

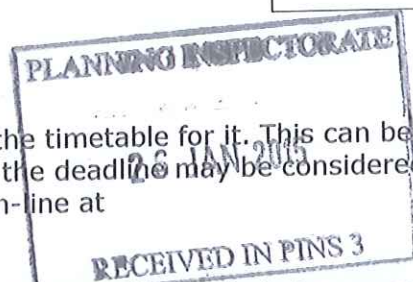
The Planning Inspectorate

Further information on us and the planning appeal system can be found on our website www.planning-inspectorate.gov.uk

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(Date received)

COMMENTS ON CASE

Please note that comments about this case need to be made within the timetable for it. This can be found in the notification letter attached. Comments submitted after the deadline may be considered invalid and returned to sender. Your comments can also be made on-line at www.planningportal.gov.uk.



This form will be published on the Planning Portal, please do NOT sign it. This is to ensure that all personal data is protected in line with the requirements of the Data Protection Act 1998.

DETAILS OF THE CASE

Case Reference:

APP/H6955/A/14/2229673

Address of site

Tan yr Onnen, School Lane, Bronington, Whitchurch.

Postcode
(if known)

SY13 3HN

SENDER DETAILS

Name

ELIZABETH HAND

Acting On Behalf Of

(leave blank if writing on
your own behalf)

ABOUT YOUR COMMENTS

In what capacity do you wish to make representations on this case?
(Neighbour, Councillor, Owner, Tennant)

NEIGHBOUR

What kind of representation are you making?

Comments against planning appeal/application

YOUR COMMENTS ON THE CASE

Please provide your representation below.

The land at Tan yr Onnen is supposedly redundant land, but we would very much like to rent it to enable us to have a pony for our 3-children the eldest of who is 11 years old; this negates the reference to redundant land.

The land is agricultural not residential even though the current owners have erected unsightly fences, which are more in keeping with an industrial site and not a country field location. I would very much like to see these fences removed.

There is a large ash tree on the site along with several other smaller ash trees and an oak tree; all of these need to be protected from any development, particularly the large ash tree, which is covered by a TPO and which in recent weeks I believe has been damaged by Mr Jones on his tractor.

When looking at the proposed plans there is a complete property missed off the drawings. It is definitely there on the ordnance survey map but the architect has deliberately left them off the plans submitted in an effort to make the access look bigger and more open than it is. I always thought that drawings submitted with a planning application had to be the ones that went forward to an appeal, but I note in this case that the drawings attached to the appeal paperwork are different.

I have also noted emails attached to the appeal that contains derogatory comments towards some of our neighbours, which are in fact completely untrue. I didn't feel that the comments contained within these emails were relevant to a planning appeal or in fact any planning application.

I trust you are aware that the planning committee visited site and unanimously turned down the application on several grounds; the main one of which was the poor access to the site.

We use School Lane every day; it does become extremely congested at school times and can become blocked at other times of the day; not only with people taking their children to school but with delivery vehicles and people going to and from work. During this last week BT have been replacing lines in the lane, on one occasion there was also an oil tanker in the lane delivery heating oil to a house, these were both located close to the roundabout and more than one vehicle had to go the wrong way around the roundabout to get down the lane. School Lane is a B road and not an A road, which it often is used as.

It should also be noted that when there is an accident on the Wrexham or Ellesmere Road traffic is diverted through the village, this means that we have all the large vehicles normally on these roads coming through the village.

As a parent of young children I can only state that the village does not need more properties accessing school lane.

There are many drives already exiting on to the lane along with traffic off Bronington Park, Oakfield Close and of course the school itself.

Refuse collection has also been overlooked, is it advisable for there to be more bins on the pavement so close to the roundabout causing an obstruction on the pavement, thereby forcing pedestrians on to the road.

Finally, the site is smaller than shown on the drawings as existing ditches have not been taken into consideration and the proposed development would encroach on existing properties much more than the drawings indicate.