

MEMORANDUM



From: Stacey Inglis
Contaminated Land Officer

To: David Williams
Planning Control Manager

Our Ref: P/2021/0287

Your Ref: P/2021/0287

Date: 15 April 2021

**No. of
Pages:** 2

TOWN AND COUNTRY PLANNING ACT 1990

RE: P/2021/0287 – NON MATERIAL AMENDMENT TO REMOVE CONDITIONS 08 (VERIFICATION REPORT) AND 09 (LONG TERM MONITORING AND MAINTENANCE) OF PLANNING PERMISSION P/2019/0440

LAND TO THE NORTH AND WEST OF MAELOR GAS WORKS CROSS LANES WREXHAM

The following letter has been submitted for the non-material amendment to remove conditions 8 and 9 of planning permission P/2019/0440:

- Corylus Planning & Environmental Ltd, Letter Re: Non-material amendment to planning application P/2019/0440 to remove condition 8 (verification report) and condition 9 (long term monitoring and maintenance) in the absence of the requirement for the remediation of contaminated land. Ref: 041/SP1. Dated 18 March 2021.

The letter has been considered in conjunction with the previous reports reviewed under P/2015/0463:

- PH1 Land Quality Report by The Magnificent Science Company. Dated 2015
- Groundsolve Report, Dated October 2015
- Williams Farm PH2 Contaminated Land & Soil Sampling Report V2.1 (not dated)
- Zetica UXO Desk Study. (date unknown)

As stated in my email dated 04 March 2021 I can confirm that the Contaminated Land Team has previously reviewed the above reports submitted for the P/2015/0463 application and agreed that no remedial works were required. The Contaminated Land Team were consulted on the P/2019/0440 application and were satisfied that no remedial works were required, therefore we did not recommend condition 8 and 9 and have no objection to it being removed from the planning permission.

Please note that Natural Resources Wales are a statutory consultee of the Planning Department and they may have made separate recommendations with regards to contamination conditions in relation to risks to controlled waters, I cannot speak on behalf of the NRW.

Should you have any queries regarding the above then please contact me on Ext. 8773.

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Dave Sharp
Building Control Lead