

AnnS Jones

From: Philip Forster
Sent: 20 September 2018 09:21
To: planning_admin
Subject: FW: P/2018/0673 - Proposed residential development at Holt Road, Wrexham

Consultation response

From: Denise Garland
Sent: 14 September 2018 11:19
To: Martin Howarth; Philip Forster
Subject: RE: P/2018/0673 - Proposed residential development at Holt Road, Wrexham

I would also like to comment that the application shows a proposed pitch which is in part on land owned by the Council and not Glyndwr. The Council has not discussed the position of the pitch with Glyndwr and has not given any authority for its land to be used for such a purpose.

Denise

From: Martin Howarth
Sent: 14 September 2018 10:25
To: Philip Forster
Cc: Denise Garland
Subject: RE: P/2018/0673 - Proposed residential development at Holt Road, Wrexham

Philip

RE: P/2018/0673 - Proposed residential development at Holt Road, Wrexham

Thanks for the opportunity to comment on the planning application for residential development on Holt rd. I have concerns over the application. If the residential development went ahead there would be a loss of public open space, but more importantly, the loss of an area of open space that can hold a number of football pitches for junior and or senior games. I note the planning application proposes a single football pitch would be retained, through siting the pitch partly on WCBC land. This would reduce the pitch capacity within the Town Centre area which is highly unlikely to be supplemented in the future, due to the lack of availability of large areas of open space or development land that can be converted to sports pitch use. There remains a strong demand for usage of pitches by local teams, particularly junior teams and the site is used by a local football team, with a large junior section.

If the site was lost it would leave only the public sports pitches at the following sites in the centre of Wrexham , Rhosnesni Sports pitches (2), Wats Dyke pitch (1), Brickfields (Court rd) pitches (2), Queensway (2 pitches), Whitegate (1 pitch) and Bellevue Park (1). This isn't adequate to encourage the further development of outdoor sport and encourage young people to become fitter and healthier in the densely populated urban area of Wrexham.

There is a shortage of good quality pitches within the Town Centre area and this site could be improved and developed in the future for more grass based sports use.

For the reasons above I wouldn't support the planning application in its current form.

I also cannot see in the development drawings any proposal for a play area. If the development went ahead, there would need to be a play area, as there is a shortage of play areas in the Town Centre area (see attached map) and such a large development would need somewhere for children to play in addition to any sports facilities. The developer would need to arrange for installation and future management of the play area.

Martin Howarth
Parks, Countryside and Rights of Way Manager
Rheolwr Parciau, Cefn Gwlad a Hawliau Tramwy



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Environment and Planning Department, Abbey Road South,

Wrexham Industrial Estate, Wrexham, LL13 9PW

Adran yr Amgylchedd a Chynllunio, De Ffordd yr Abaty, Ystad Ddwydiannol Wrecsam, LL13 9PW



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From: Philip Forster

Sent: 13 September 2018 14:10

To: Martin Howarth

Subject: P/2018/0673 - Proposed residential development at Holt Road, Wrexham

Hi Martin,

Please can you take this email as a formal consultation on the above mentioned planning application. Documents can be viewed at www.wrexham.gov.uk/plans. I had consulted Parks, Countryside and Rights of Way Manager on 24.08.2018 just in case it hasn't reached you yet. I've also consulted with Denise Garland as well given the desire of the applicant to make provision for a playing field on part of WCBCs land holding.

Let me know if you need to discuss.

Regards

Phil

Philip Forster

Swyddog Cynllunio/Planning Officer

Rheoli Datblygu /Development Control



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