

MEMORANDUM



From: Operational Manager Traffic & Transportation **To:** Chief Planning Officer
Our Ref: TH/DC/PP/2010/0584 **Your Ref:** SJG/P/2010/0584
Date: 13TH July 2010

TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY (GENERAL DEVELOPMENT PROCEDURE) ORDER 1995

Location: O. S Grid Ref: 329 506 Former Petrol Filling Station, Regent Street, Wrexham.
Development: Change of use from petrol station to "hand wash" car washing operation.

I refer to your consultation dated 13/07/2010 in respect of the above.

I cannot fully assess the application due to lack of information.

Please ask the applicant to provide a more detailed plan of proposed access arrangements including proposed visibility splays and details of how the car washing facility will be laid out to prevent queuing on the adjoining highway.

In the absence of the above I would recommend **refusal** for the following reasons:-

1. **Inadequate information has been submitted to show that the proposal is acceptable in terms of access arrangements including proposed visibility splays.**
2. **Inadequate information has been submitted to show that the proposal is acceptable in terms of parking / queuing arrangements.**

Operational Manager Traffic & Transportation

10