

Kevin Hughes
Planning Control Department
Wrexham County Borough Council
16 Lord Street
Wrexham
LL11 1LG

Date: 19th July 2016

Dear Mr Hughes,

**RE-LOCATION OF PLOT NOS 13-15 WITH MINOR DESIGN ALTERATIONS, REMOVAL OF TERRESTRIAL HABITAT AND INCLUSION OF BOUNDARY DETAIL INFORMATION
SITE OF FORMER YSGOL Y WERN, HILL STREET, RHOSLLANERCHRUGOG, LL14 1LN**

Thank you for consulting us on the above application, which we received on the 28th June 2016.

We have no objection to the application, subject to the imposition of conditions in respect of submitting a scheme to safeguard the functionality of the SAC, and biosecurity, as explained below:

The applicant has submitted an ecological survey and assessment (Wilding, K. (2016). Site of Former Ysgol y Wern, Hill Street, Rhos, Wrexham. LL14 1LN. Tyrer Partnership. Unpublished Letter). In NRW's view, the submitted assessment is satisfactory for the purpose of informing the public decision-making process.

The application site is located within 600m of Johnstown Newt Sites Special Area of Conservation (SAC). This site support a nationally important population of great crested newt (*Triturus cristatus*).

We advise that the proposal may have implications for the SAC, SPA or Ramsar sites listed above and you should carry out a test of likely significant effects under Regulation 61 of the Conservation of Habitats and Species Regulations 2010 (as amended).

Without prejudice to your assessment, we consider that the above submitted proposal, when considered in combination with other plans and projects in the environs of Johnstown, is likely to have a significant effect on the Deeside and Buckley Newt Sites SAC. Wrexham County Borough Council, as required by Regulation 61 of the Conservation of Habitats and Species Regulations 2010, must therefore carry out an appropriate assessment before deciding to approve or refuse the proposal, which is likely to have a significant effect on a European site in Great Britain.

We consider that mitigation proposals are likely to be required for the purposes of addressing direct and indirect impacts on the SAC, including those associated with potential in combination increases in recreational pressures and disturbance/predation of wildlife. Planning conditions or obligations may be used to address the impacts of these identified effects.

We remind you that, as a competent authority for the purposes of the 2010 Regulations, your authority must not normally agree to any plan or project unless you are sure beyond reasonable scientific doubt that it will not adversely affect the integrity of a SAC, SPA or Ramsar site.

Biosecurity

We consider biosecurity to be a material consideration owing to the nature and location of the proposal.

In this case, biosecurity issues concern invasive non-native species (INNS) and diseases. We recommend that any permission includes the imposition of a condition requiring the submission and implementation of a Biosecurity Risk Assessment to the satisfaction of the LPA.

We consider that this assessment must include:

- (i) appropriate measures to control any INNS on site; and
- (ii) measures or actions that aim to prevent INNS being introduced to the site for the duration of development and restoration.

Where a condition has been imposed which has been suggested by NRW or which meets NRW's objective, the Local Planning Authority should consult with NRW to secure compliance with the condition prior to its discharge. A copy of the subsequent decision notice would be appreciated.

Yn gywir / Yours' faithfully,



Mr. GARETH THOMAS

Swyddog Cyswllt Cynllunio / Planning Liaison Officer

Ebost/Email: Gareth.Thomas@cyfoethnaturiolcymru.gov.uk

Deialu uniongyrchol/Direct dial: (0300) 065 3786 **Siaradwr Cymraeg / Welsh Speaker**



cc: Blueprint