

MEMORANDUM



From: Planning Control Manager

To: Head of Environment and Planning

Our Ref: EP/DC/PP/2018/0509

Your Ref: SEH/P/2018/0509

Date: 21st June 2018

TOWN AND COUNTRY PLANNING ACT 1990

TOWN AND COUNTRY (GENERAL DEVELOPMENT PROCEDURE) ORDER 1995

Location: O. S Grid Ref: 380 579 Darland Barn, Darland Lane, Rossett, Wrexham.

Development: Erection of new replacement garage / store, proposed pergola above existing paved area, changes to external windows / doors to existing extension.

I refer to your consultation dated 19/06/2018 in respect of the above.

I assume that the proposed building will be restricted to ancillary use and no business will be run from the site.

On this basis, I would have no objections to the proposed development and recommend any permission include the following condition:-

CONDITION

ZJ41 GENERAL LAYOUT

026R Prior to first use of the development the site shall be laid out in strict accordance with layout plan(s) No. -----.

Supplementary Notes

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

Note to Applicant:

Public Footpath No.18 (Allington) runs from west to east along the unadopted lane and should not be interfered with. I would recommend that the applicant liaises with our Public Rights of Way Section to discuss the proposed development. Please contact Mr. Sean Hanratty on Tel: 01978 729761.

Peter Northmark

Planning Control Manager

PN