

COMMENTS ON CASE (Online Version)

Please note that comments about this case need to be made within the timetable for it. This can be found in the notification letter sent out by the local planning authority or the start date letter for it.

Comments submitted after the deadline may be considered invalid and returned to sender.

DETAILS OF THE CASE

Case Reference: **APP/H6955/A/14/2228984**

Address of site

Talwrn Farm
Talwrn Road
Legacy
Wrexham

Postcode

LL14 4ER

Grid Reference: Easting

3294049

Northing

3478684

SENDER DETAILS

Name

Mrs Alison Evans

Acting On Behalf Of

N/A

ABOUT YOUR COMMENTS

In what capacity do you wish to make representations on this case?

Interested Party / Person

What kind of representation are you making?

Interested Party/Person Correspondence

YOUR COMMENTS ON THE CASE

Please provide your representation below.

As the neighbour property of Mr Malloy I have first hand knowledge of the unsuitability of this site.

1 Both Mr Malloys previous application and current application have completely unsuitable road network links and the field is not accessible. Mr Malloy changed his own gateway without planning permission and applied for retrospective permission as part of this application. Mr Malloy has made my own exit and entrance more problematic as his exit has been brought closer to my own. Talwrn Road is a known problem area to the Police for accidents and speeding. There is little both the authority or the police can do to enforce the speed limit without being on constant patrol.

The entrance and exit to Talwrn Road is on the cusp of a blind bend and is ABSOLUTELY NOT suitable for this type of business. The road cannot sustain another business with increase in HGVs, commercial and cars.

YOUR COMMENTS ON THE CASE (Continued)

The applicant continues to hide behind a figure of vehicles which is averaged out over a year when the reality is that the traffic will increase significantly over short periods when the barn is cleaned.

The local authority recognises that the road is already a trouble spot and in their refusal stated it was "substandard".

2 The area is used for tourism and leisure. During the summer cyclists pass every 2-5 minutes. This application would

A) put them at greater risk on the roads without pavements

B) discourage visitors to the area of natural beauty.

3) As a neighbour, it is apparent that the farm has not been a working farm for many years. The applicant does not live on the farm. The occupiers do not want the egg barn next to their property hence the closer proximity to the egg barn to my property than their own.

The diversification and use of existing buildings have not been properly met as the egg barn is a new structure not within the curtailed edge of the property.

4) throughout the process the local authority have assessed the situation and application fairly and I trust the inspectorate will support the authority with the correct decision for our small community.