

Mr Jason Hanley
The Oaklands
Llangollen Road
Trevor
Wrexham
LL20 7TG

3 April 2020

To whom it may concern:

Discharge of planning condition concerning land fill gas and radon precautions.

New dwelling house on land adjacent to "The Jolly Masons PH"
Rock Road, Rhosymedre, Wrexham, LL14 3YF

I am engaged by the owner of the new dwelling to inspect and certify that the landfill gas and radon precautions have been properly installed and that they are appropriate and fit for the purpose.

I wish to confirm that the floor membrane is a purpose made 500mu gauge "Visqueen" sheet that has been sealed at all sheet junctions using the specified adhesive tapes and that it is lapped in accordance with the manufacturer's instructions; the sheet is appropriately sealed into a damp proof cavity tray that seals the cavity walls. Where the service entry point penetrates the membrane there are "top hat" units with adhesive seals that form a contiguous joint.

The structural floor is formed from suspended pcc units that span across load bearing walls, with blockwork inserts that complete the substructure.

Beneath the suspended flooring system there is an adequately cross ventilated subfloor. A cement based screeded floor system will complete the floor.

I trust that this letter is sufficient to be accepted so that the planning condition can be discharged.

Yours faithfully

Brian Ramsdale

Brian Ramsdale MRICS

For and on behalf of ANBRI Surveyors Ltd.