

MEMORANDUM

From:	Service Manager Environment	To:	Head of Community Well-being and Development
Our Ref:	P/2016/0957	Your Ref:	P/2016/0957
Date:	25 October 2016		

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

Location: O. S Grid Ref: 2954 4688 Darntir, North Road, Ponciau
Development: Change of use of land from public open space to form part of residential curtilage

I refer to your consultation dated 19 October 2016 in respect of the above.

The site is located adjacent to a narrow unclassified highway.

I have no issue with the change of use of the land subject to it being used as a garden area for the dwelling.

I would however suggest that we retain a 2m wide strip of land alongside the existing carriageway on Hand Lane in case it is required for future carriageway maintenance or minor improvement purposes.

I recommend any permission include the following condition:

CONDITION

NONSTDC RETENTION OF 2M STRIP OF LAND

026R A minimum 2m wide buffer strip of land shall be retained for the full length of the site alongside the existing carriageway on Hand Lane

NOTES

I recommend that you consult Martin Howarth, WCBC Parks Manager



 Service Manager Environment