

Cerys Jones

From: Matthew Phillips
Sent: 18 January 2017 14:05
To: planning_admin
Subject: FW: P/2017/0002

Flood officer comments

From: Neil Taunt
Sent: 18 January 2017 13:40
To: Matthew Phillips
Subject: P/2017/0002

Hi Matthew,

Thank you for the recent consultation on the above application.

As identified within the supporting documentation, the development is located in close proximity to the Afon Ceiriog. Portions of the site are identified as being located within Zone C2 as defined within TAN15, although the footprint of the proposed building would appear to fall outside of this zone. Despite this, section 8.2 of the Supporting statement does detail that flood resilient construction techniques will be incorporated into the design, with floor levels at least 150mm above surrounding ground levels which would appear appropriate in this case, although I would suggest seeking NRW's views in relation to the requirements for any FCA.

Many thanks

Neil

Neil Taunt MCIWEM C.WEM CEnv CSci
Uwch Swyddog Rheoli Llifogydd / Senior Flood Management Officer



01978 729734

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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