

MEMORANDUM



From: Service Manager Environment **To:** Head of Environment and Planning
Our Ref: EP/DC/PP/2016/0491 **Your Ref:** MP/P/2016/0491
Date: 18TH August 2016

TOWN AND COUNTRY PLANNING ACT 1990

TOWN AND COUNTRY (GENERAL DEVELOPMENT PROCEDURE) ORDER 1995

Location: O. S Grid Ref: 337 502 TryThai Noodle Bar, 37 – 39 St. Georges Crescent, Wrexham.

Development: Change of use first floor from shop storage to dining / restaurant.

I refer to your consultation dated 16/08/2016 in respect of the above.

The proposed development site is located on St. Georges Crescent which is a busy, classified road subject to a 30mph speed limit.

In terms of parking provision at the proposed development site, I comment as follows:-

It would appear that no off street parking provision is to be provided as part of this development.

The proposed development site is located in close proximity to Wrexham Town Centre and is considered to be in a highly sustainable location. In addition to the bus service which serves this area of the town, there are a number of public car parks in close proximity which include the Peoples Market, St. Georges Crescent, Bodhyfryd and Llwyn Isaf.

I would therefore have no objections to the proposed development on highway grounds.

Supplementary Notes

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

peterdathwaik

hm Service Manager Environment