

Wrexham County Borough Council
Planning Officer
16 Lord Street
Wrexham
LL11 1LG

Date: 20th June 2016

Dear Sir/Madam,

**CONSTRUCTION OF AGRICULTURAL PORTAL FRAME BUILDING FOR MILKING PARLOUR
AVENUE FARM, AVENUE LANE, BETTISFEILD, WREXHAM**

Thank you for referring the above planning application received at our office 24th May 2016.

We have the following comments for consideration:

The planning document states that the surface water will be discharged to a nearby watercourse. As this is a milking parlour, sufficient drainage and interceptors should be installed to ensure that there is no pollution to watercourse. A discharge of milk to a watercourse is harmful to both aquatic animals and water quality.

All works during demolition and construction should take place following the pollution prevention guidelines. Any pollution to air land and water that takes place, should be self-reported to our incident hotline 08000 80 70 60. Failure to do so may result in a greater enforcement outcome.

Any waste produced during the construction and/or demolition, should be disposed of at a site suitably permitted to dispose of that material. Please ensure the waste duty of care is followed at all times.

Biodiversity enhancements consistent with TAN 5 should be sought.

Please note that we have not considered possible effects on all species and habitats listed in section 42 of the Natural Environment and Rural Communities (NERC) Act 2006, or on the Local Biodiversity Action Plan or other local natural heritage interests. To comply with your authority's duty under section 40 of the NERC Act, to have regard to conserving biodiversity, your decision should take account of possible adverse effects on such interests. We recommend that you seek further advice from your authority's internal ecological adviser and/or nature conservation organisations such as the local Wildlife Trust, RSPB, etc. The Wales Biodiversity Partnership's web site has guidance for assessing proposals that have implications for section 42 habitats and species (www.biodiversitywales.org.uk).

This development may require a permit from Natural Resources Wales. The applicant is advised to contact the permitting team to discuss the issues likely to be raised.

Under the Environmental Permitting (England and Wales) Regulations 2010 permitted sites should not cause harm to human health or pollution of the environment. The operator is required to have appropriate measures in place at the site to prevent pollution to the environment, harm to human health the quality of the environment, detriment to the surrounding amenity, offence to a human sense or damage to material property. If this is not included with the application then it is likely that we would reject any application received for an Environmental Permit under the Environmental Permitting (England and Wales) Regulations 2010.

Yn gywir / Yours' faithfully,

Ruth Prichard

Swyddog Cyswllt Cynllunio / Planning Liaison Officer

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

cc: