

MEMORANDUM

From: Service Manager Environment **To:** Head of Community Well-being and Development

Our Ref: P/2018/0517 **Your Ref:** P/2018/0517

Date: 13 July 2018

TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY (GENERAL DEVELOPMENT PROCEDURE) ORDER 1995

Location: O. S Grid Ref: 3246 5637 P R Pugh, Miners Road, Llay Industrial Estate
Development: Extension to reserve power plant and associated infrastructure

I refer to your consultation dated 21 June 2018 in respect of the above.

The site has an existing access on an unclassified highway within the Llay industrial estate.

Once complete, the traffic generated by the proposed use will only involve the occasional fuel delivery and maintenance vehicle.

I recommend that any permission include the following condition:

CONDITION

ZJ22 PARKING AND MANOEUVRING TO BE KEPT CLEAR

035R The vehicular parking and turning areas as shown on the approved drawing(s) No(s). shall be fully laid out, surfaced and drained prior to first use of the development. These areas shall thereafter be permanently retained and kept free of any obstruction, and made available solely for the parking and turning of vehicles at all times.

Peter Douthwaite

 Service Manager Environment