MEMORANDUM

From:	Angela Roberts Contaminated Land Officer	**To:**	Jenni Perkins Senior Planning Officer
Our Ref:	P/2026/0508	**Your Ref:**	P/2026/0508
Date:	15 September 2026	**No. of Pages:**	2

TOWN AND COUNTRY PLANNING ACT 1990

P/2026/0324 BRYMBO IRON AND STEEL WORKS, NEW HIGH STREET, BRYMBO, WREXHAM, LL11 5AX

DISCHARGE OF CONDITIONS 6 (VALIDATION REPORT), 11 (SCHEME OF HISTORIC ENVIRONMENT MITIGATION) AND 14 (BIODIVERSITY) OF PLANNING PERMISSION P/2023/0674

It is noted that the same verification report submitted for P/2026/0324 has been submitted for this application.

- GroundSolve Ltd, Brymbo Heritage Centre – Verification report, GSL3549, Version 1, 17/07/2026

In my Memo dated 08/09/26 for P/2026/0324, I stated that I reviewed the report and confirmed that the details provided for the soft landscaping area were sufficient and in accordance with the agreed Remediation Strategy. For clarity, please provide an as built/final plan that shows the correct and current site layout and indicates all soft landscaping areas, written confirmation (a letter is sufficient) that confirms all the soft landscaping areas shown in the aforementioned plan have had remedial works as detailed in the verification report completed. It would also be helpful to confirm which soft landscaping areas are covered by this application and which are covered by P/2026/0324.

In regard to the gas verification details, please confirm whether the report submitted with P/2026/0324 is applicable to this planning application. In my Memos dated 03/07/26 and 08/09/26 I commented that "*It is not clear from the e3p Gas Membrane Inspection report dated 17th March 2026 ref: 18-630-V1 submitted with the above application that the mitigation works have been undertaken in accordance with the details described and agreed in the Remediation Strategy, particularly as there is no cross-referencing between the two documents and the Inspection Report does not contain any drawings either.*"

It was stated in Table 4.1 of the Remediation Strategy that liaison with the water supply company to determine the necessity for chemical resistant pipe materials was required, however no details on the outcome of this have been provided.

Until the above clarifications/details are provided, I cannot recommend the discharge of condition 6.



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Angela Roberts
Contaminated Land Officer