

AnnS Jones

From: Sharon Holman
Sent: 28 June 2018 08:21
To: planning_admin
Subject: FW: DISCHARGE OF CONDITION(S) - App ref P/2018/0498
Attachments: E_14085764.DOC

Civ - consultation resp

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

From: Nicholas Adamson
Sent: 27 June 2018 16:37
To: Sharon Holman
Cc: Denise Garland
Subject: FW: DISCHARGE OF CONDITION(S) - App ref P/2018/0498

Sharon

Please find below copy excerpt of an email sent to our engineers for advice in order to respond to your letter dated 27 June 2018, seeking responses back within 14 days. Once we have received such advice we will be in a position to respond to your letter.

Phil

We have received an email from development control where the developer of land adjacent to Clwyd Compounders wishes to discharge of Condition 15 of planning application reference P/2018/0498.

This is as well as the request received in this office from the contractor acting for McCarthy Haulage who wish to connect into the Surface Water Sewer in the Council's private ownership.

You will note from the email attached (Private Surface Water Sewer, Abbey Road) Welsh Water confirms the surface water sewer in question is not adopted infrastructure. The Welsh Water guidance, also attached (Welsh Water Pack 7 Adoption of Existing Sewerage), on how to apply for such sewers and pipes to be considered for adoption highlights they will not consider adoption where:

Buildings Located over Sewers

There can be no buildings or permanent structures over or near any sewer(s) proposed for adoption. We will also take into account whether Building Regulations have been observed.

I suspect based on this guidance Welsh Water would not consider adopting this sewer as Clwyd Compounders have partly built their new facility over part of the pipe.

I would be grateful if you could please confirm you are able to advise Strategic Assets on the proposals put forward by McCarthy Haulage to connect into the private surface water sewer, as per the details attached which have been received from Development Control, as per the attached email from Sharon Holman.

Based on the information received are you happy to advise their proposals are satisfactory and they will not overload the existing system and/or impact on the structure of the existing sewer or are there any further elements of information and design that are required to protect the Council's future liability for this surface water sewer. We can then look to include this as part of our consent to connect into the Surface Water Sewer, as pipe owner.

Happy to discuss further but would appreciate your availability to provide engineering advice within the timescale highlighted in the letter from Sharon Holman dated 27 June 2018?

Regards

Nick Adamson MRICS
Syrffwr Datblygu/Development Surveyor
Adran Tai a'r Economi/Housing and Economy Department

01978 315671 – Ext 6671

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

From: Denise Garland
Sent: 27 June 2018 15:05
To: Nicholas Adamson
Subject: FW: DISCHARGE OF CONDITION(S) - App ref P/2018/0498

The consultation notice for McCarthy has arrived Denise

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

From: Steve Bayley
Sent: 27 June 2018 13:35
To: Denise Garland
Subject: FW: DISCHARGE OF CONDITION(S) - App ref P/2018/0498

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

From: AnnS Jones
Sent: 27 June 2018 12:50
To: Steve Bayley
Subject: DISCHARGE OF CONDITION(S) - App ref P/2018/0498

Please find attached document