

Determination report

Licence number: WA/057/0031/004/V003

Application reference number: PAN-033111

Site name: Vale of Glamorgan Hotel

Report of an application for a technical variation to full abstraction licence number WA/057/0031/004/V001

Purpose of this document

This determination report:

- explains how the application has been determined
- provides a record of the decision-making process
- shows how all relevant factors have been taken into account
- justifies any further conditions in the licence other than those applied as standard.

Unless the determination report specifies otherwise we have accepted the applicant's proposals.

NRW has decided to issue the licence.

A glossary of acronyms used can be found at the end of this document in [Annex 2](#).

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1. Summary of the proposal

The applicant, The Vale of Glamorgan Hotel LTD, has applied for a technical variation to their existing abstraction licence WA/057/0031/004/V001 at NGRs ST 04707 78093, ST 04304 78300, and ST 05063 78937 near Pontyclun, Mid Glamorgan.

The licence currently authorises groundwater abstraction from two boreholes and a catch-pit. Borehole 1 is authorised for abstraction throughout the year. Borehole 2 is authorised for abstraction from 1 February to 30 November, and the catch-pit is authorised for abstraction from 1 March to 30 November.

The authorised purpose of Borehole 1 is commercial use (hotel use), while Borehole 2 and the catch-pit are authorised for spray irrigation.

The proposed technical variation would reassign the authorised purposes of Borehole 1 and Borehole 2, such that Borehole 1 would be used for spray irrigation and Borehole 2 for commercial use. This is how the boreholes have always been used, they were wrongly assigned when the original application when first licensed. The variation would also amend the licence to allow abstraction from all three sources throughout the year.

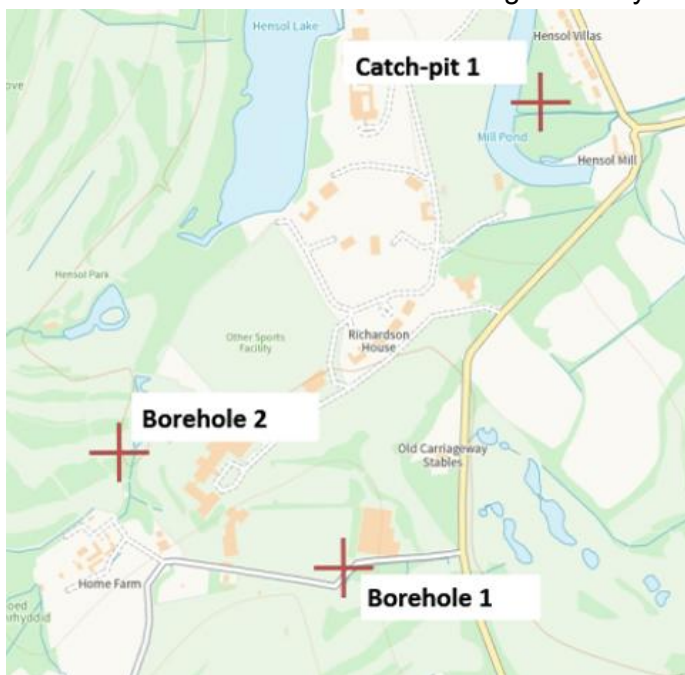


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2. Application details

Administrative details	
Applicant name and address	Vale of Glamorgan Hotel Limited Mwyndy Business Park Mwyndy Pontyclun

	Mid Glamorgan CF72 8PN
Existing licence number	WA/057/0031/004/V001
New licence number	WA/057/0031/004/V003
Hydrometric sub-catchment	057-0031:Ely

3. Validation of the application and further information received during determination

The application was validated on 19/06/2026. This means we considered it was submitted on the correct form, the correct application fee had been received and that the application contained sufficient information for us to begin our determination.

Entitlement to apply

The applicant demonstrated that they are entitled to apply for the abstraction licence, as they have, or will have when the licence takes effect, a right of access to the abstraction points.

4. Advertising

In exercise of its discretion under the Water Resources (Abstraction and Impounding) Regulations 2006 (Regulation 7(4)), Natural Resources Wales dispensed with the advertising requirements in relation to this proposal. This decision is documented on a dispensation notice, which can be found on the public register.

Notice of this proposal has not been published; consequently no external representations from the general public can be made or considered. No statutory bodies have been notified because the proposal is not subject to advertising.

5. Justification of requirements and water efficiency

The previous licence determination noted the installation of a semi-artificial hybrid grass pitch by the Football Association of Wales and Cardiff Football Club at the Vale Resort. The site also comprises a golf course and hotel facilities.

The authorised abstraction is required to supply water for irrigation of the sports pitch and golf course, together with the hotel's commercial water demand. The quantities applied for remain unchanged from those currently licensed and no increase in abstraction volumes is proposed.

NRW have assessed the applicant's justification of requirements and have deemed them reasonable.

Water efficiency

Natural Resources Wales have reviewed the measures provided by the applicant and consider that they are satisfactory to ensure that water is used efficiently.

6. Consultation

Natural Resources Wales carried out consultation on the application in accordance with its legal obligations, our statutory Public Participation Statement (PPS) and Principles of Working Together agreements.

A summary of consultation comments and our response can be found in 7.11. We have taken all relevant representations into consideration in reaching our decision.

7. Technical assessment of the proposal

This proposal has been screened for potential impacts to the water environment, which includes designated sites, protected species, protected rights and lawful users.

Changes to licence conditions

Condition number	Change
4.1 and 4.2	Change of purposes to reflect variation request.
5.2 and 5.3	Moving of all abstractions to all year

7.1 Resource assessment and Abstraction Licensing Strategy (ALS)

The abstraction is within NRW's South East Valleys Abstraction Licensing Strategy (ALS) area. According to the ALS, there are limited data on groundwater levels and flows in this area.

Licences will be granted based on the following principles:

- Any application for a new groundwater abstraction licence or upwards variation to an existing licence will be treated on a case by case basis. *Not applicable in this application.*
- HoF or HoL restrictions may be applied to the licence. *As this variation will not change the abstraction quantities, there would be no change to any HoF/HoL requirements.*
- Abstraction restrictions will be dependent upon aspects such as aquifer type, the depth of the borehole / well, the proximity to a surface water course, the proximity to a designated site and local features of importance, the quantity of water applied for and purpose. *There are no designated sites or local features of importance within 250m of the abstractions. Appropriate conditions have been included in the licence e.g. maximum quantities that can be abstracted, to protect the aquifer.*
- Surface water availability may override local groundwater availability if it is demonstrated that the abstraction impacts river flows. This means that the surface water HoF restrictions will apply. The appropriate HoF location will be based on the point of impact of the groundwater abstraction and determined during the licence application process. *This activity has been ongoing in various forms since 2000 and there have been no identified impacts to river flows.*
- We will not issue a licence that would cause deterioration in the WFD ecological quality of a water body. *There is no expected deterioration.*
- As more of the 'available' water is allocated to consumptive abstractions, we will issue licences with increasingly restrictive HOF conditions to ensure sufficient water continues to be available for the environment and to protect existing abstractions. *Not applicable here.*

NRW is satisfied that no new conditions are required as part of this variation to protect water availability in this catchment.

7.2 Hydrology and/or hydrogeology

The abstraction is from the underground strata comprising of superficial drift (glacial sand, gravel and clay) at The Vale of Glamorgan Hotel, Hensol Park, Hensol, Vale of Glamorgan.

7.3 Impact on groundwater

A pumping test and reports were undertaken by The Vale of Glamorgan Hotel Ltd as part of the original licence determination in 2000. Conclusions of the reports were that the abstraction rates are not expected to impact upon any of the identified water features, or result in extensive drawdown impacts on groundwater. It was considered that the change proposed as part of this variation was low risk and as such no more supporting information was required for this application and the previous conclusion still stands.

7.4 Impact on surface water flows

Not applicable as this application is for a ground water abstraction with no identified impacts to surface water.

7.5 Impact on ecology

Note that impacts to ecological features within designated sites can be found in section 7.8

7.5.1 Impacts on fisheries

There are no anticipated impacts to fisheries as a result of this proposal.

7.5.2 Impacts on other water dependent species and habitats

There are no anticipated impacts to water dependent species or habitats as a result of this proposal.

7.6 Impact on water quality

There are no anticipated impacts to water quality as a result of this proposal.

7.7. Protected rights and lawful users

Lawful uses of water have been considered and appropriate measures to safeguard them have been taken.

No protected rights have been identified as being at risk of derogation as a result of this proposal.

7.8 Conservation impacts – Designated sites

7.8.1 The National Site Network and Ramsars:

No National Site Network Sites or Ramsars have been identified as at risk as a result of this proposal. Therefore, a Habitats Regulations Assessment (HRA) is not required because there is no conceivable impact pathway by virtue of location of the project.

7.8.2 Sites of Special Scientific Interest (SSSIs), National Nature Reserves (NNRs) and Areas of Outstanding Natural Beauty (AONB)

Natural Resources Wales is of the opinion that the proposal is not likely to have an impact on any SSSIs, NNRs nor any AONBs as none of these sites was identified in NRW's risk screening exercise.

7.8.3 Other Designations

Protected Habitats

Reedbeds – Given the abstraction has been ongoing since 2000 and there have been no reported impacts to surface water features no impact is expected to this protected habitat.

7.9 Water Framework Directive Regulations 2017

The abstraction is within GB40902G201500 SE Valleys Southern Devonian Old Red Sandstone & Triassic Mercia Mudstone, and may be hydrologically linked with GB109057027260 Ely R - conf Nant Clun to Allot Gardens, Ely.

According to NRW policy, the proposal has screened out of requiring any further assessment under the WFD Regulations 2017 because it is a groundwater abstraction that is in accordance with flow standards as set out in NRW guidance and the ALS, and is therefore considered a 'low risk' activity.

7.10. Other considerations

Consideration	
Flooding	No concerns have been raised regarding flood risk as a result of this proposal.
Archaeology	No concerns have been raised regarding impacts to the historic environment and archaeology as a result of this proposal.

Recreation and amenity	NRW consider that this proposal will have minimal impact to recreation and amenity.
Subsidence and desiccation	NRW do not have concerns regarding the risk of subsidence and desiccation as a result of this proposal.

7.11 Representations and external consultation/notification responses

No representations were received as this application was not subject to advertising requirements.

7.12 Other consents

The applicant may be required to apply for other consents in addition to this application. It is the applicant's responsibility to ensure that all necessary consents are obtained before commencing this proposal.

8. Cost benefits and environmental mitigation or gain

In accordance with the Environment Act 1995, Section 39, NRW have had regard to costs and benefits in exercising its powers in the assessment below.

Assessment of probable benefits and costs of proposed option to the :	
Water Resources/ The Environment	There is low risk of environmental damage occurring as a result of this proposal. The proposal accords with local water resources policy and is sustainable.
The applicant	The applicant will benefit from the availability of water for their operation. There will be a cost saving from not having to use mains water for this purpose.

	The applicant will incur the costs of installing and maintaining the method of abstraction and of measuring the volumes of water they abstract. The applicant will have to pay the application fee, and an annual subsistence charge based on their licensed quantity.
Natural Resources Wales	Natural Resources Wales will incur the cost of determining the application and enforcing the licence. These costs will be partly recovered through the application charge and annual charges, where applicable. In determining the licence in accordance with local and national policy, Natural Resources Wales is fulfilling its duties as a regulator.
The economic and social well being of the rural community.	No adverse effects upon the social and economic well being of local communities in the rural area are perceived as a result of this proposal.

9. Biodiversity and Sustainable development

The principles of sustainable development and biodiversity are embodied in the conditions attached to the licence.

10. Time limit

A time limit has been included in accordance with the CAMS common end date for the catchment and Natural Resources Wales' approved policy.

11. Special agreements

There are no special agreements relevant to this proposal.

12. Measurement of water abstracted

The applicant will be advised of the measuring requirements which will comply with the Abstraction Metering Good Practice Manual (R & D Technical Report W84).

The applicant will be required to record volumes for each abstraction point on the licence. The applicant will be required to record abstraction volumes each month and submit these records within 28 days of NRW requesting them.

13. Considerations of SMNR – compliance with our General Purpose

We are satisfied that this decision is compatible with our general purpose of pursuing the sustainable management of natural resources in relation to Wales and applying the principles of sustainable management of natural resources.

14. Conclusion and decision

Full and due consideration has been given to any representations made, and due regard has been taken of protected rights and other lawful interests.

The principles of sustainable development are embodied in the conditions attached to the licence.

The conditions incorporated on the licence are considered to be necessary and reasonable in light of the available and presented evidence. The conditions are also considered to be consistent with appropriate standards for enforcement by Natural Resources Wales.

NRW has therefore approved the application (as modified) and issue of Licence number WA/057/0031/004/V003 with the conditions applied.

Annex 1 – Administration

Purpose code and loss factor

Primary Code	Secondary Code	Use	Loss factor
I: Industrial, Commercial, Public Services	HTL: Hotels, Public Houses & Conference Centres	040: Drinking, Cooking, Sanitary Washing (small garden) - Commercial / Industrial / Public Services	Medium
I: Industrial, Commercial, Public Services	GOF: Golf Courses	400: Spray Irrigation – Direct	High

I: Industrial, Commercial, Public Services	SPO: Sports Grounds / Facilities	400:Spray Irrigation – Direct	High
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Finance

The licence will be subject to annual charges under paragraph 6.1 of [Natural Resources Wales's water abstraction charges scheme](#)

Annex 2 - Glossary of acronyms used in this document

ALS	Abstraction Licensing Strategy
CAMS	Catchment Abstraction Management Strategy
CRow	Countryside Rights of Way
EFI	Environmental Flow Indicator
FRAP	Flood Risk Activity Permit
GES	Good Ecological Status
GW	Groundwater
HAF	Hydro abstraction factor
HEP	Hydro-electric power
HES	High Ecological Status
HIA	Hydrological Impact Assessment
HoF	Hands-off flow
HoL	Hands-off level
HRA	Habitat Regulations Assessment
LNR	Local Nature Reserve
LSE	Likely Significant Effect
NNR	National Nature Reserve
NRW	Natural Resources Wales
PALS	Permitting and Licensing System
PPS	Public Participation Statement
PWS	Public Water Supply
Q ₃₀	Flow exceeded 50% of the time period considered
Q ₅₀	Flow exceeded 50% of the time period considered
Q ₇₀	Flow exceeded 70% of the time period considered
Q ₉₅	Flow exceeded 95% of the time period considered
RBMP	River Basin Management Plans
ROA	Rights of Access (e
RSA	Restoring Sustainable Abstraction

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SAC	Special Area of Conservation
SINCs	Site of Importance for Nature Conservation (Local Wildlife Sites)
SMNR	Sustainable Management of Natural Resources
SPA	Special Protection Area
SPZ	Source Protection Zone
SSSI	Site of Special Scientific Interest
WAT	Welsh Archaeological Trust
WFD	Water Framework Directive (2008/98/EC)
WFS	Water Feature Survey
WIA	Water Industry Act
WR	Water Resources