

MEMORANDUM



From: Network and Infrastructure Manager

To: Chief Planning Officer

Our Ref: PD/2012/0340

Your Ref: P/2012/0340

Date: 08 June 2012

TOWN AND COUNTRY PLANNING ACT 1990.

TOWN AND COUNTRY (GENERAL DEVELOPMENT PROCEDURE) ORDER 1995.

Location: O. S Grid Ref: 3284 3456 7 Maes Teg, Penycae

Development: Demolition of existing garage and erection of extension to form granny annexe.

I refer to your consultation dated 15 May 2012 in respect of the above.

The development site is located on an unclassified highway within a 30 mph speed limit. Adequate off road parking facilities are provided.

I recommend that any permission includes the following condition:

CONDITIONS

ZJ22

PARKING AND MANOEUVRING TO BE KEPT CLEAR

035R

The vehicular parking and turning areas as shown on approved drawing(s) No(s). 2A shall be fully laid out, surfaced and drained prior to first use of the development. These areas shall thereafter be permanently retained and kept free of any obstruction, and made available solely for the parking and turning of vehicles at all times.

Peter Northwaite
P.N. Network and Infrastructure Manager