

MEMORANDUM

From: Chief Officer, Environment & Technical **To:** Chief Officer Planning & Regulatory
Our Ref: ET/DC/P/2021/1014 **Your Ref:** SG/P/2021/1014
Date: 2nd November 2021

TOWN AND COUNTRY PLANNING ACT 1990

ADEILADU MYNEDIAD NEWYDD ODDI AR BRIFFORDD DDOSBARTHEDIG / CONSTRUCTION OF A NEW ACCESS OFF A CLASSIFIED HIGHWAY **26 HENBLAS ROAD RHOSTYLLLEN WREXHAM**

Grid Ref: E 331648 N 348781

I refer to your consultation dated 27/10/2021 in respect of the above and would advise we do not intend to make any recommendations or comments.

We recommend the following conditions

ZJ09 NO GATES WITHIN 5 METRES

033R There shall be no gates or other means of enclosure across the vehicular access point within 5 metres of the highway boundary.

ZJ11 ACCESS WIDTH

039R The vehicular access hereby approved shall be a minimum width of 3.0 metres

ZJ15 VISIBILITY SPLAYS IN BOTH DIRECTIONS (NEAR SIDE)

038R Prior to first use of the development hereby approved the vehicular access shall provide visibility splays of 2.4 metres x 33 metres in both directions measured to the near side edge of the adjoining highway. Within these splays there shall be no obstruction in excess of 1 metre in height above the level of the near side edge of the adjoining carriageway. The splays shall thereafter be permanently retained clear of any such obstruction to visibility.

Supplementary Notes

The applicant's attention should be drawn to item nos. 1, 3, 4 & 5 of the supplementary notes.



Chief Officer, Environment & Technical