

Our reference: DH/13-016/034
Your reference: AR/CLJ/10008600



11 May 2015

Wrexham County Borough Council
Guildhall
Wrexham
LL11 1AY

For the attention of A Rowlands Esq

By Post & Email

Dear Sirs

Tension Control Bolts Limited
Clywedog Road South, Wrexham Industrial Estate, Wrexham
Planning Breach of Condition Notice 2 (P/2012/0771)

We have been forwarded a copy of your letter dated 23rd April 2015 enclosing Breach of Condition Notice 1 in respect of the above planning application.

We have discussed this matter with our client and respond as follows:-

Condition 7 Habitat Management - TCB's Works Manager has been in detailed dialogue with a consultant from North Wales Wildlife Trust (NWWT) since last October. Following several site visits a detailed plan of works to be carried out on the ecological mitigation area was established in draft form in January this year. NWWT are keen to include this programme of work for TCB into their Living Landscape Scheme but also to manage the area on a long term basis. There has been some uncertainty recently as to whether that is possible and in order to resolve the matter a senior ecologist from NWWT is attending a Management meeting at TCB next week. It is hoped that following this meeting the proposed works and management can be agreed & finalised to everyone's satisfaction. TCB is committed to securing the long-term management of this important habitat.

Condition's 16 and 17 Footpath – Please find enclosed a copy of the drawings previously approved by the Council's Highways Department. TCB are committed to providing this footpath but do not consider the expense incurred by entering into a S.278/38 Agreement is warranted. Would the Council consider relaxing this requirement on the basis that a contractor approved by the authority completes the works?

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Old Cherry Lane,
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BUILDING SURVEYING

ARCHITECTURE

COST CONSULTANCY

PROJECT MANAGEMENT

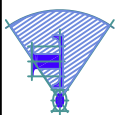
Condition 18 Travel Plan – TCB are currently in the process of finalising a Travel Plan, which will be issued by Friday 15th May 2015.

Yours faithfully



C4 Consulting Limited

DO NOT SCALE



NOTES

THIS DRAWING IS TO BE READ IN CONJUNCTION WITH ALL OTHER RELEVANT ARCHITECTS', ENGINEERS AND SPECIALISTS' DRAWINGS TOGETHER WITH THE APPROPRIATE SPECIFICATION.

IT IS THE CONTRACTORS RESPONSIBILITY TO CHECK ALL DIMENSIONS ON SITE. DIMENSIONS MUST NOT BE SCALED FROM THIS DRAWING. ANY DISCREPANCIES TO BE BROUGHT TO THE IMMEDIATE ATTENTION OF THE ARCHITECT IN WRITING.

ALL LEVELS ARE IN METRES, UNLESS NOTED OTHERWISE.

THE CONTRACTOR SHALL IMPLEMENT AND MAINTAIN THROUGHOUT THE DURATION OF THE CONTRACT A FULL TRAFFIC MANAGEMENT SYSTEM TO ENSURE SAFE PASSAGE OF VEHICLES/PEDESTRIANS IN THE VICINITY OF THE WORKS. ALL TRAFFIC SIGNS, SIGNALS, BARRIERS ETC. SHALL BE IN ACCORDANCE WITH CHAPTER 8 OF THE TRAFFIC SIGNS MANUAL.

ALL KERBS TO BE INSTALLED WITH 125mm FACE TO ACCESS ROADS AND 100mm IN CAR PARK AREA UNLESS NOTED OTHERWISE.

LEGEND

- PROPOSED KERB LINE
- TP02 TANGENT POINT
- HB2 125x255 HALF BATTERED KERB
- DR1 125x255 HALF BATTERED DROP KERB (RIGHT)
- DL1 125x225 HALF BATTERED DROP KERB (LEFT)
- BN 125x150 BULLNOSED KERB
- EF 50x150 EDGING KERB
- LINEAR DRAINAGE CHANNEL
- TACTILE BUSTER PAVING (BUFF COLOUR)

REV	DATE	BY	DESCRIPTION	CHK	APP
P1	30.09.13	RAH	ISSUED FOR APPROVAL	MC4	PJB
DRAWING STATUS					
PRELIMINARY					

The Consult Ltd.
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Director
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CLIENT: TENSION CONTROL BOLTS LTD

ARCHITECT: C4 CONSULTING

PROJECT: CLYWEDOG ROAD SOUTH
WREXHAM INDUSTRIAL ESTATE

TITLE: PROPOSED HIGHWAY WORKS
GENERAL ARRANGEMENT

SCALE & SIZE	CHECKED: MCH	APPROVED: PJB
QAD TITLE	DESIGN/DRAWN: RAH	DATE: SEPT13
PROJECT No:	DRAWING No:	REV:
T/11-1034	CL(94)02	P1