

From: Sharon Holman
Sent: 15 December 2015 10:46
To: planning_admin
Subject: FW: P/2015/0790 Boozey Fields, Old Mold Road, Gwersyllt (RBA ref 4037)

Civ – further flood officer response

From: Neil Taunt
Sent: 15 December 2015 10:20
To: David High
Cc: 'Justin@j10planning.com'; Sharon Holman
Subject: RE: P/2015/0790 Boozey Fields, Old Mold Road, Gwersyllt (RBA ref 4037)

David,

Thank you for your letter (dated 10th December) regarding drainage of the proposed Boozey Fields site.

In my initial response to the submitted application I stated *“The submitted report highlights a number of potential issues that may be exacerbated by the introduction (or reintroduction) of additional flows from the development. Connectivity of the system has been demonstrated by dye tracing, with camera inspection being unsuccessful due to standing water within the existing system, with the existing headwall to the east of the Mold Road being submerged at time of survey. A visit to site has also confirmed that the receiving watercourse is heavily silted and vegetated, both impacting on capacity and conveyance of water.”* In discussion following it was accepted that these issues need to be addressed prior to introducing more formalised flows into the system, particularly concerning more frequent rainfall events where the positively drained system would increase discharge into the system. Indeed, your correspondence confirms a 17% increase in discharge for the 1 year event. I fully accept that for less frequent events there will be a notable betterment.

I have been unable to source any detailed design information regarding the construction of the bypass which was undertaken by Clwyd CC, but it would be a reasonable assumption that the culvert was installed new during construction. I am also unaware of any recent inspections of this structure. Upon clearance of the system downstream system, I would suggest your previous study be extended to confirm either way.

With regards to the suggested financial contribution from the developer to the restoration of the local drainage system, I can confirm Wrexham CBC are unable to enter into any agreement where our powers vested under the Land Drainage Act would be used to facilitate the clearance/maintenance.

I do believe that it is essential to resolve the drainage issues highlighted within your original submission prior to the principle of development being established for the site. I would strongly recommend contacting the relevant landowners directly and securing agreement in principle for either the developer or landowner to carry out appropriate maintenance prior to commencement of works on site. If it can be demonstrated that there is a reasonable prospect for these works to be carried out then a Grampian type condition may be appropriate in this instance.

If you wish to discuss the above in further detail then please do not hesitate to make contact.

Regards

Neil

Neil Taunt MCIWEM C.WEM CEnv CSci



01978 729734



Housing, Public Protection and Environment Department, Wrexham County Borough Council, Abbey Road South, Wrexham Industrial Estate, Wrexham LL13 9PW



Adran Tai, Gwarchod y Cyhoedd a'r Amgylchedd, Cyngor Bwrdeistref Sirol Wrecsam, De Ffordd yr Abaty, Ystad Ddiwydiannol Wrecsam, Wrecsam LL13 9PW



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From: David High [<mailto:david.high@rba.ltd.uk>]

Sent: 11 December 2015 11:33

To: Neil Taunt

Cc: 'Justin@j10planning.com'

Subject: P/2015/0790 Boozey Fields, Old Mold Road, Gwersyllt (RBA ref 4037)

Neil,

Please find the attached letter relating to the above planning application.

Regards

David High

for **RBA LTD | CONSULTING CIVIL & STRUCTURAL ENGINEERS**

26 Mostyn Road, Colwyn Bay, Conwy LL29 8PB ☎ 01492 533117 ✉ admin@rba.ltd.uk 🌐 www.rba.ltd.uk

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