

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	MRS AMY CASWELL	Code No	OVE P/2023/0527
Agent	BDS GWYNEDD MR H GARETH JONES UNED 4, GALERI DOC VICTORIA CAERNARFON LL55 1SQ	Date Received	12/07/2023
		Decision Date	23/10/2023

Planning (Listed Buildings and Conservation Areas) Act 1990

Location of application

KNOLTON BRYN STUDIO, KNOLTON BRYN, OVERTON, WREXHAM, LL13 0LF

Description of application

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

EC9 Listed buildings of special architectural or historic interest

Revision	Date	Description of Decision
0	23/10/2023	Listed Building Consent issued

Particulars of decision that Listed Building Consent be GRANTED Subject to the following:-

Condition(s)

1. The works hereby granted consent shall be commenced before the expiry of five years from the date of this consent.
2. The development shall only be carried out in strict accordance with the details shown on the approved drawing(s) numbered AL.01.02 Proposed Floor Layout, AL.02.01 Proposed Elevations and as contained within the application documentation.

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Reason(s)

1. To comply with Section 18 of the Planning (Listed Building and Conservation Areas) Act 1990.
2. To comply with section 71ZA (2) of the Town and Country Planning Act 1990.



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