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# Application for Approval of Details Reserved by Condition

## Town and Country Planning Act 1990; Planning (Listed Buildings and Conservation Areas) Act 1990

**Publication of applications on planning authority websites**

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

## Site Details

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

Suffix

Property Name

Ruabon Business Park Site

Address Line 1

Adjacent to A483

Address Line 2

Ruabon

Town/city

Wrexham

Postcode

LL14 6TE

### Description of site location (must be completed if postcode is not known)

Easting (x)

329812

Northing (y)

343174

Description

## Applicant Details

## Name/Company

Title

Mr

First name

David

Surname

Wilkinson

Company Name

Pure Residential and Commercial Ltd

## Address

Address line 1

C/O Agent

Address line 2

5 Portal Business Park

Address line 3

Eaton Lane

Town/City

Tarporley

Country

England

Postcode

CW69DL

Are you an agent acting on behalf of the applicant?

- [x] Yes
- [ ] No

## Contact Details

Primary number

Secondary number

Email address

## Agent Details

## Name/Company

Title

Mr

First name

Steven

Surname

Grimster

Company Name

Grimster Planning Ltd

## Address

Address line 1

5 Portal Business Park

Address line 2

Eaton Lane

Address line 3

Town/City

Tarporley

Country

Postcode

CW6 9DL

## Contact Details

Primary number

***** REDACTED ******

Secondary number

Email address

***** REDACTED ******

## Description of the Proposal

Please provide a description of the approved development as shown on the decision letter

Mixed use development comprising commercial (Class A1 footsore with petrol filling station and associated car parking and classes A3/B1/C1), Extra Care (Class C2), Residential (Class C3) with associated vehicular access off the A539 and B5606 and other related improvements (as granted under P/2014/2021).

Reference number

2018/0053 (Variation of Conditions imposed under planning permission code no. P/2014/0021)

Date of decision (date must be pre-application submission)

18/05/2018

**Please state the condition number(s) to which this application relates**

Condition number(s)

7, 22, 26, 28, 31 (insofar as they relate to Phase 1 of the residential C3 element of the scheme)

Has the development already started?

- [x] Yes
- [ ] No

If Yes, please state when the development was started (date must be pre-application submission)

01/07/2024

Has the development been completed?

- [ ] Yes
- [x] No

## Part Discharge of Conditions

Are you seeking to discharge only part of a condition?

- [x] Yes
- [ ] No

If Yes, please indicate which part of the condition your application relates to

The Phase 1 (C3) residential element of the planning permission

## Discharge of Conditions

Please provide a full description and/or list of the materials/details that are being submitted for approval

See accompanying Cover Letter

## Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- [x] Yes
- [ ] No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact? (Please select only one)

- [x] The agent
- [ ] The applicant
- [ ] Other person

## Pre-application Advice

Has pre-application advice been sought from the local planning authority about this application?

- [ ] Yes
- [x] No

## Declaration

I/We hereby apply for Approval of details reserved by a condition (discharge) as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.
I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.
I/We also accept that:
- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be made available as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

- [x] I / We agree to the outlined declaration

Signed

Steven Grimster

Date

25/06/2024