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10 SEP 2009
THE PLANNING
INSPECTORATE
PINS 3

The Planning Inspectorate,
Welsh Assembly Government
Crown Buildings
Cathays Park
Cardiff
CF10 3NQ

4th September 2009

Ref : APP/H6955/A/09/2108986

Dear Sir

Planning Reference P/2009/0370– Section 78 Appeal at 45 Bellevue Court, Wrexham, change of use of apartment to hair/beauty salon and site office

I refer to the above appeal which follows determination of the application by Wrexham County Borough Council.

The appeal site lies within the Offa Community Council area and the Community Council fully supports the Borough Council in their determination of this matter. They have determined to oppose this appeal on the following grounds:

1. The parking provision is inadequate as there are only 3 visitor spaces available for the whole development which could cause problems and inconvenience for residents.
2. The original approval for the development was for housing and not commercial needs. There is already vacant commercial property in the area suitable for this use.
3. Change of use of this apartment could set a precedent for further applications resulting in the loss of more housing provision within the development.
4. The proposal for commercial use would be likely to cause nuisance and disturbance to the occupiers of neighbouring residential apartments sharing the same entrance.

I hope that the Community Council's views can be taken into account when this application is determined. I should be grateful to receive a copy of the Appeal decision in due course.

Yours faithfully

[redacted]

Karen Benfield
Clerk to the Council