

AnnS Jones

From: Simon Greenland
Sent: 28 January 2011 12:31
To: planning_admin
Subject: P/2010/0505 Plot 1 Maes y Llan Ruabon

Importance: Low

CONSULTATION RESPONSE- HIGHWAYS, FOR IMPORTING PLEASE

From: peter.douthwaite@wrexham.gov.uk [<mailto:peter.douthwaite@wrexham.gov.uk>]
Sent: 28 January 2011 10:17
To: Simon Greenland
Subject: Re: P/2010/0505 Plot 1 Maes y Llan Ruabon
Importance: Low

Simon

I have spoken to Steve Griffin this morning regarding this proposal and can confirm that I have no objection.

regards
Pete

>>> Simon Greenland 10/01/2011 13:53 >>>
Agent correspondence for importing please

>>> "Robert Cartwright" <robert.cartwright6@btinternet.com> 10/01/2011 12:04 >>>
Dear Janet,

Many thanks again for all your efforts and advice concerning Phase 2.

Steve is currently preparing the foundations for plots 1-4 inc. With reference particularly to plot 1 garage location and its design, with hind sight, we feel that the garage would be better located in the rear garden, similar to plot 2, as the attached plan. There are several reasons for the relocation which are as follows:-

- 1) The existing farmers' garage is constructed in random stone, to build the new garage rear wall in brickwork on the frontage we feel would certainly not look right from the road.
- 2) By setting the garage back in the plot would provide a visual break and avoid this clash of materials
- 3) Vehicular access would now be from the main road, This would benefit both plot 1 and the Farmer, with no shared accesses, each would be independent of each other.

4) It will obviously simplify all legal issues regarding plot conveyance etc.

Could you please confirm whether this minor alteration could be treated as a minor amendment to the existing approval as we would like to commence foundations in this area at the same time as plots 2-4.

Regards,

Bob.