

MEMORANDUM

From:	Service Manager Environment	To:	Head of Community Well-being and Development
Our Ref:	EP/DC/PP/2017/0279	Your Ref:	PF/P/2017/0279
Date:	11 th April 2017		

TOWN AND COUNTRY PLANNING ACT 1990

TOWN AND COUNTRY (GENERAL DEVELOPMENT PROCEDURE) ORDER 1995

Location: O. S Grid Ref: 344 502 Unit 5 Queens Court, Queensway, Wrexham.

Development: Change of use to Laundrette.

I refer to your consultation dated 10/04/2017 in respect of the above.

The proposed development site is located on the Queens Court Complex on an unadopted road off the unclassified road leading to the Queensway Sports Complex.

The complex currently appears to comprise of an existing café, hair & beauty salon and chip shop.

There would appear to be 2 no. parking areas located at the west and eastern ends of the complex providing approximately 25 no. spaces in total which I assume are for communal use. The existing / proposed parking provision at the site appears adequate.

I therefore have no objections to the proposed development on highway grounds.

Supplementary Notes

The applicant's attention should be drawn to item nos. 1, 2, 3, 4 & 5 of the supplementary notes.

Note to Applicant:

Public Footpath No.16 - Wrexham passes in front of the development site and should not be interfered with. I would recommend that the applicant liaises with our Public Rights of Way Section to discuss the proposed development. Please contact Mr. Sean Hanratty on Tel: 01978 729761.



 Service Manager Environment