



**The Coal
Authority**



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For the Attention of: Mr M Phillips – Case Officer
Wrexham County Borough Council

[By Email: planning@wrexham.gov.uk]

08 January 2020

Dear Mr Phillips

PLANNING APPLICATION: P/2019/0940 CONDITIONS

APPLICATION FOR VARIATION OF CONDITIONS NOS 2 AND 3 IMPOSED UNDER PLANNING PERMISSION P/2016/0458 TO EXTEND TIME LIMIT FOR COMMENCEMENT OF DEVELOPMENT BY 5 YEARS; Land Off North Road, Ponciau, Wrexham

Thank you for your notification of 23 December 2019 seeking the views of the Coal Authority on the above planning application.

The Coal Authority is a non-departmental public body sponsored by the Department of Business, Energy & Industrial Strategy. As a statutory consultee, The Coal Authority has a duty to respond to planning applications and development plans in order to protect the public and the environment in mining areas.

The Coal Authority Response: Material Consideration

I have reviewed the proposals and confirm that the application site falls within the defined Development High Risk Area; therefore within the application site and surrounding area there are coal mining features and hazards which need to be considered in relation to the determination of this planning application.

The Coal Authority records indicate that the site is in an area of probable shallow coal mine workings. However, this planning application is for the variation of conditions only therefore the principle of the development should have been established as part of the planning permission: P/2016/0458.

It does not appear that the Coal Authority have previously been consulted on this site, therefore we are assuming that full consideration has been afforded to the ground

conditions and any risks arising from land instability as part of the planning permission: P/2016/0458 and that the LPA are satisfied that the site is suitable for its proposed use.

The Coal Authority has **no objection** to this variation of condition application.

Please do not hesitate to contact me if you would like to discuss this matter further.

Yours sincerely

D Roberts

Deb Roberts *M.Sc. MRTPI*
Planning Liaison Manager

Disclaimer

The above consultation response is provided by The Coal Authority as a Statutory Consultee and is based upon the latest available data on the date of the response, and electronic consultation records held by The Coal Authority since 1 April 2013. The comments made are also based upon only the information provided to The Coal Authority by the Local Planning Authority and/or has been published on the Council's website for consultation purposes in relation to this specific planning application. The views and conclusions contained in this response may be subject to review and amendment by The Coal Authority if additional or new data/information (such as a revised Coal Mining Risk Assessment) is provided by the Local Planning Authority or the Applicant for consultation purposes.