

Lead Member for Environment & Transport
Aelod Arweiniol dros yr Amgylchedd a Chludiant
Councillor David A Bithell / Y Cyngorydd David A Bithell

Guildhall, Wrexham. LL11 1WF
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DAB
4 January 2016
Councillor David A Bithell



Dear Sir

Town and Country Planning Act 1990- section 78 Appeal Land at the Former site of Hafod Tileries, Hafod Road and Bangor Road Johnstown - P/2013/0545

I wish to raise serious concerns with the planning appeal P/2013/0545 over the proposed development which is outside the settlement limit in an isolated and unsustainable location.

I am extremely concerned about the potential impacts that a development of this size and scale would have on local infrastructure and community facilities.

The site has reasonable connectivity to the strategic road network via junction 2 on the A483 however the local road network and sustainable walking and cycling links to the nearest community facilities and services are poor. Existing schools within the Johnstown ward are operating at capacity as are other vital community facilities.

The infrastructure and road network would not be able to cope with a mixed development of 300 residential and industrial use and I support Wrexham Council's actions in refusing this application.

Yours sincerely



Councillor David A Bithell