

## Cerys Jones

---

**From:** Sharon Holman  
**Sent:** 16 October 2019 12:56  
**To:** planning\_admin  
**Subject:** FW: P/2019/0740

Civ – flood officer resp

---

**From:** Neil Taunt <[Neil.Taunt@wrexham.gov.uk](mailto:Neil.Taunt@wrexham.gov.uk)>  
**Sent:** 16 October 2019 11:17  
**To:** Sharon Holman <[Sharon.Holman@wrexham.gov.uk](mailto:Sharon.Holman@wrexham.gov.uk)>  
**Cc:** Neil Taunt <[Neil.Taunt@wrexham.gov.uk](mailto:Neil.Taunt@wrexham.gov.uk)>  
**Subject:** P/2019/0740

Hi Sharon,

Thank you for the recent consultation on the above application for planning permission.

A portion of the site is located in DAM Zone A as defined within TAN15. Localised areas of the site are identified as being at risk of surface water flooding as defined on NRW's mapping, but the proposed extension would appear outside of these areas..

### SuDS Approving Body Approval Requirement

As you will be aware, from the 7th of January 2019 any new development of more than one dwelling or that involves construction work of more than 100m<sup>2</sup> is required to obtain approval from the SuDS Approving Body (SAB) prior to the commencement of those construction works. Pre applications discussions with the applicants representatives regarding the requirement for SAB approval have taken place and have informed the submitted Drainage Strategy. The strategy sets a clear intent with regards to how the proposed development may comply with the SAB requirements, and sufficient information is provided at this stage to demonstrate a scheme should be deliverable for the site.

I would request the following Note to Applicant be included should the application be successful:

### Note to Applicant – SAB Approval Required

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: [https://www.wrexham.gov.uk/english/planning\\_portal/sab/sab.htm](https://www.wrexham.gov.uk/english/planning_portal/sab/sab.htm) or by contacting the SAB Team directly at [SAB@wrexham.gov.uk](mailto:SAB@wrexham.gov.uk).

If you have any questions on the above please let me know.

Many thanks

Neil

**Neil Taunt MCIWEM C.WEM CEnv CSci**  
Uwch Swyddog Rheoli Llifogydd / Senior Flood Management Officer



☎ 01978 729734 / 07808 787632

✉ Amgylchedd a Chynllunio, Cyngor Bwrdeistref Sirol Wrecsam, De Ffordd yr Abaty, Ystad Ddiwydiannol Wrecsam, Wrecsam LL13 9PW

✉ Environment & Planning, Wrexham County Borough Council, Abbey Road South, Wrexham Industrial Estate, Wrexham LL13 9PW

🌐 [wrecsam.gov.uk](http://wrecsam.gov.uk) | [wrexham.gov.uk](http://wrexham.gov.uk)

🐦 [twitter.com/cbswrecsam](https://twitter.com/cbswrecsam) | [twitter.com/wrexhamcbc](https://twitter.com/wrexhamcbc)

📘 [facebook.com/cyngorwrecsam](https://facebook.com/cyngorwrecsam) | [facebook.com/wrexhamcouncil](https://facebook.com/wrexhamcouncil)