

In pursuance of its powers under the Acts and Orders referred to below, the County Borough Council as Local Planning Authority, hereby determines your application in accordance with the particulars and plans comprising the application



Applicant	MR ALAN BOWDEN	Code Number	ABE P/2020/0456
Agent	COX FREEMAN MR ALAN MCCALL 4TH FLOOR 39 STONEY STREET THE LACE MARKET NOTTINGHAM NG1 1LX	Date Received	12/08/2020
		Decision Date	05/10/2020

Town and Country Planning Act, 1990

Location of application

ROWAN FOODS LTD, OSCAR MAYER LTD, ASH ROAD SOUTH,
WREXHAM INDUSTRIAL ESTATE, WREXHAM, LL13 9UG

Description of application

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TREATMENT PLANT EQUIPMENT

In reaching this decision the Council has had regard to the relevant policies in the Wrexham Unitary Development Plan which are as follows:-

E4	Employment development within settlements
EC13	Surface water run-off
EC14	Protection of controlled waters
EC6	Biodiversity Conservation
GDP1	Development objectives
PS1	Settlement limits
PS11	Biodiversity
PS2	Development and the environment
T8	Parking

Revision	Date	Description of Decision
0	05/10/2020	Planning permission issued

Particulars of decision that permission be GRANTED Subject to the following:-

Condition(s)

1. The development hereby permitted shall be commenced before the expiry of five years from the date of this permission.

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2. The development shall only be carried out in strict accordance with the details shown on the approved drawing(s) numbered CFL-PL:

ZZ-AP-A-08001 Proposed elevations

ZZ-AP-A-05001 Proposed site layout

ZZ-AP-A-01001 Location Plan

00-AP-A-06001 Proposed ground floor

and as contained within the application documentation.

Reason(s)

1. To comply with Section 91(3) of the Town and Country Planning Act, 1990.
2. To comply with section 71ZA (2) of the Town and Country Planning Act 1990.

Note(s) to applicant

Your attention is drawn to Highway Supplementary Notes - Refer to Statement of Applicant's Rights and General Information on our planning web site at:-

http://www.wrexham.gov.uk/english/planning_portal/publications/info_sheets.htm

Pollution Prevention

During the construction phase you should take any precaution to prevent contamination of surface water drains and local watercourses. Oils and chemicals should be stored in bunded areas and spill kits should be readily available in case of accidental spillages.

For further guidance please refer to GPP 5 and PPG 6 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/>

Following the commencement of Schedule 3 of the Flood and Water Management Act, the works as proposed are required to obtain approval from the SuDS Approving Body (SAB) prior to commencement of those construction works. Further details of the SAB, the new national standards, the pre application advice service and the application for approval process can be found on the Wrexham CBC's SAB webpage:

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Code ABE P/2020/0456

Agent COX FREEMAN
MR ALAN MCCALL
4TH FLOOR
39 STONEY STREET
THE LACE MARKET
NOTTINGHAM
NG1 1LX

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https://www.wrexham.gov.uk/english/planning_portal/sab/sab.htm or by contacting the SAB Team directly at SAB@wrexham.gov.uk .



Officer Appointed for this purpose
Chief Officer Planning & Regulatory

Refer to Statement of Applicant's Rights and General Information on our planning web site at:-

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