Cyfoeth Naturiol Cymru
Natural Resources Wales

Ein cyf / Our ref:je/CAS-35792-S2M6

Eich cyf / Your ref:P/2017/0554

Community Well-being and Development
Wrexham County Borough Council
16 Lord Street
Wrexham
LL11 1LG

Email:
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Er sylw/ For the attention of:
Philip Forster

19/ 07/ 2017

Dear Mr Forster,

Burton Hall, Burton Hall Road, Burton Rossett - P/2017/0554
Steel framed agricultural building extension for storing machinery and hay

Thank you for consulting Natural Resources Wales regarding the above proposal, received on 10th July 2017

Natural Resources Wales has no objection to the scheme.

Protected Species

We have identified the possibility that bats may be present. Therefore, we recommend that your Authority screens the application to see if there is a reasonable likelihood of bats being present and the need for a bat survey in accordance with Technical Advice Note 5: Nature Conservation and Planning (paragraph 6.2.2).

Please consult us again if the survey finds that bats are present at the site. In the meantime, we cannot confirm that the proposal would not harm or disturb bats, or a breeding site or resting place used by bats. Nor can we confirm that the proposal would not be detrimental to the maintenance of a bat population's favourable Conservation status in its natural range.

Environmental Management

Any waste excavation material or building waste generated in the course of the development must be disposed of satisfactorily in accordance with duty of care requirements under section 34 of the Environmental Protection Act 1990. The waste shall be transported using registered waste carriers to suitably permitted or exempt sites. Transfer notes shall be kept for each load for a minimum of 2 years.

Please do not hesitate to contact us if we can be of any further assistance to you or if you wish clarification on the above.

Our comments only relate specifically to matters that are included on our checklist "Natural Resources Wales and Planning Consultations" (March 2015) which is published on our website: (https://naturalresources.wales/media/5271/150302-natural-resources-wales-and-planning-consultations-final-eng.pdf). 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.*

Any site owner/developer should be advised that, in addition to planning permission, it is their responsibility to ensure that they secure all other permits/consents relevant to their development.

Yours sincerely,

Joy Evans

Joy Evans
Development Planning Advisor