

MEMORANDUM

From:	Planning Control Manager	To:	Head of Environment and Planning
Our Ref:	EP/DC/PP/2018/0998	Your Ref:	MP/P/2018/0998
Date:	13 th December 2018		

TOWN AND COUNTRY PLANNING ACT 1990

TOWN AND COUNTRY (GENERAL DEVELOPMENT PROCEDURE) ORDER 1995

Location: O. S Grid Ref: 378 416 Little Overton Farm, Station Road, Overton, Wrexham.

Development: Conversion of traditional farm building into single dwelling and creation of new vehicular access.

I refer to your consultation dated 28/11/2018 in respect of the above.

I have no objections to the proposed development and recommend that any permission includes the previous conditions attached to planning consent ref: P/2007/1064.

Supplementary Notes

The applicant's attention should be drawn to item nos. 1, 2, 3, 4 & 5 of the supplementary notes.

Note to Applicant

VERGE CROSSING LICENCE

A licence should be obtained (as required by section 184 of the Highways Act 1980) from the Highway Authority in order to cross the highway verge at the new access position. Further guidance can be obtained from the Highways Department of Wrexham County Borough Council on telephone 01978 729670.

The proposed verges either side of the new access shall be top-soiled and seeded and maintained in perpetuity by the applicant.

Peter Deorthwa

PD Planning Control Manager