

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 MICHAL SOKOLOWSKI	Code No	WRC P/2024/0093
Agent	MR MICHAL SOKOLOWSKI 35 WILLOW BRIDGE COURT WREXHAM LL13 8DX	Date Received	26/01/2024
		Decision Date	29/04/2024

Town and Country Planning Act, 1990

Location of application

35 WILLOW BRIDGE COURT, WREXHAM, LL13 8DX

Description of application

PARCIO A GWEITHREDU 2 CERBYD HURIO PREIFAT / PARKING AND OPERATION OF 2 PRIVATE HIRE VEHICLE

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

DM1	Development Management Considerations
NE2	Local Designations for Nature Conservation and Geological
NE3	Importance
SP11	Trees, Woodlands and Hedgerows
SP13	Transport and Accessibility
SP14	Health and Wellbeing
SP2	Natural Environment
T1	Location of Development
	Managing Transport Impacts

Particulars of decision that permission be REFUSED

Reason(s)

1. The development will result in the loss of green infrastructure and fails to provide for a net biodiversity benefit. Consequently it conflicts with policies SP14 and SP19 of the Wrexham Local Development Plan and Planning Policy Wales (Edition 12, Chapter 6).

Applicant	MR MICHAL SOKOLOWSKI	Code Number	WRC P/2024/0093
Agent	MR MICHAL SOKOLOWSKI 35 WILLOW BRIDGE COURT WREXHAM LL13 8DX	Date Received	26/01/2024
		Decision Date	29/04/2024



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