

Cerys Jones

From: Philip Forster
Sent: 28 July 2017 09:19
To: planning_admin
Subject: FW: P/2017/0607
Attachments: 17042-500-02 Rev F.PDF

[Flood officer response inc PDF](#)

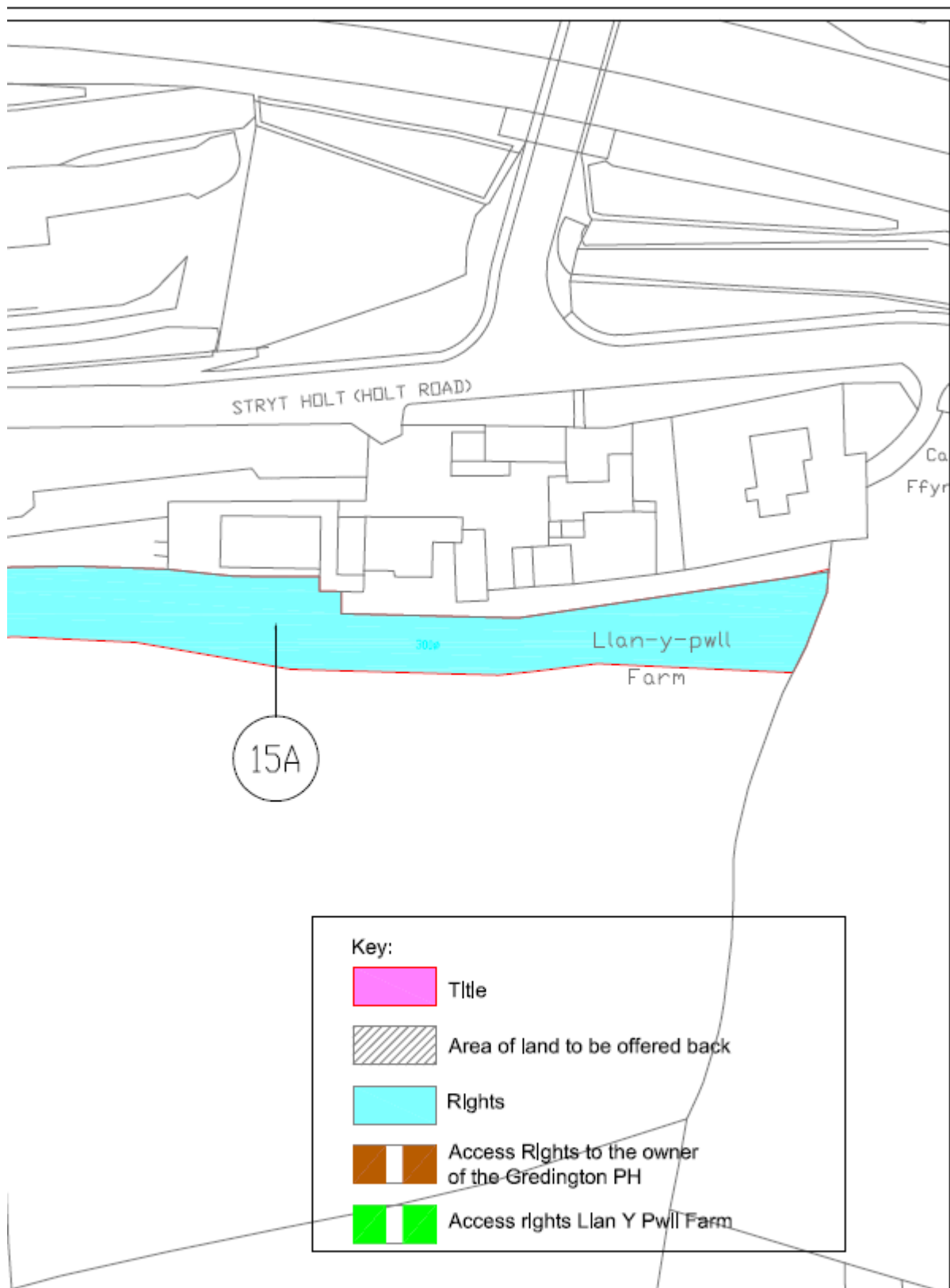
From: Neil Taunt
Sent: 27 July 2017 10:03
To: Philip Forster
Subject: P/2017/0607

Hi Phil,

Thanks you for the recent consultation on the above application.

A large portion of the site is identified as falling in DAM Zone C2 as defined within TAN15. Although no surface watercourse is visible at this location, the attached details the piped watercourse/drainage system that serves to drain the local highway network. In addition the extract below indicates an easement in place to enable future maintenance of this system. I would recommend that NRW are consulted on this application to confirm the requirement for any Flood Consequence Assessment.

Due to the scale and nature of the development I have no objection to the development but would strongly advise the applicant incorporate flood resistant and resilient construction techniques to minimise the impact of any future flood event. The applicant should also be made aware of the easement and location of the local highway drainage network that may sit beneath the proposed development footprint. If permission were to be granted the applicant should locate the existing system and, if works will impact upon it, contact Wrexham CBC to confirm the most appropriate way forward to ensure no detriment to the existing system.



NUMBER:	2754	SCALES:	1:1000 @A3	AMENDMENTS:	DATE	SCHEME TITLE:	Wrexham Industrial Estate Access Road Northern Access
ION:	DESIGN	NATIONAL GRID REF:		B Land to be offered back added	03/05/2016	DRAWING TITLE:	Land Acquisition
IN BY:	AeF			C Septic tank, lettering changed	03/06/2016		
CKED BY:				D Access rights shown	12/06/2016		
LOVED BY:		STATUS:	Scheme			DRAWING NUMBER:	02754/D/1400N15 D

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



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