

## Cerys Jones

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**From:** Sharon Holman  
**Sent:** 17 January 2019 09:54  
**To:** planning\_admin  
**Subject:** P/2018/0887 - Phase 5 Gresford Planning / Highways  
**Attachments:** P2018-0887 Additional Response 3.pdf

Civ – highway resp below and attached

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**From:** Phil Palmer  
**Sent:** 17 January 2019 09:43  
**To:** Sharon Holman  
**Subject:** RE: Phase 5 Gresford Planning / Highways

Hi Sharon

Response attached.

Regards, Phil

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**From:** Sharon Holman  
**Sent:** 11 January 2019 13:08  
**To:** Phil Palmer  
**Subject:** FW: Phase 5 Gresford Planning / Highways

Hi Phil,

On the basis that the proposed scheme is an improvement upon the approved scheme, we cannot insist on any further additional parking.

Can I have your final comments and conditions please when you have the time?

Thanks  
Sharon

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**From:** [robert.cartwright6@btinternet.com](mailto:robert.cartwright6@btinternet.com) [<mailto:robert.cartwright6@btinternet.com>]  
**Sent:** 11 January 2019 12:41  
**To:** Sharon Holman; 'Steve Griffin'; 'Russell Griffiths'  
**Subject:** RE: Phase 5 Gresford Planning / Highways

Hi Sharon

Thanks for your response

In answer to your question please see below.

The Rhodes is a 3 bed house with a very small office (See plan Attached)

New Bedrooms on site

| Type       | Bedrm/unit | No. dwellings on site | No. New Bedrm | PS requ'd/unit | Total | Actual |
|------------|------------|-----------------------|---------------|----------------|-------|--------|
| Charlswood | 4          | 3                     | 12            | 3              | 9     | 9      |

|          |   |    |    |   |    |    |
|----------|---|----|----|---|----|----|
| Hamilton | 4 | 2  | 8  | 3 | 6  | 4  |
| Alvanley | 4 | 3  | 12 | 3 | 9  | 9  |
| Grace    | 4 | 3  | 12 | 3 | 9  | 9  |
| Rhodes   | 3 | 1  | 3  | 2 | 2  | 2  |
| <hr/>    |   |    |    |   |    |    |
| TOTAL    |   | 12 | 47 |   | 35 | 33 |

2 spaces short for plots 28 and 33

Old layout

| No of units | Estimated No. Bedrms | No of PS provided | no. reqd by new regs | Under provision |
|-------------|----------------------|-------------------|----------------------|-----------------|
| 13          | 49                   | 29                | 36                   | 7 spaces        |

ALL OF THE ABOVE FIGURES EXCLUDE GARAGE PARKING

As you can see there is a substantial increase in parking spaces provided in the new layout and a reduction of 1 dwelling or 2 bedrooms.

The Old scheme only achieves 2.2 parking spaces per dwelling.



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