

MEMORANDUM

From: Service Manager Environment

To: Chief Planning Officer

Our Ref: ENV/DC/PP/2016/0101

Your Ref: PF/P/2016/0101

Date: 15th February 2016

TOWN AND COUNTRY PLANNING ACT 1990

TOWN AND COUNTRY (GENERAL DEVELOPMENT PROCEDURE) ORDER 1995

Location: O. S Grid Ref: 337 502 15 Charles Street, Wrexham.

Development: Conversion of rear first-floor to 3 no. flats and erection of external metal staircase to rear of no. 14.

I refer to your consultation dated 10/02/2016 in respect of the above.

Charles Street is a one way street subject to a Traffic Regulation Order which restricts access to that of Apollo Taxis, disabled access and the loading / unloading of commercial vehicles.

Although there is no parking provision proposed for the development site, the proposed apartments are in a highly sustainable location. I assume that the lack of parking provision with the proposed apartments is likely to appeal to those people who do not own a car.

The potential for on-street parking problems in this area as a result of this development is low given the existing traffic regulation orders in this area.

I would therefore advise you that I do not have any 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.



 Service Manager Environment