May 2024

SERVICE DELIVERY MANAGEMENT PLAN

Land to the rear of 120 Rhosnesni Lane Wrexham LL12 7NB

P/2022/0181



Contents

1. Appointment
2. Background
3. Delivery and Service Management Plan Objectives
4. Approved Development
5. Report Purpose
6. Report Contents
7. Servicing and Refuse Collection Proposals
   - Commercial
   - Staff
   - Refuse
   - Vehicle Types
   - Risk Assessment of Servicing Area
8. Benefits of the Plan
9. Conclusion

1. APPOINTMENT

The Service Delivery Management Plan has been prepared on behalf of the applicant for the development of 7 business units to the rear of 120, Rhosnesni Lane Wrexham in order to satisfy Condition 11 of planning permission P/2022/0181.

2. BACKGROUND

Vehicular access to the site is taken from Rhosnesni Lane.

The access has been used extensively for a number of years for a variety of different business uses. The access leads to a large area which has historically provided access for numerous customer and delivery vehicles.

Amongst other uses the land has been used previously as a builder's yard. It lies adjacent to an existing building which was recently granted permission for conversion into 5 small business units, hence the requirement for a Service Delivery Management Plan to ensure that the potential increase in delivery vehicles does not detrimentally impact on the highway.

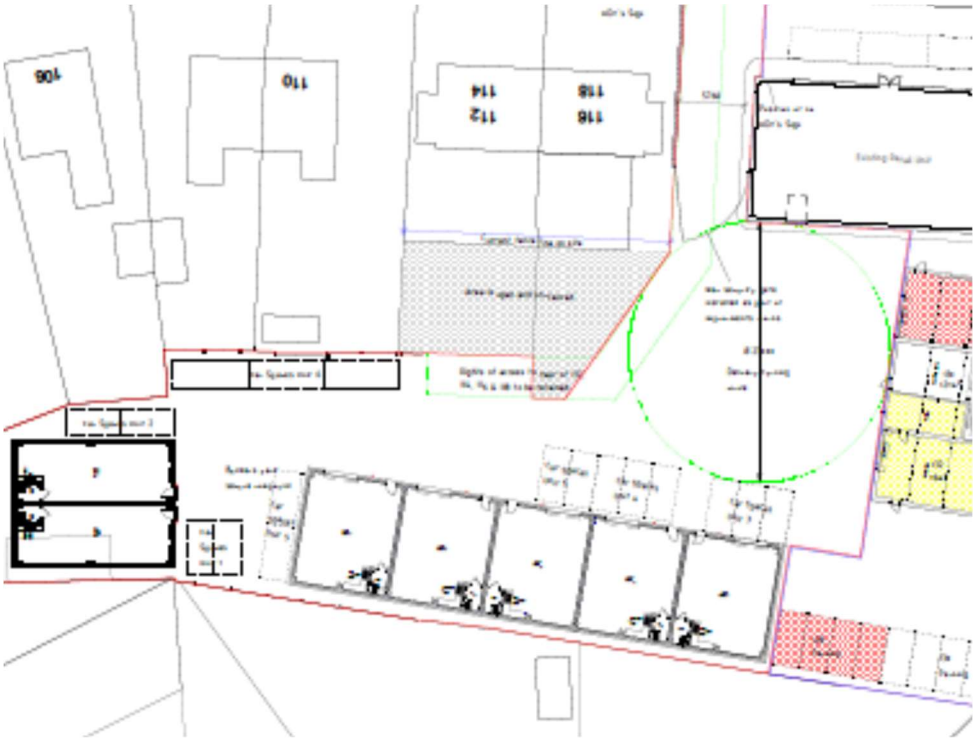
3. SERVICE AND DELIVERY MANAGEMENT PLAN OBJECTIVES

- To minimise the impacts of delivery and service movements, particularly at peak times.
- Demonstrate that goods and services can be delivered, and waste removed in a safe and efficient manner.
- Identify deliveries that could be reduced, re-timed or even consolidated, particularly during busy periods.
- To manage the timing of deliveries to reduce the impact in peak periods.
- To ensure appropriate routing strategies are in place for travel.

4. APPROVED DEVELOPMENT

The approved development consists of 7 small commercial units.

See proposed drawings below.



All seven units are serviced by the delivery yard off Rhosnesni Lane. The units to the front – notably Cliftons Plumbers and Focused Fitness are serviced from the front of the unit rather than to the rear.

A swept path analysis of a 3.5 T panel van was submitted with the planning application and the highway department have accepted that the access itself is adequate to cater for a vehicle of this size. No HGVs will be permitted to access the site.

Information supplied by the owners show that no HGVs are currently used to service any of the existing units. All existing units use either small vans or light goods vehicles of less than 3.5 T.

All seven new units will be strictly limited to the use of small vans or light goods vehicles of less than 3.5T (5.3m long)

Given the limited size of the proposed units, deliveries will be infrequent, the average is likely to be just 3 deliveries per unit per week, similar to the existing units on site.

A refuse collection service already visits the existing four units at the site on Rhosnesni Lane once per week. The collection is arranged privately with ASH waste. Given the limited amount of waste to be collected, and to avoid

unnecessary repeated trips to the site, the same vehicle will collect waste from the additional 7 units at the same time as collecting waste from the four units.

5. REPORT PURPOSE

The Service Delivery Management Plan is designed to provide a framework to improve the management of all delivery and servicing vehicle movements to and from the site. It is, therefore, an important tool for managing transport impacts and is produced in accord with planning condition no. 11, to inform the authorities of the intent of the applicant in managing delivery and service vehicle trips to and from the development in order to minimise their impact on the surrounding public highway.

6. REPORT CONTENTS

The report is set out as follows:

- Part 7 presents the proposed servicing provision on the site including details of the site management.
- Part 8 identifies the objectives of the Delivery and Servicing Management Plan.
- Part 9 discusses the benefits of the Plan.

7. SERVICING AND REFUSE COLLECTION PROPOSALS

Commercial

This part details the delivery and servicing activity for the proposed land use. Servicing to the site will continue to take place from Rhosnesni Lane. Delivery vehicles will drive via the approved access on Rhosnesni Lane through past the existing building currently used as a gym and through to the rear of the units. Adequate turning facility is provided within the site for delivery vehicles to then either reverse into the delivery area behind the buildings or drive in and reverse out. Neither option will cause any detriment to highway safety in the vicinity of the site.

Deliveries will be time restricted to ensure that there is no disturbance to any dwellings in close proximity to the site.
No deliveries will be permitted before 8:30am and after 17:30 pm Monday to Saturday or on a Sunday or Bank Holiday in accordance with condition 12 of the approved planning permission P/2022/0181

No vehicles associated with the businesses shall park on the adjoining highway

The range of goods offered at the units is unlikely to generate any significant traffic other than a few extra daily deliveries from small vans and light goods vehicles. Every attempt will be made to ensure that these vehicles make deliveries at different times in order to avoid conflict of vehicles at the site. If on the odd occasion two vehicles arrive at the same time there is more than enough space for them to wait up within the site, not on the highway, and therefore not detrimentally impact on the highway safety.

Deliveries to different units will be undertaken at different times of the day avoid any potential issues; any potential conflict will be managed by the site owner.

Staff

Staff parking is provided to the rear of the site and it does in any way restrict delivery vehicle manoeuvres or cause conflict with any delivery vehicles

Refuse

Commercial waste generated by the development will be stored within each unit and taken out ready for removal on refuse collection day. Given the size and type of business operating from each unit, refuse collection for the site will be limited to just once per week. The site will be managed proactively in association with the site owner. A private refuse company will remove any waste / refuse from the site.

Any issues with the timing of deliveries or refuse collections will be resolved by the site owner.

Vehicle Types

A restriction on the type of delivery vehicle permitted will be enforced by the site management company who will ensure that no HGVs are used for deliveries to the site; vehicles will be strictly limited to 3.5T (5.3m long). Signing will be erected at the site access junction with Rhosnesni Lane which states that no HGVs are permitted within the site.

Risk Assessment of Servicing Area

A risk assessment of the servicing area will be undertaken by the site owner and will include:

- adequate manoeuvring space for vehicles;
- interaction with pedestrians;

- adequate unloading area;
- interaction with vehicles;
- visibility of management staff.

8. BENEFITS OF THE PLAN

The coordination of deliveries by the site owner will ensure that there is very limited prospect of delivery vehicles being at the site simultaneously.

This will provide:

- cost effective deliveries to suit the business;
- more reliable delivery patterns;
- enhanced corporate social responsibility by trying to reduce the number of vehicles delivering to the site.

9. CONCLUSION

The Service Delivery Management Plan demonstrates that the site can be serviced safely within designated areas in order to ensure that traffic-flows and pedestrians on the surrounding highway network are unaffected by the operation of the site.