

Our ref: DB/HSO

27th March 2017

J10 Planning Ltd
1-3 Upper Eastgate Row
Eastgate Row North
Chester
CH1 1LQ

For the attention of Mr Justin Paul.

Dear Sir,

Re- Management Company scope- Development at Boosey Fields, off Mold & Griffiths Rd, Stansty, Wrexham LL11 4SX

Please find below in italics the proposed wording that has been prepared for inclusion in the responsibilities/scope for the proposed management company for the above development. Should there be any queries, please advise.

The management company will be responsible for the following scope to safeguard the long term performance of the surface water drainage, and maintenance of POS landscaping, trees and shared paving outside of the adopted areas.

More specifically, the management company's scope will include for the following:

- *Grass cutting and weeding, including the removal from site of cuttings. The frequency will be seasonally adjusted.*
- *Trimming of hedges and bushes in September (outside bird nesting)*
- *Periodic Arboricultural report and any necessary maintenance work identified in the report.*
- *Emptying of the surface water attenuation pond silt trap, and any shared non adopted gulleys (if applicable).*
- *Inspection, cleaning and any remedial works or repairs necessary to shared non adopted access roads or footpaths and fencing.*

The frequency for the above will be in accordance with manufacturers recommendations, industry recommendations/good practice, however extra over inspections and actions would be required in the case of storms, or sustained period of rain, wind or snow.

Should there be storm damage to trees or fencing, the management company would carry out any repairs, temporary works and will carry the necessary insurances.

Yours Sincerely



Doug Bailey
Project Manager

