

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	PHILIP SMITH CANAL AND RIVER TRUST	Code Number	LLR P/2023/0812
Agent	MR PHILIP SMITH CANAL AND RIVER TRUST NATIONAL WATERWAYS MUSEUM SOUTH PIER ROAD ELLESMERE PORT CH65 4FW	Date Received	10/11/2023
		Decision Date	28/02/2024

Town and Country Planning Act, 1990
Section 192 (as amended)

Certificate of Lawful Use of Proposed Use or Development

LAND SOUTH OF SCOTCH HALL BRIDGE, TREVOR, LLANGOLLEN, WREXHAM, LL20 7TT

TYSTYSGRIF DATBLYGIAD CYFREITHLON AR GYFER ADEILADU PONT GODI ARFAETHEDIG / LAWFUL DEVELOPMENT CERTIFICATE FOR PROPOSED CONSTRUCTION OF LIFT BRIDGE

The Wrexham County Borough Council hereby **certifies** that on 10/11/2023 the development in respect of the land edged red on the plan appended to this certificate at Appendix A would be lawful within the meaning of Section 192 of the Town and Country Planning Act 1990 as amended for the following reason(s):-

REASON

The proposal satisfies the criteria to be classed as permitted development under Schedule 2, Part 17, Class B of the Town and Country Planning (General Permitted Development) Order 1995 (as amended for Wales). It is considered that a full planning application is not required for the proposed development and a Lawful Development Certificate can be granted.

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

Application Form [Dated: 10/11/2023]
Site Location Plan [Un-numbered and undated]
Supporting Statement [By: Glandŵr Cymru; Dated: 10/11/2023]

Signed:



David Fitzsimon

Prif Swyddog Yr Economi a Chynllunio
Chief Officer Economy and Planning

Dated: 28/02/2024

Notes:

1. This Certificate is issued solely for the purposes of Section 192 of the Town and Country Planning Act (as amended).
2. It certifies that the operations specified above would be lawful on the land specified on the date specified and would therefore not be liable to enforcement action under Section 172 of the Act on that date.
3. This Certificate applies only to the matter(s) described above. Any matter(s) which is/are materially different to that/those described or on any other land may render the owner/occupier liable to enforcement action.

Appendix A

