**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 John Pearson

**Agent** Mr John Pearson
Erddig Consultancy,
Erddig, Wrexham,
Wrexham, United
Kingdom, LL13 0YT

**Reference** P/2025/0131

**Date Received** 13/02/2025

**Decision Date** 11/04/2025

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

**Location of Application**

LAND EAST OF PULESTON INDUSTRIAL ESTATE, FELIN PULESTON, WREXHAM, LL13 7RF

**Description of Application**

CANIATÂD HYSBYSEB AR GYFER ARWYDD SY'N SEFYLL AR EI BEN EI HUN / ADVERTISEMENT CONSENT FOR FREE STANDING SIGN

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 7 : Outdoor Advertisement Control

**Wrexham Local Development 2013 – 2028:**

DM1 - Development Management Considerations
SP12 - Design Principles & Masterplanning Framework
SP14 - Natural Environment
SP2 - Location of Development

| Revision | Date | Description of Decision |
|---|---|---|
| 0 | 11/04/2025 | Planning permission issued |

**Particulars of decision : GRANTED subject to the following:-**

**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** Mr John Pearson

**Reference** P/2025/0131

**Agent** Mr John Pearson
Erddig Consultancy,
Erddig, Wrexham,
Wrexham, United
Kingdom, LL13 0YT

**Date Received** 13/02/2025

**Decision Date** 11/04/2025

## Condition(s)

1. The development shall only be carried out in strict accordance with the details shown on the following plan(s) and document(s): Draft Signage Scheme v1/January 2025, Location Plan 1-500, Location Plan 1-100, Location Plan 1-2500 and Application Form.

2. The advertisement hereby approved shall be retained for a limited period only until the 30 April 2030 on or before which date the advertisement shall be removed and the use of the site for the display of advertisement discontinued.

3. 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.

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

5. 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.

6. 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.

7. 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).

**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 John Pearson

**Agent** Mr John Pearson
Erddig Consultancy,
Erddig, Wrexham,
Wrexham, United
Kingdom, LL13 0YT

**Reference** P/2025/0131

**Date Received** 13/02/2025

**Decision Date** 11/04/2025

**Reason(s)**

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

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

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

**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