

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

Ein cyf / Our ref:je/CAS-34912-G9F1

Eich cyf / Your ref:P/2017/0478

Email:
northplanning@cyfoethnaturiolcymru.gov.uk
Tel: 03000 65 5236

Er sylw/ For the attention of:
Mared Rees

26/ 06/ 2017

Dear Ms Rees,

**DIAMOND HOUSE FARM, BOWLING BANK, WREXHAM - P/2017/0478
DEMOLITION OF EXISTING LIVESTOCK BUILDING, EXTENSION TO EXISTING
PORTAL FRAMED BUILDING TO PROVIDE NEW PARLOUR, COLLECTION
YARD AND GENERAL PURPOSE STORAGE AND LIVESTOCK HOUSING**

Thank you for consulting Natural Resources Wales regarding the above proposal, received on 16 / 06/ 2017.

Natural Resources Wales has no objection to the scheme.

Protected Species

Due to the nature of the work and local species records, we have identified the possibility that protected species, ie bats or great crested newts (GCNs) may be present or affected. Therefore, we recommend that your Authority screens the application to see if there is a reasonable likelihood of protected species being present and the need for a species 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 protected species are present at the site. In the meantime, we cannot confirm that the proposal would not harm or disturb protected species, or a breeding site or resting place used by them. Nor can we confirm that the proposal would not be detrimental to the maintenance of a protected species population's favourable Conservation status in its natural range.

Environmental Management

NRW are satisfied that the information presented is sufficient for the purposes of granting planning permission and that the risk of pollution occurring on the site can be managed. The facilities must comply with the Water Resources (Control of Pollution) (Silage, Slurry and Agricultural Fuel Oil) Regulations 2010. Site operators

www.cyfoethnaturiolcymru.gov.uk

www.naturalresourceswales.gov.uk

Maes y Ffynnon, Penrhosgarnedd, Bangor, LL57 2DW

Croesewir gohebiaeth yn y Gymraeg a'r Saesneg
Correspondence welcomed in Welsh and English

should ensure that there is no possibility of contaminated water entering and polluting surface or groundwater.

Please refer to the link below for further information:

<http://naturalresources.wales/media/4344/ssaf0-guidance-leaflet.pdf>

The importation of waste to the site for use in construction (e.g. to make the bases of the pods, or car park) needs to be registered as an exempt activity under the Environmental Permitting Regulations 2016, or a permit sought. The following link will take the applicant to the relevant NRW webpage for registering such an exemption, or applying for a waste permit: <https://naturalresources.wales/apply-for-a-permit/waste/?lang=en>

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