In pursuance of its powers under the Acts an 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

wrexham
COUNTY BOROUGH COUNCIL
CYNGOR BWRDEISTREF SIROL
wrecsam

Applicant MARKS AND SPENCERS PLC

Agent MISS CATLIN ATTRILL
LICHFIELDS
APEX PLAZA
FORBURY ROAD
READING
RG1 1AX

Reference P/2024/1196

Date Received 07/05/2024

Decision Date 30/08/2024

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

Location of Application

LAND AT, PLAS COCH RETAIL PARK, PLAS COCH, WREXHAM, LL11 2BA

Description of Application

CANIATÂD HYSBYSEB AR GYFER 1 ARWYDD (WEDI'I OLEUO)
ADVERTISEMENT CONSENT FOR 1 SIGN (ILLUMINATED)

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

National Policies and Technical Advice Notes (TAN):
TAN 7 : Outdoor Advertisement Control

Wrexham Local Development 2013 – 2028:

DM1 - Development Management Considerations

Revision	Date	Description of Decision
0	2024-08-30	Planning permission issued

Particulars of decision : GRANTED subject to the following:-

Condition(s)

1. The use as permitted shall cease and be abandoned before 07/05/2029.

2. 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.

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3. Any structure or hoarding erected or used principally for the purpose of displaying advertisements shall be maintained in a safe condition.

4. 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.

5. 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.

6. 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).

7. The intensity of illumination emitted from the signs the subject of this consent shall not exceed 300 candelas/sq.m.

8. The advertisements shall not be illuminated outside of the premises opening hours.

9. The development shall only be carried out in strict accordance with the details shown on the following plan(s) and document(s): Drg No: 9001 Rev 01.

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.

In pursuance of its powers under the Acts an 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 MARKS AND SPENCERS PLC

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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 To comply with the Town and Country Planning (Control of Advertisements) Regulations 1992.

7 In the interests of highway safety in accordance with Policy DM1 of the Wrexham Local Development Plan.

8 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.

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

David Fitzsimon
Prif Swyddog Yr Economi a Chynllunio, Cyngor Bwrdeistref Sirol Wrecsam
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