

Cerys Jones

From: Matthew Phillips
Sent: 19 March 2020 09:15
To: planning_admin
Subject: FW: P/2019/0005

Contaminated Land response

From: Angela Guy
Sent: 18 March 2020 19:33
To: Matthew Phillips
Subject: RE: P/2019/0005

Matthew

Please can you request all the appendices and the drawing is supplied. Otherwise I've no concerns with the report itself in terms of it's conclusions and recommendations. In light of the issue you are needing to resolve, a plan showing the areas of concern, I think the drawing in this report may show this however I would need to see and check this.

Regards Angela

From: Matthew Phillips
Sent: 04 March 2020 09:59
To: Angela Guy
Subject: FW: P/2019/0005

Angela,

Please see attached.

Matthew

From: Vincent Ryan [mailto:Vincent.Ryan@bartonwillmore.co.uk]
Sent: 04 March 2020 09:53
To: Matthew Phillips
Subject: RE: P/2019/0005

Hi Matthew

Thank you for your email. I am not sure why the Stage 1 was not appended to the GI. Please see attached. Hopefully this will resolve the concern but if we need to agree a suitable condition to deal with the matter then we would be happy to discuss this further.

Kind regards

Vincent

Vincent Ryan

Director

DDI: 0161 817 4903

M: 07713 062562

W: www.bartonwillmore.co.uk

Tower 12, Bridge Street, Spinningfields, Manchester, M3 3BZ



**BARTON
WILLMORE**

 Consider the Environment, Do you really need to print this email?

The information contained in this e-mail (and any attachments) is confidential and may be privileged. It may be read, copied and used only by the addressee, Barton Willmore accepts no liability for any subsequent alterations or additions incorporated by the addressee or a third party to the body text of this e-mail or any attachments. Barton Willmore accepts no responsibility for staff non-compliance with our IT Acceptable Use Policy.

From: Matthew Phillips <Matthew.Phillips@wrexham.gov.uk>
Sent: 03 March 2020 14:43
To: Vincent Ryan <Vincent.Ryan@bartonwillmore.co.uk>
Subject: FW: P/2019/0005

Vincent,

Please see below. Would this be a major issue to deal with prior to a determination or would you prefer me to simply impose a condition that applies to the whole site and for the matter to be dealt with via a discharge of condition application that identifies areas where remediation is required?

Matthew

From: Angela Guy
Sent: 03 March 2020 14:40
To: Matthew Phillips
Subject: RE: P/2019/0005

Matthew

As the site is so large certain areas of the site are unlikely to be potentially impacted by land contamination and I would agree that development of those areas could commence if a condition allowed this but still required the other areas of concern to be investigated prior to the rest of the development commencing.

The Stage 1 desk study report should identify the areas of concern, Smith Grant appear to have done one as it's referred to in section 3.1 of the Betts Geo Consulting Engineers report, however the Stage 1 report was not submitted with the planning application. Whilst I have some records showing areas of potential concern I do not have a plan that would be sufficient as this should really be prepared based on the findings of the desk study. Provided I consider the Stage 1 report sufficient it is possible a plan could be prepared based on the findings of that report.

Regards Angela

Ms Angela Guy BSc (Hons) MSc
Swyddog Tir wedi ei Halogi
Contaminated Land Officer



 01978 298771
 Cynllunio a Rheoleiddio, Neuadd y Dref, Wrexham, LL11 1AY
 Planning & Regulatory, Guildhall, Wrexham, LL11 1AY
 wrexham.gov.uk | wrexham.gov.uk
 twitter.com/cbswrexham | twitter.com/wrexhamcbc
 facebook.com/cynngorwrexham | facebook.com/wrexhamcouncil

From: Matthew Phillips
Sent: 03 March 2020 08:22

To: Angela Guy
Subject: P/2019/0005

Angela,

The Contaminated Land response for the above application requires the standard contamination conditions. However it would appear that this is needed in respect of on parts of the site. Do you have a plan that would show the extent of the area of the site affected and if so, would you be agreeable to the developer submitting a plan that identifies specific areas of the site you'd like to be investigated and for the condition to be amended slightly so that it only prevented development in those areas?

Regards

Matthew Phillips

Arweinydd Rheoli Cynllunio/Planning Control Lead
Cynllunio a Rheoleiddio/Planning and Regulatory



01978 298780



Cyngor Bwrdeistref Sirol Wrecsam, Neuadd y Dref, Wrecsam, LL11 1AY



Wrexham County Borough Council, Guildhall, Wrexham, LL11 1AY



wrexham.gov.uk | wrecsam.gov.uk



twitter.com/wrexhamcbc | twitter.com/cbswrecsam



facebook.com/wrexhamcouncil | facebook.com/cyngorwrecsam

Rydym yn croesawu gohebiaeth yn Gymraeg. Byddwn yn ymateb i unrhyw ohebiaeth yn Gymraeg ac ni fydd hyn yn arwain at unrhyw oedi.

Ewch i weld - mi fedrwch chi dalu, rhoi gwybod, gwneud cais, dweud eich dweud, a dod o hyd i wybodaeth ar-lein yn www.wrecsam.gov.uk. Arbedwch bapur - meddylwch cyn argraffu!

Mae'r neges e-bost hon ac unrhyw atodiadau wedi eu bwriadu ar gyfer yr unigolyn neu'r sefydliad y?i cyfeirir atynt yn unig. Am yr amodau llawn yngl?n ? chynnwys a defnyddio'r neges e-bost hon, ac unrhyw atodiadau, cyfeiriwch at www.wrecsam.gov.uk/top_navigation/disclaimersw.htm

We welcome correspondence in Welsh. We will respond to any correspondence in Welsh and this will not lead to any delay.

Take a look - you can pay, report, request, have your say and find information online at www.wrexham.gov.uk. Save paper - think before you print!

This e-mail message and any attachments are intended solely for the individual or organisation to whom it is addressed. For full conditions in relation to content and use of this e-mail message and any attachments, please refer to www.wrexham.gov.uk/top_navigation/disclaimers.htm