

MEMORANDUM

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

Our Ref: P/2018/0086 **Your Ref:** P/2018/0086

Date: 26 February 2018

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

Location: O. S Grid Ref: 2816 5124 33 Bryn Clywedog, Coedpoeth
Development: Erection of 2m high wooden fence in front garden behind existing wall

I refer to your consultation dated 7 February 2018 in respect of the above.

The site is located on an unclassified highway subject to a 30 mph speed limit although vehicular speed is likely to be no more than 20mph due to the layout of the road.

The erection of the fence would block visibility from the access of passing cars and pedestrians. I would not normally support any proposal that created problems with visibility.

However there is nothing to prevent the owner of the dwelling growing a 6 foot conifer hedge behind the boundary wall and blocking visibility to the same extent that the proposed fence will do.

So whilst I do have concerns that the fence will block visibility I do not consider that it is possible to justify a refusal on highway grounds.

I therefore advise you that I do not intend to make any recommendations on highway grounds in this instance.


Service Manager Environment