

MEMORANDUM



From: Service Manager Environment **To:** Head of Environment and Planning
Our Ref: EP/DC/PP/2016/0864 **Your Ref:** PF/P/2016/0864
Date: 6th October 2016

TOWN AND COUNTRY PLANNING ACT 1990

TOWN AND COUNTRY (GENERAL DEVELOPMENT PROCEDURE) ORDER 1995

Location: O. S Grid Ref: 378 499 Land South of Ash Road South, Wrexham Industrial Estate, Wrexham.

Development: Application For Approval of Details Reserved by Conditions Imposed Under Planning Permission Code P/2015/0968:

- | | | |
|--------------|---|--|
| Condition 3 | - | Materials |
| Condition 5 | - | Bus stop and footway provision |
| Condition 7 | - | Highways |
| Condition 10 | - | Construction Traffic Management Plan |
| Condition 11 | - | Ecological Reasonable Avoidance Measures and Management Plan |
| Condition 12 | - | Ecological Compliance Audit |
| Condition 13 | - | GCN Licence |
| Condition 14 | - | Biodiversity Risk Assessment |
| Condition 15 | - | FW and SW Drainage |
| Condition 16 | - | Arboricultural Method Statement |
| Condition 19 | - | Soft Landscaping |
| Condition 22 | - | External Lighting |

I refer to your consultation / email dated 28/09/2016 including Construction Traffic Management Plan (CTMP) in respect of the above.

Condition 10 - Construction Traffic Management Plan (CTMP)

The submitted CTMP is considered acceptable subject to the submission of a schedule of temporary road signing in accordance with Chapter 8, Signs for Road Works and Temporary Situations. I would recommend that the applicant contacts our Traffic & Streetworks Engineer – Darren Green on Tel: 01978 729643 to agree any proposed schedule.

Supplementary Notes

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

Note to applicant

The detailed design, layout, drainage and construction of the new access, footway, bus stop, street lighting modifications and road marking scheme shall be submitted to and approved by the Local Planning Authority in consultation with the Highway Authority prior to the commencement of any site works. The developer will need to enter into an agreement with the Council under a Section 38 / 278 of the Highways Act 1980 so that the new section of road and footway can be adopted for maintenance at the public's expense.

You are advised that the Highway Authority will require such works to be completed to their satisfaction before they will formally adopt the relevant Highway works for public use and to be maintained at public expense. This will include the provision of a bond to cover the estimated value of such works. The appropriate fees will become due to the Council when the Highways Authority approve the proposed works to be carried out

Peter Outhwaite

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Service Manager Environment