

In pursuance of its powers under the Acts and Orders referred to below, the County Borough Council as Local Planning Authority, hereby determines your application in accordance with the particulars and plans comprising the application



Applicant MCDONALDS RESTAURANTS LTD

Reference P/2023/0383

Agent PLANWARE LTD R MATTHEW CARPENTER
ST ANDREWS CASTLE
33 ST ANDREWS STREET
SOUTH
BURY ST EDMONDS
IP33 3PH

Date Received 24/05/2023

Decision Date 25/07/2024

Town and Country Planning Act, 1990
Town and Country Planning (Control of Advertisements) Regulations 1992

Location of Application

LAND AT ARGOS CAR PARK, PLAS COCH RETAIL PARK, PLAS COCH, WREXHAM, LL11 2BW

Description of Application

CANIATAD HYSBYSEBU AR GYFER ARWYDDION SAFLE AMRYWIOL (WEDI'U GOLEUO A HEB EU GOLEUO) YN CYNNWYS 4 ARWYDD SY'N SEFYLL YN ANNIBYNNOL, 1 UNED BANER AC 16 ARWYDD DOT SY'N CYNNWYS 2 FAE HYGIRCH, 3 BAE PARCIO, 1 DIM MYNEDIAD, 4 CROESFAN I GERDDWYR, 2 ILDIO, 4 EDRYCH BOB FFORDD
/ ADVERTISEMENT CONSENT FOR VARIOUS SITE SIGNAGE (ILLUMINATED AND NON-ILLUMINATED) INCLUDING 4 NO. FREESTANDING SIGNS, 1 NO. BANNER UNIT AND 16 NO. DOT SIGNS COMPRISING 2 NO. ACCESSIBLE BAYS, 3NO. PARKED ORDER BAYS, 1 NO. NO ENTRY, 4 NO. PEDESTRIAN CROSSING, 2 NO. GIVE WAY, 4 NO. LOOK BOTH WAYS

In reaching this decision the Council has had regard to the following relevant policies: -

Wrexham Local Development 2013 – 2028:

DM1- Development Management Considerations

SP14 - Natural Environment

SP12 - Design Principles & Masterplanning Framework

Revision	Date	Description of Decision
0	2024-07-25	Planning permission issued

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Particulars of decision : GRANTED subject to the following:-

Condition(s)

1. Any advertisements displayed, and any site used for the display of advertisements, shall be maintained in a clean and tidy condition to the reasonable satisfaction of the Local Planning Authority.
2. Any structure or hoarding erected or used principally for the purpose of displaying advertisements shall be maintained in a safe condition.
3. Where an advertisement is required under these Regulations to be removed, the removal shall be carried out to the reasonable satisfaction of the Local Planning Authority.
4. No advertisement is to be displayed without the permission of the owner of the site or any other person with an interest in the site entitled to grant such permission.
5. No advertisement shall be sited or displayed so as to obscure, or hinder the ready interpretation of, any road traffic sign, railway signal or aid to navigation by water or air, or so as otherwise to render hazardous the use of any highway, railway, waterway or aerodrome (civil or military).
6. The intensity of illumination emitted from the signs the subject of this consent shall not exceed 600 candelas/sq.m.
7. The advertisements shall not be illuminated outside of the premises opening hours.

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8. The signage shall be implemented in strict accordance with the details shown on the following plan(s) and document(s):
 7391_AEW_8104_1008 Rev C
 ERDDS Banner Sign Issue 1 Date 13/09/2019
 Dot Sign Type 25, Give Way
 Dot Sign Type 25, Pedestrian Crossing
 Dot Sign Type 24, Parked Order Bay
 McDonalds /078/2014 - No Entry / Stop Sign
 Digital Double Unit Sign Type 28
 Digital Single Unit Sign Type 28

Reason(s)

- 1 To comply with the Town and Country Planning (Control of Advertisements) Regulations 1992.
- 2 To comply with the Town and Country Planning (Control of Advertisements) Regulations 1992.
- 3 To comply with the Town and Country Planning (Control of Advertisements) Regulations 1992.
- 4 To comply with the Town and Country Planning (Control of Advertisements) Regulations 1992.
- 5 To comply with the Town and Country Planning (Control of Advertisements) Regulations 1992.
- 6 In the interests of highway safety in accordance with Policy DM1 of the Wrexham Local Development Plan.
- 7 To ensure a satisfactory standard of appearance of the development in the interests of the visual amenities of the area in accordance with Policies DM1, SP12 and SP14 of the Wrexham Local Development Plan.

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- 8 To comply with Section 91(3) of the Town and Country Planning Act, 1990.

A handwritten signature in black ink, appearing to be 'DF' or similar initials.

David Fitzsimon

***Prif Swyddog Yr Economi a Chynllunio, Cyngor Bwrdeistref Sirol Wreccsam
Chief Officer Economy and Planning, Wrexham County Borough Council***

Refer to Statement of Applicant's Rights and General Information on our planning web site at:-

[Planning and building control | Wrexham County Borough Council](#)