

APPENDIX F

Email Correspondence with Wrexham Planning Officer

Christopher Welbourne <c.welbourne@yahoo.co.uk>

To:simon.greenland@wrexham.gov.uk

Thu, 8 Oct at 13:56

Hi Simon

I hope you are well and staying safe.

I believe that you are the Officer dealing with the above application.

I appreciate that the Target Decision Date does not expire until 16/10/20,however, I trust that the Consultation Period has now expired but I have noted from the Council's planning web site that that there appears to be no record of any adverse comments or objections being received from members of the public or other Consultees. In view of the predominantly commercial character of the surrounding area, we would not expect any adverse comments to be received in relation to the proposed display in terms of visual amenity or highway safety.

We acknowledge that we are all working under difficult circumstances at the moment, however I trust that, if the proposed scheme has raised any issues, you would provide me and my client with sufficient time to consider and address any concerns prior to the determination of the application. Alternatively should need to give the matter further consideration, I assume that you would request a time extension.

In the absence of any concerns, we look forward to receiving your notification that express consent has been granted for the display of the proposed advertisement by the target decision date of 16/10/2020.

Take care

Regards

Chris

Chris Welbourne

Outdoor Advertising Services

Simon Greenland <simon.greenland@wrexham.gov.uk>

To: 'Christopher Welbourne'

Thu, 8 Oct at 13:58

Hello Christopher,

The Conservation Officer has replied:

The digital display unit will be seen directly in the context of the Edwardian Terrace, 57-67 Regent Street which has been identified as an important townscape group within the adopted Grosvenor Road Conservation Area Character Assessment and Management Plan. Furthermore the terrace forms the entranceway to the Conservation Area which has also been identified as an important approach within the adopted document. The proposed sign, by virtue of its scale and design would fail to preserve the character and appearance of the Conservation Area in this location and therefore I would ask that the application be refused.

Kind regards

Simon Greenland

Swyddog Gorfodi a Cynllunio/Planning and Enforcement Officer

Cynllunio a Rheoleiddio/Planning and Regulatory

Cerys Jones <cerys.jones@wrexham.gov.uk>

To: 'c.welbourne@yahoo.co.uk'

Tue, 13 Oct at 09:33

Please find attached the decision for P 2020 0488

Thank you Cerys

Cerys Jones

Cynorthwydd Cymorth Busnes / Business Support Assistant

Cynllunio a Rheoleiddio / Planning and Regulatory

In pursuance of its powers under the Acts and Orders referred to below the County Borough Council as Local Planning Authority, hereby determines your application in accordance with the particulars and plans comprising the application



Applicant	MR GRAEME HUGHES ALRIGHT MEDIA LTD	Code Number	WRO P/2020/0488
Agent	MR CHRIS WELBOURNE 16 LAYTON PARK AVENUE RAWDON LEEDS LS19 6PL	Date Received	21/08/2020
		Decision Date	05/10/2020

Town and Country Planning Act, 1990
Town and Country Planning (Control of Advertisements) Regulations
1992

Location of application

UNITS 2 AND 3 COUNTERPOINT, REGENT STREET, WREXHAM,
LL13 7SU.

Description of application

GOSOD UNED ARDDANGOS HYSBYSEBU DDIGIDOL ANNIBYNOL 1 x 48
DDALEN / INSTALLATION OF 1 x 48 SHEET FREE STANDING DIGITAL
ADVERTISING DISPLAY UNIT

In reaching this decision the Council has had regard to the relevant policies in the Wrexham Unitary Development Plan which are as follows:-

EC7	Conservation Areas
EC9	Listed buildings of special architectural or historic interest
GDP1	Development objectives
PS2	Development and the environment

Particulars of decision that Consent be REFUSED

Reason(s)

1. The development will have a detrimental impact upon the visual amenity and character of Wrexham Conservation Area and therefore conflicts with policies EC7, PS2 and GDP1(a) of the Wrexham Unitary Development Plan.

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		Decision Date	



**Officer Appointed for this purpose
Chief Officer Planning & Regulatory**

Refer to Statement of Applicant's Rights and General Information on our planning web site at:-

http://www.wrexham.gov.uk/english/planning_portal/publications/info_sheets.htm

Note:

The drawings referred to in this decision are:

LL 8728 01 Location Plan at 1:1250

LL 8728 02 Site Plan at 1: 500

LL 8728 03 Existing Elevation

LL 8728 04 Proposed Elevation with Digital 48 sheet display unit

LL 8728 05 Grosvenor Road Conservation Area (Map)

LL 8728 06 Digital 48s Freestanding Unit Specifications

LL 8728 07 Crash Map Statistics 2015 to 2019

LL 8728 08 DfT Traffic Counts