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 Mr Richard Honey

Reference P/2024/1456

Decision Date 09/01/2025

Town and Country Planning Act, 1990

Location of Application

LLYN WYNS COTTAGE, 16 WYNNSTAY COURT, WYNNSTAY HALL ESTATE, RUABON, WREXHAM, LL14 6LA

Description of Application

GOSOD DRYSAU A FFENESTRI NEWYDD
INSTALLATION OF REPLACEMENT DOORS AND WINDOWS

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

National Policies and Technical Advice Notes (TAN):

TAN 12 : Design
TAN 24 : The Historic Environment

Wrexham Local Development 2013 – 2028:

DM1 - Development Management Considerations
SP15 - Historic and Cultural Environment

Revision	Date	Description of Decision
0	09/01/2025	Planning permission issued

Particulars of decision : GRANTED subject to the following:-

Condition(s)

1. The development hereby permitted shall be commenced before the expiry of five years from the date of this permission.

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 Mr Richard Honey

Reference P/2024/1456

Decision Date 09/01/2025

2. The development shall only be carried out in strict accordance with the details shown on the following plan(s) and document(s): Accompanying Window and Door Details Plan, Elevation Plans 1 - 6, Accompanying Design & Assess Statement, Accompanying Application Form, Accompanying Heritage Impact Assessment - Windows, Accompanying Heritage Impact Assessment - Doors, Photographic Drone View, Location Plan - 16 Wynnstay Court and Photos 1 to 12.

3. Prior to their installation on the building, drawings to the scale 1:5 and 1:20 fully detailing all new or replacement windows and doors shall be submitted to and approved in writing by the Local Planning Authority. The details shall fully describe the proposed materials and decorative/protective finishes, depth of reveals, method of opening and glazing type and include cross sections for glazing bars, sills heads etc... Thereafter, the development shall only be carried out in strict accordance with such details as are approved

Reason(s)

1 To comply with the requirements of the Planning (Listed Building and Conservation Areas) Act 1990.

2 To comply with the Planning (Listed Building and Conservation Areas) Act 1990.

3 To ensure the works reflect the character and appearance of the building and respect the historic significance of heritage assets in accordance with Policies DM1 and SP15 of the Wrexham Local Development Plan.

Note(s) to applicant

You are advised that this permission does not in itself authorise the carrying out of the development hereby permitted until the necessary Listed Building Consent has been obtained. Your concurrent application for Listed Building Consent has now been forwarded to the Cadw for their consideration.

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 Mr Richard Honey

Reference P/2024/1456

Decision Date 09/01/2025



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