

In pursuance of its powers under the Acts and 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 AND MRS COOKE	Code Number	WOR P/2023/0555
Agent	BLUEPRINT LTD DAFYDD EDWARDS OFFICE 3K4 REDWITHER TOWER WREXHAM INDUSTRIAL ESTATE WREXHAM LL13 9XT	Date Received	04/08/2023
		Decision Date	21/12/2023

Town and Country Planning Act, 1990

Location of application

WHALEBONE FARM, WHALEBONE LANE, PLASSEY LANE, WILLINGTON, MALPAS, SY14 7LS

Description of application

ESTYNIAD I ADEILAD AMAETHYDDOL (OL-WEITHREDOL) / EXTENSION OF AGRICULTURAL BUILDING IN RETROSPECT.

In reaching this decision the Council has had regard to the relevant policies in the Wrexham Unitary Development Plan which are as follows:-

EC3	Agricultural Buildings
EC6	Biodiversity Conservation
GDP1	Development objectives

Revision	Date	Description of Decision
0	21/12/2023	Planning permission issued
1	05/08/2024	Approval of condition 2 (Biodiversity). Ref: P/2024/0039. Approved drawing : C150/002. Date: 05/08/2024

Particulars of decision that permission be GRANTED

Subject to the following:-

Condition(s)

1. The development shall only be carried out in strict accordance with the details shown on the approved drawing(s) numbered C150/002, C150/001 and as contained within the application documentation.

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2. Within 1 month from the date of this permission, a plan to provide net benefit for biodiversity (NBB) i.e. a better outcome than if the site was left undeveloped, shall be for the written approval of the Local Planning Authority. The measures as approved shall be implemented in full, within 2 months of the details being approved, and thereafter maintained for the lifetime of the development.

Approval of condition ref: P/2024/0039.

Approved drawing : C150/002.

Date: 05/08/2024

Reason(s)

1. To comply with section 71ZA (2) of the Town and Country Planning Act 1990.
2. To ensure the development delivers net benefit to biodiversity in accordance with paragraph 6.4.5 of Planning Policy Wales 11.



David Fitzsimon
Prif Swyddog Yr Economi a Chynllunio
Chief Officer Economy and Planning

Refer to Statement of Applicant's Rights and General Information on our planning web site at:-

http://www.wrexham.gov.uk/english/planning_portal/publications/info_sheets.htm