

**From:**   
**To:** [Wales](#)  
**Subject:** H6955/A/16/3161155 P/2016/0225 land west of Bryn Offa Fennant rd Ponciau Wrexham  
**Date:** 20 December 2016 19:17:24

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Dear Sir/Madam. In reference to above appeal on 21/2/17 I respectfully request that you visit the site either the week before or the week after and spend a few minutes on Bryn Offa and judge for yourself the concerns made over the access and traffic issues raised by many of the residents, the reason I request this is because the 21st is on 1/2 term week and a true picture will not be achievable during that week as there will be no school traffic. My concerns are as follows, For many years I have driven a recovery vehicle and always had concerns on this stretch of Rd I have pulled a few vehicles out of the field opposite, and a vehicle imbedded into Mr Jones's gate pillar directly opposite the proposed site. Through my experience over the years I have concerns that there is no pavement despite it being used by many as a walking route to school eg pupils from Johnstown going to Ysgol y Grango and pupils from Ponciau walking to the bus stop at the bottom of Fennant rd to get a bus to St Joseph's and Ysgol Morgan Llwyd in Wrexham also Pupils going to Ysgol Rhiwabon. The hedge on the Johnstown side is not in control of the applicant, I sent in an e mail earlier to yourselves of the hedge owner stating she never gave permission for this to be cut, or the cutting of a tree at the entrance I suggest that visibility splay's cannot be maintained as a consequence and the safety of the entrance is also cause for concern due to it being very close to the brow of the hill on the Johnstown side, I also have concerns that this site is out of settlement. It's also adjacent to a recognised flood plain. It will have a detrimental effect on the famous historic monument ( Offa' s Dyke ). I also believe it's adjacent to an AONB. Another concern Mrs Mattox of Bryn Offa informs that she has seen great crested newts at the site, this is understandable as it's very close to the SSI site at strytlas country park. According to guidance it states that site like this should only be permitted if it's proven that the applicant has looked elsewhere in the area and there are no other suitable site available, this has not been proven. I also don't believe that a full ecological survey has been done and it's very important due to the wildlife etc that one is undertaken. I also believe that guidance states that if the land is not suitable for residential use e.g. a house or the like then it's not suitable for a traveller site. There is also a history of mining in the immediate area and feel that a full survey should be done to check and make safe. Approx 3 yrs ago we had a blanket 20 mph zone covering the whole village I can honestly say that this is not been adhered to I will forward a certified speed survey shortly. Only by visiting the site and digesting the traffic movement will then see for yourself, we have discussed at community council many times and made representation to the police and go safe but the problem still persists. If permission at this site was granted it would gave a detrimental effect (visual impact) on surrounding residents and the landscape, and it's not the correct environment for the travellers who wish to live there. I am sure there are more suitable sites in the area. kind regards. cllr Paul H Pemberton ponciau ward

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Ewch i weld - mi fedrwch chi dalu, rhoi gwybod, gwneud cais, dweud eich dweud, a dod o hyd i wybodaeth ar-lein yn [www.wreccsam.gov.uk](http://www.wreccsam.gov.uk). Arbedwch bapur - meddylwch cyn argraffu!

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We welcome correspondence in Welsh. We will respond to any correspondence in Welsh and this will not lead to any delay.

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