydd hyn yn arwain at unrhyw oedi.

<br><br>

Ewch i weld - mi fedrwch chi dalu, rhoi gwybod, gwneud cais, dweud eich dweud, a dod o hyd i wybodaeth ar-lein yn <https://emea01.safelinks.protection.outlook.com/?url=www.wrexham.gov.uk&data=02%7C01%7CJames.Cooke%40gov.wales%7Ca46e3cce4f56489c338f08d5e7fe3065%7Ca2cc36c592804ae78887d06dab89216b%7C0%7C0%7C636670002190377531&sdata=4AWkhfsUW9NVofB6rurhmnY7KQvdV5pMDgG9aqjKQ%3D&reserved=0>.

Arbedwch bapur - meddyliwch cyn argraffu!

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Mae'r neges e-bost hon ac unrhyw atodiadau wedi eu bwriadu ar gyfer yr unigolyn neu'r sefydliad y'i cyfeirir atynt yn unig. Am yr amodau llawn yngl?n ? chynnwys a defnyddio'r neges e-bost hon, ac unrhyw atodiadau, cyfeiriwch at [https://emea01.safelinks.protection.outlook.com/?url=www.wrexham.gov.uk%2Ftop\\_navigation%2Fdisclaimers.htm&data=02%7C01%7CJames.Cooke%40gov.wales%7Ca46e3cce4f56489c338f08d5e7fe3065%7Ca2cc36c592804ae78887d06dab89216b%7C0%7C0%7C636670002190377531&sdata=S%2FzGkasl8i8el4bH47GtqfFfp1xyYAXtWpKL0ogr8Sg%3D&reserved=0](https://emea01.safelinks.protection.outlook.com/?url=www.wrexham.gov.uk%2Ftop_navigation%2Fdisclaimers.htm&data=02%7C01%7CJames.Cooke%40gov.wales%7Ca46e3cce4f56489c338f08d5e7fe3065%7Ca2cc36c592804ae78887d06dab89216b%7C0%7C0%7C636670002190377531&sdata=S%2FzGkasl8i8el4bH47GtqfFfp1xyYAXtWpKL0ogr8Sg%3D&reserved=0)

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