



**Cyfoeth
Naturiol
Cymru
Natural
Resources
Wales**

Ein cyf/Our ref: CAS-61120-N1D4
Eich cyf/Your ref: P/2018/0303

Cyfoeth Naturiol Cymru
Natural Resources Wales
Maes y Ffynnon
Penrhosgarnedd
Bangor
Gwynedd
LL57 2DW

Wrexham County Borough Council

Ebost/Email: Northplanning@cyfoethnaturiolcymru.gov.uk
Ffôn/Phone: (0300) 065 3787

Date: 4th May 2018

Dear Sir/Madam,

**STEEL PORTAL FRAMES AGRICULTURAL LIVESTOCK BUILDING
EAST VIEW FARM, COBBLERS LANE, BURTON, ROSSETT, WRECSAM**

Thank you for referring the above planning application received at our office 15th April 2018.

We have significant concerns with the proposed development as submitted. We recommend that you should only grant planning permission if the scheme can meet the following requirement. We would object if the scheme does not meet this requirement.

Requirement: Additional information is required prior to determination in the form of detailed calculations of the storage capacity that demonstrate the proposals will not result in any pollution to the Nitrate Vulnerable Zone.

Agriculture

Requirement: Additional information is required prior to determination in the form of detailed calculations of the storage capacity that demonstrate the proposals will not result in any pollution to the Nitrate Vulnerable Zone

The applicant must demonstrate that the farm has adequate slurry/manure storage to comply with the NVZ regulations. NRW require copies of the Nitrate Vulnerable Zone (NVZ) records for the farm showing the calculations of current storage capacity together with current stock numbers and amounts of slurry produced. NRW also require calculations for the increased slurry production from the increased herd. NRW require access to the records for the whole farm nitrogen limit calculations to ensure compliance once the stock numbers increase.

Protected Species

We note that there is no information about protected species with the application and, therefore, are assuming that your Authority has screened the application and concluded that there is not a reasonable likelihood of protected species being present.

Pollution Prevention

Any waste excavation material or building waste generated in the course of the development must be disposed of satisfactorily and in accordance with Section 33 and 34 of the Environmental Protection Act 1990. Carriers transporting waste from the site must be registered waste carriers and movement of any Hazardous Waste from the site must be accompanied by Hazardous waste consignment notes.

Suitable pollution prevention measures will need to be in place during construction to minimise any risk of pollution, in particular giving the close proximity of watercourses.

In particular, we refer you to the Pollution Prevention Guidelines

PPG1: Understanding Your Environmental Responsibilities – Good Environmental Practices

GPP5: Works in, near or over watercourses

PPG6: Working at construction and demolition sites

The Guidance are available at the following link:

<http://www.netregs.org.uk/environmental-topics/pollution-prevention-guidelines-ppgs-and-replacement-series/guidance-for-pollution-prevention-gpps-full-list/>

Our comments above only relate specifically to matters that are included on our checklist “Natural Resources Wales and Planning Consultations” (March 2015) which is published on our website: (<https://naturalresources.wales/planning-and-development/planning-and-development/?lang=en>). 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*. The applicant should be advised that, in addition to planning permission, it is their responsibility to ensure that they secure all other permits/consents relevant to their development.

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

Yn gywir / Yours' faithfully,

Ruth Prichard

Ymgynghorydd Cynllunio Datblygu / Development Planning Advisor

Ebost/Email: Ruth.Prichard@cyfoethnaturiolcymru.gov.uk

Deialu uniongyrchol/Direct dial: (0300) 065 3787 **Siaradwr Cymraeg / Welsh Speaker**



cc: