

MEMORANDUM

From: Service Manager Environment **To:** Head of Environment and Planning
Our Ref: EP/DC/PP/2016/1124 **Your Ref:** PF/P/2016/1124
Date: 3rd March 2017

TOWN AND COUNTRY PLANNING ACT 1990

TOWN AND COUNTRY (GENERAL DEVELOPMENT PROCEDURE) ORDER 1995

Location: O. S Grid Ref: 332 499 38 Pen y Bryn, Wrexham.

Development: Application for Approval of Details Reserved by Conditions imposed under Planning Permission P/2015/0353: Condition 8 - Submission of a Service, Delivery and Parking Management Plan Condition 10 - Submission of plan showing the extent of the outbuilding to be retained. Condition 12 – Submission of scheme to deal with potential contamination. Condition 13 – Submission of verification report.

I refer to the email from Blueprint Architects dated 02/03/2017 including revised Service, Delivery and Parking Management Plan (Rev C March 2017) in respect of the above.

Condition 8 - Submission of a Service, Delivery and Parking Management Plan

- The revised plan indicates that a delivery vehicle of maximum 9m in length will be used to service the site which is considered acceptable. The revised plan indicates that 4 no. existing spaces at the front of the site will be closed off prior to deliveries taking place which is considered acceptable.

The revised plan indicates that delivery vehicles will enter via the Pen Y Bryn access point and exit via the Tenters Lane access or vice versa. Delivery vehicles will therefore enter and leave the site in a forward gear which is considered acceptable.
- The revised plan indicates that deliveries to the store will be between the hours of 07:00 and 20:00, excluding 08:15 until 09:30 and 14:30 until 16:00. This would be considered beneficial to pedestrian safety particularly during school start and end times.
- The revised plan indicates that only one delivery vehicle will visit the site at any one time which is considered essential given the restricted frontage of the site.

The submitted Service, Delivery and Parking Management Plan (Rev C) is therefore considered acceptable.

Supplementary Notes

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

Peter O'Meara

PM

Service Manager Environment