

MEMORANDUM / COFNOD

The Vale of Glamorgan Council
The Alps, Wenvoe, CF5 6AA



To / I:	Rob Lankshear
Dept / Adran:	Planning
Date / Dyddiad:	22/03/2016
Your Ref / Eich	P/DC/LC/RL/2014/01433/FU
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From / Oddi Wrth:	Operational Manager Highways and Engineering
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Subject / Testyn: Planning Application No. 2014/01433/FUL Windmill Industrial Estate, Barry
Proposal: Planning application is respect to two additional units within an existing development at Windmill Industrial Estate. Original Application 05/01112/FUL

This site is located in DAM Zone C2 indicating there is a risk to the site of tidal or fluvial flooding. NRW maps indicate there is a very low risk of surface water flooding to the site. The site is adjacent to a designated main river and therefore NRW should be consulted on this application.

The flood consequence assessment has been submitted with this application and recommends potential mitigation measures against the effects of flooding. These measures should be implemented upon completion of the proposed new units.

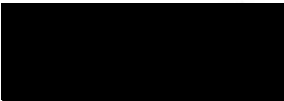
No drainage plan has been included with this application. The site plan A001 E refers to drainage works undertaken by others on Hall O'Hanlon Drawing 5710-003. It is therefore assumed that the proposed new units will connect to the existing drainage system on site. This drawing has not been submitted with this application and should be provided, along with proposed connections, prior to works beginning on site.

No details have been submitted on the proposed management and maintenance of the drainage system, and these should therefore be submitted prior to work beginning on site.

Conditions:

Given the above, no development shall commence on site until a detailed scheme for the surface water drainage of the site, showing how road and roof / yard water will be dealt with has been submitted to and approved in writing by the Local Planning Authority. Details shall include existing drainage systems across the site and any connections to this system. Any calculations for onsite attenuation or discharge should also be included. Details shall also be provided on the perpetual management and maintenance of the proposed drainage scheme for the lifetime of the development. The approved scheme must be implemented prior to beneficial occupation and as built drawings should be submitted to the LPA. This is to ensure that effective drainage facilities are provided for the proposed development and that flood risk is not increased elsewhere.

All works shall be carried out in accordance with the proposals identified within the Flood Consequence Assessment to mitigate the effects of potential flood events at this location.


C. R. Moon
for Operational Manager Highways and Engineering
ar ran Rheolwr Gweithredol Priffyrdd a Pheirianeg