Cyfarwyddiaeth Llywodraeth Leol a Chynllunio
Local Government and Planning Directorate

Llywodraeth Cymru
Welsh Government

David Fitzsimon:
Chief Officer Economy and Planning
Wrexham County Borough Council
Lambpit Street
Wrexham LL11 1AR

By email: David.Fitzsimon@wrexham.gov.uk and Matthew.Phillips@wrexham.gov.uk

Ein Cyf/Our ref: qA2328984
Eich Cyf/Your ref: P/2025/0202
Dyddiad/Date: 08 May 2025

Dear Mr Fitzsimon

TOWN AND COUNTRY PLANNING ACT 1990 – SECTION 77 CALL-IN REQUEST
TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE) (WALES) ORDER 2012 – DIRECTION UNDER ARTICLE 18(1)
PROPOSED ERECTION OF A FUEL CHIP HOPPER BUILDING AND INSTALLATION OF BIOMASS BOILER AND FLUE AT UNIT 7 AND 9, QUEENSWAY INDUSTRIAL ESTATE, WREXHAM
APPLICATION NO. P/2025/0202

1. I am writing to inform you the Welsh Ministers have been asked to call in the application referred to in the heading to this letter for their own determination.

2. Article 18 of the Town and Country Planning (Development Management Procedure) (Wales) Order 2012 (DMPWO) enables the Welsh Ministers to give directions restricting the grant of permission by a local planning authority. I am authorised by the Cabinet Secretary for Economy, Energy and Planning to issue such directions and, in exercise of this authority, I hereby direct Wrexham County Borough Council, with effect from the date of this letter, not to grant planning permission in respect of:

   (a) application no. P/2025/0202 referred to in the heading to this letter; or

   (b) any development of the same kind as that in the above application, which is proposed on any site forming part of, or includes the land to which the above application relates.

Rydym yn croesawu derbyn gohebiaeth yn Gymraeg. Byddwn yn ateb gohebiaeth a dderbynnir yn Gymraeg yn Gymraeg ac ni fydd gohebu yn Gymraeg yn arwain at oedi.

We welcome receiving correspondence in Welsh. Any correspondence received in Welsh will be answered in Welsh and corresponding in Welsh will not lead to a delay in responding.

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without the prior authorisation of the Welsh Ministers.

3. I issue this direction to enable further consideration to be given to whether or not the application should be referred to the Welsh Ministers for their determination.

4. This direction prevents your authority only from granting planning permission; it does not prevent the authority from continuing to process or consult on the application. Neither does it prevent the authority from refusing planning permission.

5. Your attention is drawn to article 31 of the DMPWO which provides for the Welsh Ministers to vary or cancel this direction in respect of both the land and type of development covered.

6. I will ensure you are informed of the Welsh Ministers' decision as soon as it is made.

7. A copy of this letter has been sent to Mr T Brindle, agent for the applicant.

Yours sincerely



Hywel Butts

Pennaeth Gwaith Achos Cynllunio / Head of Planning Casework
Cyfarwyddiaeth Llywodraeth Leol a Chynllunio / Local Government and Planning Directorate

Arwyddwyd o dan awdurdod Y Ysgrifennydd y Cabinet dros yr Economi, Ynni a Chynllunio; un o Weinidogion Cymru.
Signed under authority of the Cabinet Secretary for Economy, Energy and Planning; one of the Welsh Ministers.