

MEMORANDUM

From:	Service Manager Environment	To:	Head of Community Well-being and Development
Our Ref:	P/2017/0013	Your Ref:	P/2017/0013
Date:	24 January 2016		

TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY (GENERAL DEVELOPMENT PROCEDURE) ORDER 1995

Location: O. S Grid Ref: 2965 5395 12 Coed y Felin Close, Brymbo
Development: Two storey side extension

I refer to your consultation dated 11 January 2017 in respect of the above.

Visibility at the junction of Coed y Felin Close and Coed y Felin Road is not affected by the proposed extension. Adequate off road parking is retained at the site.

I recommend any permission include the following conditions:

CONDITIONS

**ZJ22
035R**

PARKING AND MANOEUVRING TO BE KEPT CLEAR

The vehicular parking and turning areas as shown on approved drawing(s) No(s). @@@@ shall be fully laid out, surfaced and drained prior to first use of the development. These areas shall thereafter be permanently retained and kept free of any obstruction, and made available solely for the parking and turning of vehicles at all times.



md Service Manager Environment