

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	MISS BETHAN FARLEY	Code Number	OVE P/2023/0795
Agent	MR GARETH JONES BDS GWYNEDD UNED 4 GALERI DOC FICTORIA CAERNARFON LL55 1SQ	Date Received	30/10/2023
		Decision Date	19/01/2024

Town and Country Planning Act, 1990

Location of application

4, BRYN Y PYS COURT, OVERTON, WREXHAM, LL13 0EJ

Description of application

GOSOD FFLIW BOELER NEWYDD / INSTALLATION OF NEW BOILER FLUE

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
SP12	Design Principles & Masterplanning Framework
SP15	Historic and Cultural Environment
SP2	Location of Development

Revision	Date	Description of Decision
0	19/01/2024	Planning permission issued

Particulars of decision that permission be GRANTED

Subject to the following:-

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 AL.02.01 and as contained within the application documentation.

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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.



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

