

MEMORANDUM



From: Infrastructure and Planning Manager

To: Chief Planning Officer

Our Ref: TH/DC/PD/P/2011/0009

Your Ref: P/2011/0009

Date: 02 February 2011

TOWN AND COUNTRY PLANNING ACT 1990.

TOWN AND COUNTRY (GENERAL DEVELOPMENT PROCEDURE) ORDER 1995.

Location: O. S Grid Ref: 3050 5300 4 High Street, Pentre Broughton

Development: Internal alterations and extension at ground floor and addition of first floor and roof plant room.

I refer to your consultation dated 11 January 2011 concerning the above.

Given that the extension to the premises does not involve an expansion of the business activity at the site there is unlikely to be any increase in traffic generation.

I recommend that any permission include the following conditions:

CONDITIONS

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035R

PARKING AND MANOEUVRING TO BE KEPT CLEAR

The vehicular parking and turning areas as shown on the approved drawing shall be fully laid out, surfaced and drained prior to first use of the development. These areas shall thereafter be permanently retained and kept free of any obstruction, and made available solely for the parking and turning of vehicles at all times.

Infrastructure and Planning Manager