Planning Service
16 Lord Street
Wrexham LL11 1LG

Telephone: 01978 298994
E-mail: planning@wrexham.gov.uk
Web: www.wrexham.gov.uk/planning

wrexham
COUNTY BOROUGH COUNCIL
CYNGOR BWRDEISTREF SIROL
wrecsam

Y Gwasanaeth Cynllunio
16 Stryt yr Arglwydd
Wrecsam LL11 1LG

Llinell Gymorth: 01978 298994
E-bost: planning@wrexham.gov.uk
Gwe: www.wrexham.gov.uk/planning

Application for Removal or Variation of a Condition following Grant of Planning Permission

Town and Country Planning Act 1990; Historic Environment (Wales) Act 2023

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

Manderville

Address Line 1

Llyndir Lane

Address Line 2

Burton

Town/city

Rossett

Postcode

LL12 0AY

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

Easting (x)

337068

Northing (y)

358361

Description

Applicant Details

Name/Company

Title

Miss

First name

Sarah

Surname

Gerrard

Company Name

Rostons Limited

Address

Address line 1

C/O Rostons

Address line 2

Whitchurch Road

Address line 3

Hatton Heath

Town/City

Chester

Country

United Kingdom

Postcode

CH3 9AU

Are you an agent acting on behalf of the applicant?

- [x] Yes
- [ ] No

Contact Details

Primary number

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

Secondary number

Email address

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

Agent Details

Name/Company

Title

Miss

First name

Sarah

Surname

Gerrard

Company Name

Rostons Limited

Address

Address line 1

Hatton Heath

Address line 2

Whitchurch Road

Address line 3

Town/City

Chester

Country

United Kingdom

Postcode

CH3 9AU

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

Erection of one pair of semi-detached dwellings for occupation by farm labourers

Reference number

BUR/5716

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

25/03/1971

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

Condition number(s)

2. Occupation of the dwelling shall be limited to persons employed or last employed locally in agriculture as defined in Section 221 of the Town and Country Planning Act, 1962 or in forestry and the dependants of such persons.

Has the development already started?

- [x] Yes
- [ ] No

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

07/02/2001

Has the development been completed?

- [x] Yes
- [ ] No

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

07/02/2001

Condition(s) - Removal

Please state why you wish the condition(s) to be removed or changed

Please see supporting statement.

If you wish the existing condition to be changed, please state how you wish the condition to be varied

N/A

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
⊘ No

Ownership Certificates

Town and Country Planning (Development Management Procedure) (Wales) Order 2012

Please answer the following questions to determine which Certificate of Ownership you need to complete: A,B,C or D.

Are you the sole owner of ALL the land?

⊘ Yes
◯ No

Certificate of Ownership - Certificate A

I certify/the applicant certifies that on the day 21 days before the date of this application nobody except myself/the applicant was the owner (owner is a person with a freehold interest or leasehold interest with at least seven years left to run) of any part of the land or building to which the application relates.

Person Role

◯ The Applicant
⊘ The Agent

Title

Miss

First Name

Sarah

Surname

Gerrard

Declaration Date

20/11/2024

☑ Declaration made

Agricultural Holding Certificate

Town and Country Planning (Development Management Procedure) (Wales) Order 2012

Agricultural land declaration - you must select either A or B

⊘ (A) None of the land to which the application relates is, or is part of an agricultural holding
◯ (B) I have/The applicant has given the requisite notice to every person other than myself/the applicant who, on the day 21 days before the date of this application, was a tenant of an agricultural holding on all or part of the land to which this application relates, as listed below

Person Role

◯ The Applicant
⊘ The Agent

Title

Miss

First Name

Sarah

Surname

Gerrard

Declaration Date

20/11/2024

☑ Declaration made

Declaration

I/We hereby apply for Removal/Variation of a condition 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.

☑ I / We agree to the outlined declaration

Signed

Sarah Gerrard

Date

10/01/2025