

Cerys Jones

From: Matthew Phillips
Sent: 15 December 2015 10:40
To: planning_admin
Subject: FW: P/2015/0583 - Former Sharp site.

NRW response

From: Ellis, Matthew [mailto:Matthew.Ellis@cyfoethnaturiolcymru.gov.uk]
Sent: 15 December 2015 10:39
To: Matthew Phillips; Emma Broad
Subject: RE: P/2015/0583 - Former Sharp site.

Hi Matt

I concur with your reasoning.

Amended condition is OK by me

Cheers

Matt

From: Matthew Phillips [mailto:Matthew.Phillips@wrexham.gov.uk]
Sent: 15 December 2015 10:37
To: Ellis, Matthew; Emma Broad
Subject: FW: P/2015/0583 - Former Sharp site.

Could you confirm whether you are ok with the amended condition? I can get the decision issued asap if so.

From: Matthew Phillips
Sent: 15 December 2015 10:30
To: 'Ellis, Matthew'
Cc: Emma Broad
Subject: RE: P/2015/0583 - Former Sharp site.

Matthew,

I think this is would be integral to the monitoring plan that I'd consult you and Emma on before we confirmed whether the condition was met or not – so if they didn't include anything to that end in the Plan it could be picked up at that stage.

Regards

Matthew Phillips

Planning Officer/Swyddog Cynllunio
Community Wellbeing and Development/Adran Lles Cymunedol a Datblygu
Wrexham County Borough Council/Cyngor Bwrdeistref Sirol Wrecsam
Telephone/Ffôn: 01978 298780

From: Ellis, Matthew [<mailto:Matthew.Ellis@cyfoethnaturiolcymru.gov.uk>]
Sent: 15 December 2015 10:28
To: Matthew Phillips; Emma Broad
Subject: RE: P/2015/0583 - Former Sharp site.

Do you also want to add something along the lines of the below in respect of resource provision?

No part of the development shall commence until a long term Ecological Management and Monitoring Plan in respect of the ecological mitigation and habitat creation measures set out in section 5. Recommendations of the Capita Llay Industrial Estate & Former Sharp Site Ecological Survey and Report December 2015 and those shown on approved drawing no. B1305210/AR/050.001 Revision PL4 has been submitted to and approved in writing by the Local Planning Authority. The ecological mitigation and habitat creation measures shall be retained in perpetuity solely for the purpose of ecological mitigation and managed and monitored in strict accordance with Ecological Management and Monitoring Plan as approved. Evidence shall be submitted in respect of the provision of resources required to undertake surveillance and monitoring in the long term.

From: Matthew Phillips [<mailto:Matthew.Phillips@wrexham.gov.uk>]
Sent: 15 December 2015 10:25
To: Ellis, Matthew; Emma Broad
Subject: RE: P/2015/0583 - Former Sharp site.

Both,

I had another read and thought both could be improved a little:

No part of the development shall commence until the following have been submitted to and approved in writing by the Local Planning Authority:

- i) An timetable for the implementation of the ecological mitigation and habitat creation measures set out in section 5. Recommendations of the Capita Llay Industrial Estate & Former Sharp Site Ecological Survey and Report December 2015 and those shown on approved drawing no. B1305210/AR/050.001 Revision PL4; and*
- iii) A Biosecurity Risk Assessment*

The development shall thereafter be carried out in strict accordance with the details as are approved.

No part of the development shall commence until a long term Ecological Management and Monitoring Plan in respect of the ecological mitigation and habitat creation measures set out in section 5. Recommendations of the Capita Llay Industrial Estate & Former Sharp Site Ecological Survey and Report December 2015 and those shown on approved drawing no. B1305210/AR/050.001 Revision PL4 has been submitted to and approved in writing by the Local Planning Authority. The ecological mitigation and habitat creation measures shall be retained in perpetuity solely for the purpose of ecological mitigation and managed and monitored in strict accordance with Ecological Management and Monitoring Plan as approved.

Matthew

From: Ellis, Matthew [<mailto:Matthew.Ellis@cyfoethnaturiolcymru.gov.uk>]
Sent: 15 December 2015 10:17
To: Matthew Phillips; Emma Broad
Subject: RE: P/2015/0583 - Former Sharp site.

Hi Both

OK by me

Matt

From: Matthew Phillips [<mailto:Matthew.Phillips@wrexham.gov.uk>]
Sent: 15 December 2015 09:55
To: Emma Broad; Ellis, Matthew
Subject: P/2015/0583 - Former Sharp site.

Matthew/Emma,

Please see below – two draft conditions that I suggest be imposed on the development:

No part of the development shall commence until the following have been submitted to and approved in writing by the Local Planning Authority:

- i) An timetable for the implementation of the measures set out in section 5. Recommendations of the Capita Llay Industrial Estate & Former Sharp Site Ecological Survey and Report December 2015 and those shown on approved drawing no. B1305210/AR/050.001 Revision PL4 and referred to in including a timetable for the implementation of the habitat mitigation measures; and
- iii) A Biosecurity Risk Assessment

The development shall thereafter be carried out in strict accordance with the details as are approved.

No part of the development shall commence until a long term Ecological Management and Monitoring Plan in respect of the measures set out in section 5. Recommendations of the Capita Llay Industrial Estate & Former Sharp Site Ecological Survey and Report December 2015 and those shown on approved drawing no. B1305210/AR/050.001 Revision PL4 has been submitted to and approved in writing by the Local Planning Authority. The measures set out the measures set out in section 5. Recommendations of the Capita Llay Industrial Estate & Former Sharp Site Ecological Survey and Report December 2015 and those shown on approved drawing no. B1305210/AR/050.001 Revision PL4 be retained in perpetuity for the purpose of habitat mitigation and managed and monitored in strict accordance with Ecological Management and Monitoring Plan as approved.

Regards

Matthew Phillips

Planning Officer/Swyddog Cynllunio
Community Wellbeing and Development/Adran Lles Cymunedol a Datblygu
Wrexham County Borough Council/Cyngor Bwrdeistref Sirol Wrecsam
Telephone/Ffôn: 01978 298780

Take a look - you can pay, report, request, have your say and find information online at www.wrexham.gov.uk. Save paper - think before you print!

This e-mail message and any attachments are intended solely for the individual or organisation to whom it is addressed. For full conditions in relation to content and use of this e-mail message and any attachments, please refer to http://www.wrexham.gov.uk/top_navigation/disclaimers.htm.

Ewch i weld - mi fedrwch chi dalu, anfon, ceisio, dweud eich dweud, a dod o hyd i wybodaeth ar-lein yn www.wrecsam.gov.uk. Arbedwch bapur meddyliwch cyn argraffu!

Mae'r neges e-bost hon ac unrhyw atodiadau wedi eu bwriadu ar gyfer yr unigolyn neur sefydliad yi cyfeirir atynt yn unig. Am yr amodau llawn ynglyn a chynnwys a defnyddior neges e-bost hon ac unrhyw atodiadau, cyfeiriwch i http://www.wrecsam.gov.uk/top_navigation/disclaimersw.htm

Take a look - you can pay, report, request, have your say and find information online at www.wrexham.gov.uk. Save paper - think before you print!

This e-mail message and any attachments are intended solely for the individual or organisation to whom it is addressed. For full conditions in relation to content and use of this e-mail message and any attachments, please refer to http://www.wrexham.gov.uk/top_navigation/disclaimers.htm.

Ewch i weld - mi fedrwch chi dalu, anfon, ceisio, dweud eich dweud, a dod o hyd i wybodaeth ar-lein yn www.wrecsam.gov.uk. Arbedwch bapur meddyliwch cyn argraffu!

Mae'r neges e-bost hon ac unrhyw atodiadau wedi eu bwriadu ar gyfer yr unigolyn neur sefydliad yi cyfeirir atynt yn unig. Am yr amodau llawn ynglyn a chynnwys a defnyddior neges e-bost hon ac unrhyw atodiadau, cyfeiriwch i http://www.wrecsam.gov.uk/top_navigation/disclaimersw.htm

Take a look - you can pay, report, request, have your say and find information online at www.wrexham.gov.uk. Save paper - think before you print!

This e-mail message and any attachments are intended solely for the individual or organisation to whom it is addressed. For full conditions in relation to content and use of this e-mail message and any attachments, please refer to http://www.wrexham.gov.uk/top_navigation/disclaimers.htm.

Ewch i weld - mi fedrwch chi dalu, anfon, ceisio, dweud eich dweud, a dod o hyd i wybodaeth ar-lein yn www.wrecsam.gov.uk. Arbedwch bapur meddyliwch cyn argraffu!

Mae'r neges e-bost hon ac unrhyw atodiadau wedi eu bwriadu ar gyfer yr unigolyn neur sefydliad yi cyfeirir atynt yn unig. Am yr amodau llawn ynglyn a chynnwys a defnyddior neges e-bost hon ac unrhyw atodiadau, cyfeiriwch i http://www.wrecsam.gov.uk/top_navigation/disclaimersw.htm