

Susan Davies

From: Sharon Holman
Sent: 14 November 2017 12:10
To: planning_admin
Subject: FW: P/2017/0853

Civ – flood officer resp

From: Neil Taunt
Sent: 14 November 2017 10:37
To: Sharon Holman
Subject: P/2017/0853

Hi Sharon,

Thank you for the recent consultation on the above application.

Our records indicate that there is a culverted watercourse that crosses the western half of the proposed development site. It is essential that no buildings are constructed over the existing culvert or within a distance that could impact upon the integrity of the culvert or the ability to maintain or repair the culvert in the future. It is essential that the route of the culvert across the site is understood and that site layout is such that it will not be compromised by the proposed development. As such I would request that additional information is submitted to demonstrate that there will be no impact.

With regards to the management of surface waters generated by the development, the application form indicates that soakaway will be used. No supporting information is submitted to indicate that this is feasible. As a minimum an indicative drainage proposal should be submitted (as detailed within the attached guidance note) prior to determination of the application.

If the above information is not forthcoming I would request the application be refused.

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 Wrexham, De Ffordd yr Abaty, Ystad Ddiwydiannol Wrexham, Wrexham LL13 9PW
✉ Environment & Planning, Wrexham County Borough Council, Abbey Road South, Wrexham Industrial Estate, Wrexham LL13 9PW
🌐 wrexham.gov.uk | wrexham.gov.uk
🐦 twitter.com/cbswrexham | twitter.com/wrexhamcbc
📘 facebook.com/cyngorwrexham | facebook.com/wrexhamcouncil