

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 JON AINGE WREXHAM TENNIS CENTRE	Code Number	WRR P/2023/0495
Agent	LAWRAY ARCHITECTS MR CRAIG BAINES THE BYRE CROESNEWYDD HALL WREXHAM TECHNOLOGY PARK WREXHAM LL13 7YP	Date Received	12/07/2023
		Decision Date	04/12/2023

Town and Country Planning Act, 1990

Location of application

NORTH WALES REGIONAL, TENNIS CENTRE, PLAS COCH ROAD,
WREXHAM, LL11 2BW

Description of application

DARPARU TRI CHWRT TENNIS PADEL WEDI EU GORCHUDDIO, RHOI WYNEB NEWYDD I'R CYRTIAU TENNIS PRESENNOL, LLIFOLEUADAU LED, MYNEDFA AR YR OCHR, ADDASIADAU I'R TO A'R CANOPI, NEWID FFENESTRI A DRYSAU, PANELI SOLAR A GORSAFOEDD PARCIO TRYDAN. / PROVISION OF THREE COVERED PADEL TENNIS COURTS, RESURFACING OF EXISTING TENNIS COURTS, LED FLOODLIGHTS, SIDE ENTRANCE, ROOF ALTERATIONS AND CANOPY, REPLACEMENT WINDOWS AND DOORS, SOLAR PANELS AND ELECTRIC PARKING STATIONS

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

GDP1	Development objectives
GDP2	Capacity of infrastructure and community facilities

Revision	Date	Description of Decision
0	04/12/2023	Planning permission issued
1	17/05/2024	(P/2024/0099) Discharge Of Condition 3 – Net Benefit for Biodiversity

Particulars of decision that permission be GRANTED
Subject to the following:-

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Condition(s)

1. The development hereby permitted shall be commenced before the expiry of five years from the date of this permission.
2. The development shall only be carried out in strict accordance with the details shown on the approved drawing(s) numbered A-069001 and A-069002, and as contained within the application documentation.
3. No part of the development shall commence until a plan to provide net benefit for biodiversity (NBB) i.e. a better outcome than if the site was left undeveloped has been submitted to, and approved in writing by, the Local Planning Authority. The measures shall be implemented in full, prior to first occupation / use of the development, and thereafter maintained for the lifetime of the development.

Date Approved: 17/05/2024 **Reference Number:** P/2024/0099

By: Wrexham County Borough Council

Approved Details: Net Benefit For Biodiversity Plan WTC-LAW-XX-XX
DR-A-069001 REV P05

Reason(s)

1. To comply with Section 91(3) of the Town and Country Planning Act, 1990.
2. To comply with section 71ZA (2) of the Town and Country Planning Act 1990.
3. 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

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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