

MEMORANDUM



From: Service Manager - Environment

To: Head of Environment and Planning

Our Ref: EP/DC/PP/2017/1043

Your Ref: P/2017/1043

Date: 3rd January 2018

TOWN AND COUNTRY PLANNING ACT 1990

TOWN AND COUNTRY (GENERAL DEVELOPMENT PROCEDURE) ORDER 1995

Location: O. S Grid Ref: 359 562 Disused Shippon off Village Walks, Wrexham.

Development: Erection of Double Garage.

I refer to your consultation dated 21/12/2017 in respect of the above.

I understand that the proposed dwelling is 2 bedroomed for which 2 no. parking spaces would be considered adequate (LPGN 16 no longer includes garage spaces as contributing to parking provision).

I would normally recommend any proposed double driveway is a minimum of 5.6m wide and 5.5m deep behind any proposed garage doors. However, the proposed driveway indicated on the submitted layout plan (Drg. No. R065/007 Rev A) only appears to be 4.1m wide and 4.8m deep.

Could you please ask the applicant to provide an amended layout plan indicating this detail. I await the requested information.

peter doothwaite

PD Service Manager - Environment