

WREXHAM COUNTY BOROUGH COUNCIL PLANNING COMMITTEE
MEETING OF 4 JUNE 2018

ADDENDUM

REPORT OF THE HEAD OF ENVIRONMENT AND PLANNING

This report summarises information received since the Agenda was compiled including, as appropriate, suggested amendments to recommendations in the light of that information. It also lists those people wishing to address the Committee.

Where the Council has received a request to address the Committee, the applications concerned will be considered first in the order indicated in the table below. The remaining applications will then be considered in the order shown on the original agenda unless indicated by the Chair.

ITEM 4 – DEVELOPMENT CONTROL APPLICATIONS

Page Nos	Community	Planning Ref	Speaker Against	Speaker For
17 – 21	ISY	P/2017/0765		√
32 – 40	LLA	P/2017/0937		√
41 – 44	WRO	P/2018/0070		√
45 – 53	WRO	P/2018/0071		√
54 – 57	PEN	P/2018/0121	√	√
64 – 71	WRO	P/2018/0131		√
93 – 97	CHI	P/2018/0255	√	

Pages 17 – 21 ISY P/2017/0765

Wrexham Warehouse Project, 4 Oak Road, Wrexham Industrial Estate, Wrexham
SPEAKER: FOR - Mr Stuart Hatherall (Agent)

Pages 32 – 40 LLA P/2017/0937

P R Pugh, Miners Road, Llay Industrial Estate, Llay, Wrexham
SPEAKER: FOR – Mr Nick Davies (Applicant)

Pages 41 – 44 WRO P/2018/0070

Ryecroft, 36 – 38 Percy Road, Wrexham
SPEAKER: FOR – Mr Stuart Hatherall (Agent)

Pages 45 – 53 WRO P/2018/0071

Ryecroft, 36 – 38 Percy Road, Wrexham

SPEAKER: FOR – Mr Stuart Hatherall (Agent)

Observations

Correction: Recommendation C was included in error and is unnecessary in this case.

Recommendation

Recommendation C is deleted.

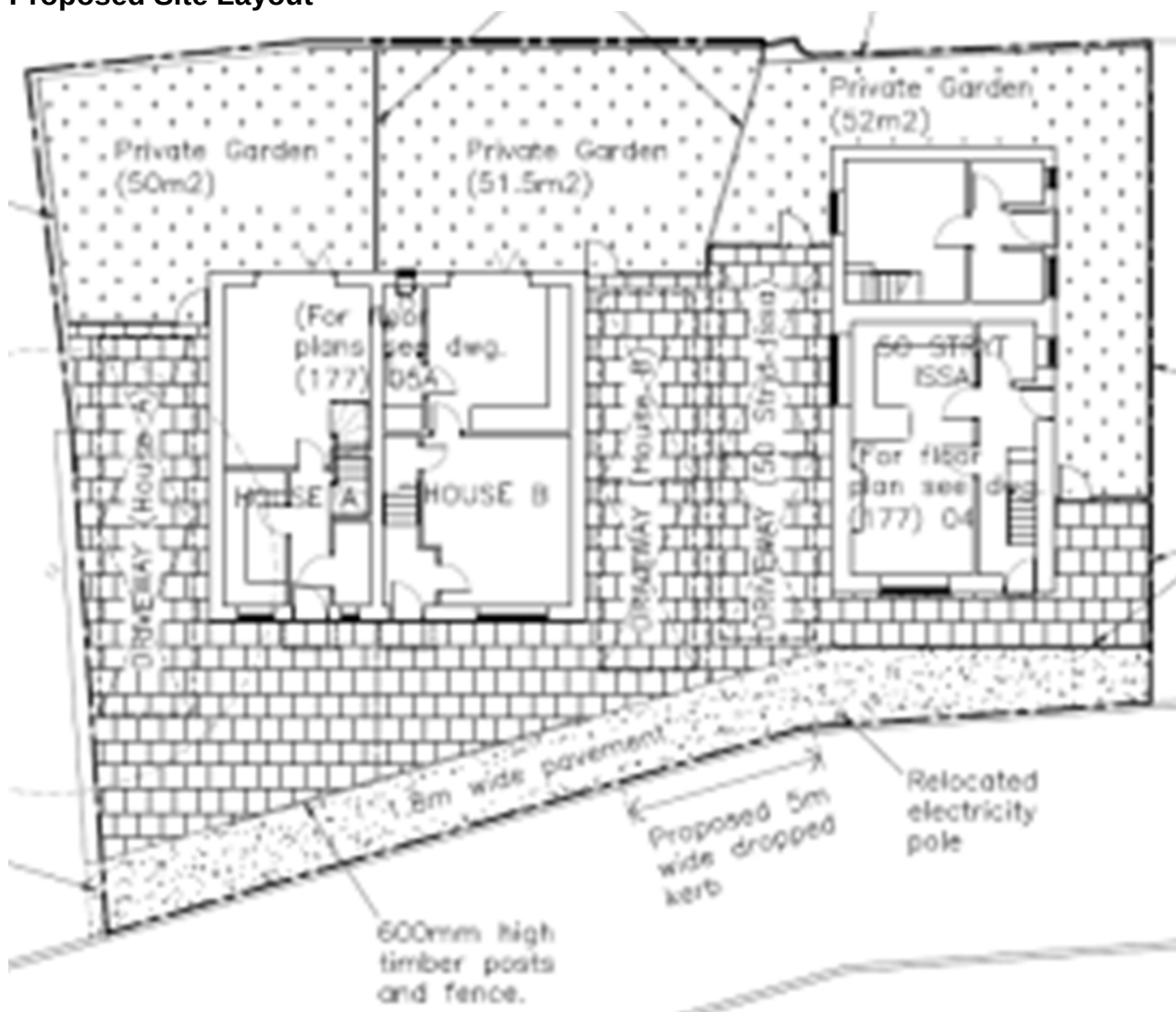
Pages 54 – 57 PEN P/2018/0121

50 Stryt Issa, Penrycae, Wrexham

SPEAKERS: AGAINST – Mr Kevin Millington (Neighbour)

FOR – Mr Stephen Jones (Applicant)

Proposed Site Layout



Consultations

Highway Authority received 25th May 2018. Three separate driveways can be provided on the site which would allow adequate visibility onto the highway. A 1.8 metre wide footway would be constructed across the full frontage of the site to link to the existing footway either side of the site. A wall would need to be removed from one end of the site to ensure the footway is clear. Conditions recommended.

Neighbours - 1 no. representation received objecting to the proposal. Concerns raised include loss of view, highway safety implications.

Recommendation

Remains unchanged as set out in the report.

Pages 64 – 71 WRO P/2018/0131

137 Ruabon Road, Wrexham

SPEAKER: FOR – Mr Alan Millward

Pages 93 – 97 CHI P/2018/0255

4 The Parklands, Shephers Lane, Chirk, Wrexham

SPEAKER: AGAINST – Mr Rob Lomas (Neighbour)

Representations

Highways – As a point of clarification Highways responded to their consultation on this application and wished to make no representations. This was information was omitted from the main report in error.

Recommendation

Remains unchanged.

ALL OTHER ITEMS WILL BE SHOW IN THE ORDER OF THE ORIGINAL AGENDA

Pages 90 – 92 COE P/2018/0250

Land East of Castle Road, Coedpoeth, Wrexham

Representations

One further representation received raising the following points:

- This site has already been a known collecting place for all types of anti-social behaviour, attended to by North Wales Police Force on numerous occasions including drug use, arson, vehicle damage and dangerous driving;*

- *The above causes issues as the site is used as a children's play area; and*
- *Coedpoeth already has a play area with car park attached – why can this not be used.*

Observations

The points raised have largely been addressed in the main report. However, I would reiterate the point that the siting of the container is not necessarily the sole reason behind the anti-social behaviour in the locality, neither can it be assumed that the siting of an additional container be the likely result in increases in antisocial behaviour.

This application is being considered on its own merits and does not take into account the positives and negatives of other possible locations for the container.

Recommendation

Remains unchanged.

Pages 103 – 109 WRA P/2018/0264
79 Holt Road, Wrexham

Observations

Correction of the Highways comments made under the Consultations section of the report:

Highways advised that the proposed development would require a maximum of 6 spaces **not** 2 spaces as quoted in my main report.

Recommendation

Unchanged