MEMORANDUM

From:	Stacey Inglis Contaminated Land Officer	**To:**	Sharon Holman Planning Officer
Our Ref:	P/2025/0794	**Your Ref:**	P/2025/0794
Date:	15 January 2026	**No. of Pages:**	1

TOWN AND COUNTRY PLANNING ACT 1990

P/2025/0794 – DISCHARGE OF CONDITIONS 4 (BIODIVERSITY), 5 (ECOLOGY), 6 (BIOSECURITY), 8 (CONTAMINATION) AND 10 (BICYCLE PARKING) OF PLANNING PERMISSION P/2022/0411

LAND NEXT TO UNIT 33, ABENBURY WAY, WREXHAM INDUSTRIAL ESTATE, WREXHAM, LL13 9UZ

The following additional information has been submitted to discharge Condition 8 of planning permission P/2022/0411:

- Smith Grant Environmental Consultancy, Phase 2 Contaminated land Assessment (Intrusive Investigation) at Land adjacent to Alpha Windows, Abenbury Way, Wrexham Industrial Estate. Dated November 2025

This report has been reviewed in conjunction with the previous report submitted:

- Smith Grant Environmental Consultancy, Phase 1 Contaminated Land Assessment (Desk Study) at Land adjacent to Alpha Windows, Abenbury Way, Wrexham Industrial Estate. Dated August 2025

Having reviewed the phase 2 report I can confirm that I agree with the findings of the report and that no remedial works are required. I can therefore recommend the discharge of Condition 8 and Condition 9.

Should you have any queries regarding the above then please contact me on Ext. 8773.

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Stacey Inglis
Contaminated Land Officer