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 Mrs Stephanie Masters

Agent Mary Thompson
Arfryn, Old Road,
Dolywern, , Pontfadog,
Llangollen, United
Kingdom, LL20 7AG

Reference P/2024/1670

Date Received 12/12/2024

Decision Date 09/04/2025

Town and Country Planning Act, 1990

Location of Application

CARTREF DYFFRYN CEIRIOG, LLWYNMAWR, LLANGOLLEN, LL20 7AF

Description of Application

ADNEWYDDU CANIATÂD CYNLLUNIO (P/2019/0131) CADW CYNHWYSYDD MORGLUDIANT / RENEWAL OF PLANNING PERMISSION (P/2019/0131) RETENTION OF SHIPPING CONTAINER

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

National Policies and Technical Advice Notes (TAN):
TAN 12 : Design

Wrexham Local Development 2013 – 2028:

DM1 - Development Management Considerations
SP12 - Design Principles & Masterplanning Framework
SP2 - Location of Development

Revision	Date	Description of Decision
0	09/04/2025	Planning permission issued

Particulars of decision : GRANTED subject to the following:-

Condition(s)

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1. The use of the building shall cease and be abandoned before 30 April 2030. The building together with any hard standing, base or slab upon which it stands shall be completely removed and the land restored to its previous condition not later than one month after that date.

2. The development shall only be carried out in strict accordance with the details shown on the following plan(s) and document(s): Location Plan, Block Plan and Application Form.

3. The storage container shall be painted dark green in colour. The container shall thereafter be retained in this condition and colour.

4. No storage shall take place in the open on any part of the site.

5. Within six months from the date of this permission, the measures to deliver net benefit for biodiversity (NBB) shown within the Green Infrastructure Statement and Net Biodiversity Benefit have been implemented in full. The measures shall thereafter be maintained for the lifetime of the development.

Reason(s)

1 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.

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

3 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.

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

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4 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.

5 To ensure the development delivers net benefit to biodiversity in accordance with paragraph 6.4.5 of Planning Policy Wales 12.

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