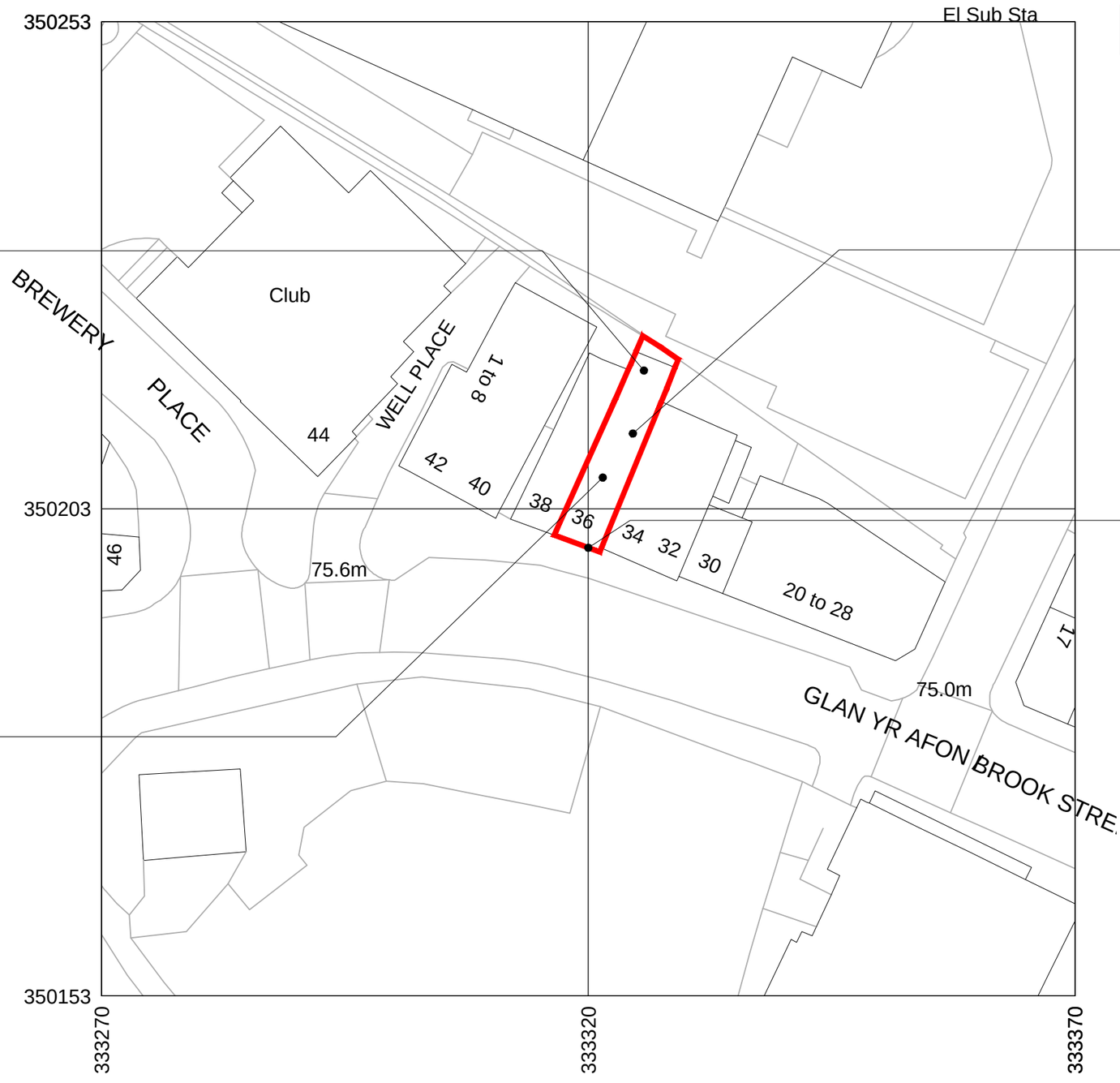
APPLICATION BOUNDARY INDICATED THUS:

N

0 5 10 15 20 25m

Scale 1:500



Schedule of Areas	m²
Application Area	101.1

Waste Storage and Collection Strategy

Due to the constraints of the existing building and the absence of external curtilage suitable for refuse storage, the proposed dwellings will utilise a designated internal refuse storage area located to the rear of the building, within an existing bin storage area associated with the ground floor unit.

Residual waste will be stored within standard 240 litre wheelie bins, with recycling containers provided in accordance with Wrexham County Borough Council waste collection requirements.

Access to the internal refuse storage area will be secured through a formal agreement between the relevant property owners and tenants, ensuring that the bins associated with the proposed dwellings can be stored within the rear bin area at all times.

Residents will transfer waste from internal kitchen bins to the external wheelie bins via the agreed access route. On the scheduled collection day, the bins will be presented at the kerbside for collection in accordance with Wrexham County Borough Council's waste collection arrangements.

The management of the bins and access to the refuse storage area will be controlled through the property management arrangements and tenancy agreements, ensuring that the waste storage and collection system operates effectively and hygienically.

Existing residential flat to be converted to be 3 bed HMO on first floor and second floor. Commercial unit facing street to be retained. Bike storage area to be on second floor.

BIRD NESTING BOXES: Provide an integrated woodcrete bird nesting box wherever practicable, positioned at a minimum height of 4m in sheltered locations, generally facing north to east and with a clear, unobstructed flight path. Boxes to be located away from direct sunlight and prevailing winds. Where appropriate, provide multiple boxes at high level beneath eaves to support colony-nesting species such as house sparrows and starlings.

BAT ROOST BOXES: Provide an integrated bat boxes/tubes wherever practicable, positioned at a minimum height of 4m, preferably close to eaves and adjacent to suitable hedgerows or tree lines. Boxes to be located on sheltered sunny aspects, generally facing south, south-east or south-west, with a clear flight path and away from artificial lighting.

Rev	Date	Drawn by	Checked by
A	10/08/2026	TBS	TBS
	Updated in line with NBB and GIS measures		
-	16/03/2026	TBS	TBS
	Draft Issue		

Produced on 03 December 2023 from the Ordnance Survey National Geographic Database and incorporating surveyed revision available at this date.
This map shows the area bounded by 333270 350153,333370 350153,333370 350253,333270 350253,333270 350153
Crown copyright and database rights 2023 OS 100054135. Supplied by copla ltd trading as UKPlanningMaps.com a licensed Ordnance Survey partner (OS 100054135).
Data licence expires 03 December 2024. Unique plan reference: v1e//1033257/1392792

Block Plan - 1:500

Project: 36 Brook Street, Wrexham, LL13 7LL			
Client: Violetta Niklas-Pecha	Purpose of Issue: For Approval	Drawing Stage: Planning	
Title: Block Plan			
Scale @ A4: 1:500	Date: March 2026	Ref: 289	Drawn: TBS
Drg No: 289/BSW/PL/202			Rev: A