

**Towers Nursery, Llangollen Road, Trevor.**

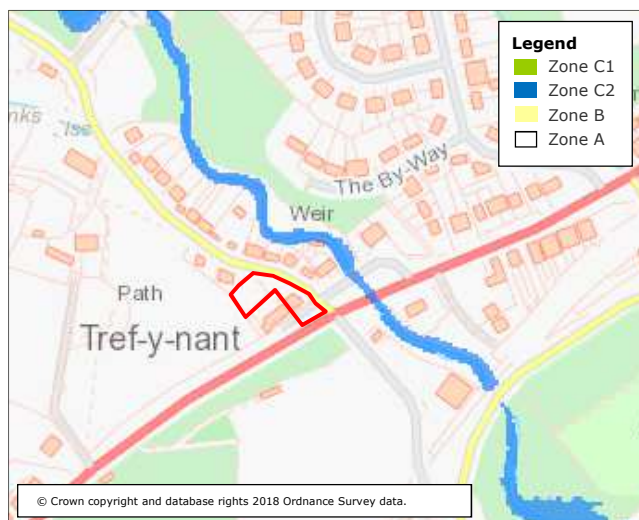
**Requirement for Flood Risk Assessment**

In the original planning permission, NRW consultation response dated 24 November 2015, the NRW consultation response in 2015 did mention that 'the flood risk modelling on which these outlines are based is relatively unsophisticated'. It appears that more accurate modelling has now been completed and the site is now shown on the attached map to be in Zone A as defined in TAN15.

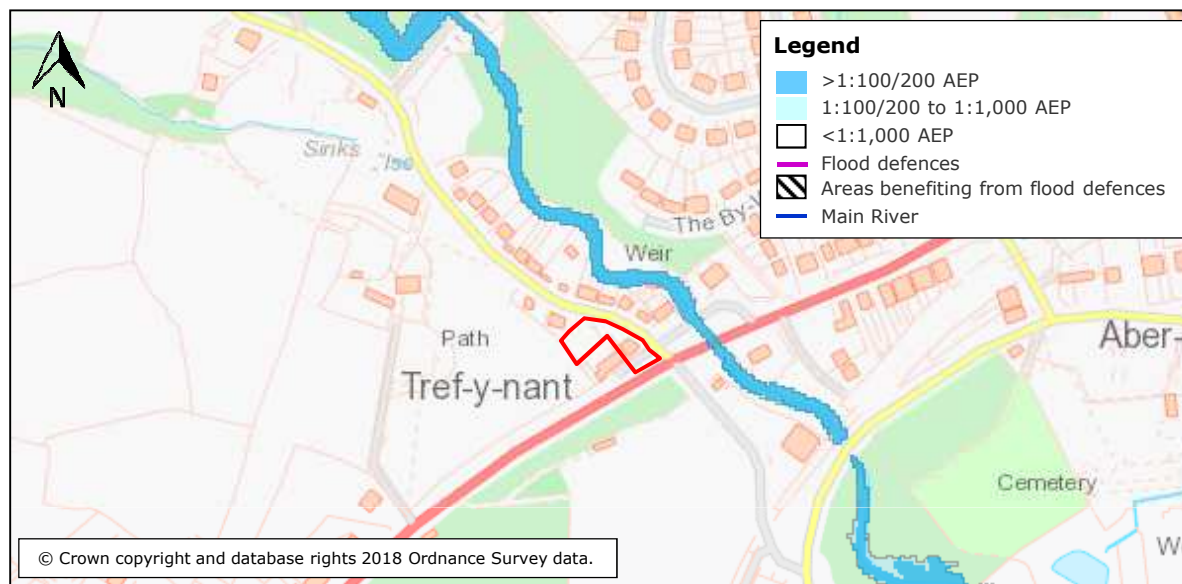
We also referred to the latest Welsh Government's Development Advice Map, the latest Natural Resources Wales' (NRW) Flood Map and the latest NRW Risk of Flooding from Surface Water Map. Copies of the three maps are below. This is supported by the NRW Flood Map.

Consequently a Flood Consequences Assessment is no longer required. In addition, the site is shown on the third map not to be at risk of surface water flooding.

## Welsh Government; Development Advice Map 001



## NRW; Flood Map 001



## NRW; Risk of Flooding from Surface Water Map 001

