

FAO Philip Forster

15/07/2019

Dear Philip,

TOWN AND COUNTRY PLANNING ACT 1990
DEDDF CYNLLUNIO GWLAD A THREF 1990

**BWRIAD / PROPOSAL: APPLICATION FOR APPROVAL OF DETAILS RESERVED BY
CONDITIONS IMPOSED UNDER PLANNING PERMISSION P/2018/0138-
CONDITION 3 - SUBMISSION OF SAMPLES OF ALL EXTERNAL FACING
MATERIALS**

**CONDITION 5 - SUBMISSION OF SCHEME DETAILING THE PROVISION OF A 1.8M
WIDE ADOPTABLE FOOTWAY**

CONDITION 6 - SUBMISSION OF A CONSTRUCTION TRAFFIC MANAGEMENT PLAN

**CONDITION 8 - SUBMISSION OF A DETAILED AROBICULTURAL METHOD
STATEMENT**

**CONDITION 11 - SUBMISSION OF A SCHEME OF REASONABLE AVOIDANCE
MEASURES IN RESPECT OF GREAT CRESTED NEWTS**

**CONDITION 13 - SUBMISSION OF A SCHEME FOR THE COMPREHENSIVE AND
INTEGRATED DRAINAGE OF THE SITE**

LLEOLIAD / LOCATION: Land at Bedwell Road, Cross Lanes, Wrexham

Thank you for consulting Natural Resources Wales (NRW) about the above, which was received on 09/07/2019.

**Condition 11 - Submission of a Scheme of Reasonable Avoidance Measures in
Respect Of Great Crested Newts**

We consider the ecological submission (Proposed Residential Housing Development on land at Bedwall Road, Cross lanes, Wrexham – Biosecurity, Tyrer Ecological Consultants/Marches Ecology, 22/05/2019) to be satisfactory in respect of biosecurity.

We consider the ecological submission (Proposed Residential Housing Development on land at Bedwall Road, Cross lanes, Wrexham – Great Crested Newt Reasonable Avoidance Measures, Tyrer Ecological Consultants/Marches Ecology, 22/05/2019) to be satisfactory in respect of great crested newt avoidance measures.

We have no objection to the partial discharge of the condition.

We have no comment to make with regards to Conditions 3, 5, 6, 8, and 13.

Please do not hesitate to contact us if you require further information or clarification on any of the above.

Our comments above only relate specifically to matters that are listed in our 'Consultation Topics' document (September 2018) which is published on our website: (<https://cdn.naturalresources.wales/media/686847/dpas-consultation-topics-august-2018-eng.pdf?mode=pad&rnd=131819256840000000>). We have not considered potential effects on other matters and do not rule out the potential for the proposed development to affect other interests, including environmental interests of local importance.

Yn gywir / Yours sincerely,

Daniel Davies

Daniel Davies

Cynghorydd Cynllunio Datblygu / Development Planning Advisor

Cyfoeth Naturiol Cymru / Natural Resources Wales