

Cerys Jones

From: John Kerr
Sent: 23 September 2021 10:25
To: Cerys Jones
Subject: FW: P/2021/0902 - HSS Tool Hire, Hightown Road, Wrexham - Site Visit

Hi Cerys,

Could the email below please be added to the file as Agent Correspondence – WEB?

Many thanks,

John Kerr MSc
Swyddog Cynllunio/Planning Officer
Cynllunio a Rheoleiddio/Planning and Regulatory



01978 298786
Cyngor Bwrdeistref Sirol Wrecsam, Neuadd y Dref, Wrecsam, LL11 1AY
Wrexham County Borough Council, Guildhall, Wrexham, LL11 1AY
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From: Dafydd Edwards <dafydd@blueprintarchitectural.com>
Sent: 23 September 2021 07:36
To: John Kerr <John.Kerr@wrexham.gov.uk>
Subject: RE: P/2021/0902 - HSS Tool Hire, Hightown Road, Wrexham - Site Visit

Hi John,

I have spoken to the applicant he has confirmed access to the rear of the site will be possible as the gated access is to remain open, its unlikely anyone will be on site.

With regards to the comments raised by the community council I can confirm the following:

Our client purchased this A1 building following the vacation of HSS Hire a couple of years ago, his intention is to improve the layout add an extension and potentially market the building for Let.
I'm therefore unable to confirm the proposed use of the building whether it is food retail/clothes/hire.

I'd like to place on record the use is not being applied for, just simply an extension to the building with some internal alterations, hence the context of the application submitted.

The occupation of this building has to be supported by the LA allowing a new business potentially become part of the town, providing jobs to the area.

I understand the community councils questions however, I'm simply not able to confirm or deny the proposed occupation of the building at present as its unknown, from a planning perspective to my knowledge it is not something that can be controlled given the current use of the site.

Opening hours were added to the application to broaden the appeal of potential businesses, should this be an issue I'd be happy to agree a departure from the suggested opening times.

I trust you understand and value my comments relating to the above mentioned application.

Kind regards

Dafydd Edwards ACIOB

Senior Architectural Technician
for *Blueprint Architectural Services*

Tel: 01978 356500

Email: Dafydd@blueprintarchitectural.com

From: John Kerr <John.Kerr@wrexham.gov.uk>

Sent: 22 September 2021 12:19

To: Dafydd Edwards <dafydd@blueprintarchitectural.com>

Subject: P/2021/0902 - HSS Tool Hire, Hightown Road, Wrexham - Site Visit

Good Afternoon Dafydd,

I'm planning on conducting a site visit at the above property this Friday 24th September. It will likely be mid-morning.

Could you please inform the applicant? It is just to inform them that I will be taking some photographs of the site. I may need access around the back of the property, would someone need to be on site with me for this?

If they aren't going to be on site this Friday, I can take whatever photographs I can get and if need be, we can arrange another site visit at a later date.

Kind regards,

John Kerr MSc

Swyddog Cynllunio/Planning Officer
Cynllunio a Rheoleiddio/Planning and Regulatory



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We welcome correspondence in Welsh. We will respond to any correspondence in Welsh and this will not lead to any delay.

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