

Clare Whiting

From: Philip Forster
Sent: 09 January 2017 16:48
To: planning_admin
Subject: FW: Our ref: P/2016/0712 Your ref: PLA0022204 - resi development at Land at Darland Lane, Rossett

Welsh water response

From: Jones-Hughes Henry [mailto:Henry.Jones-Hughes@dwrcymru.com]
Sent: 09 January 2017 14:24
To: Philip Forster; services developer
Subject: RE: Our ref: P/2016/0712 Your ref: PLA0022204 - resi development at Land at Darland Lane, Rossett

Hi Phil

Thank you for the additional information. As Neil has eluded to, we would not support the discharge of surface water into the combined sewer. The discharge of surface water into the combined system and its eventual treatment is not a sustainable means of surface water drainage. The local combined sewer network is also sensitive to pollution incidents and it is likely that any additional surface water will lead to an increase in pollution and potential flooding in the surrounding area.

Looking through the FCA, section 7.1 refers to existing site drainage but there is no evidence of how the site currently drains surface water run-off and where it drains to. I would suggest this would be a good starting point to work from. There also appears to be no on-site infiltration testing in order to discount on-site infiltration. I note the bore holes that have been sunk.

As a secondary point, Welsh Water would have to have further design detail in order to consider the appropriateness of any designed surface water system.

Regards

Henry



Henry Jones-Hughes

Development Control Officer | Developer Services | Dwr Cymru Welsh Water

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From: Philip Forster [mailto:Philip.Forster@wrexham.gov.uk]
Sent: 09 January 2017 13:29
To: services developer <developer.services@dwrcymru.com>; Jones-Hughes Henry <Henry.Jones-Hughes@dwrcymru.com>
Subject: Our ref: P/2016/0712 Your ref: PLA0022204 - resi development at Land at Darland Lane, Rossett

***** External Mail *****

Our ref: P/2016/0712 Your ref: PLA0022204

Dear Henry,

I wanted to reconsult you on the above outline planning application following your initial comments, those of our LLFA officer and additional information received in the way of an FCA. Our LLFA has recommended consulting with

you on the basis of the conclusions of the FCA and your previous comments. The primary reasons relates to the discharge of excess surface waters into the existing combined sewer network.

I would be grateful on any comments you may wish to make on this matter, preferably within 14 days of this email.

Regards

Phil

Philip Forster

Swyddog Cynllunio/Planning Officer
Rheoli Datblygu /Development Control



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We welcome correspondence in Welsh. We will respond to any correspondence in Welsh and this will not lead to any delay.

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