

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	GARETH AND JANET JONES	Code Number	GLY P /2023 /0603
Agent	GARETH AND JANET JONES CAE MOR UCHA LLWYNMAWR LLANGOLLEN DENBIGHSHIRE LL20 7BE	Date Received	29/08/2023
		Decision Date	04/12/2023

Town and Country Planning Act, 1990
Section 191 (as amended)

Certificate of Lawfulness of Existing Development

Decision

The Wrexham County Borough Council **HEREBY CERTIFIES** that on 29/08/2023 the use described in the First Schedule in respect of the land defined within the Second Schedule, was lawful within the meaning of Section 191 of the Town Country and Planning Act, 1990 (as amended), for the following reason:

Reason

The occupancy of the Craignant Wood, Selattyn, Oswestry, SY10 7NS, by Graham Ord and Emelia Collins in breach of condition, has continued uninterrupted since 1997.

A handwritten signature in black ink, appearing to read 'David Fitzsimon'.

David Fitzsimon
Prif Swyddog Yr Economi a Chynllunio / Chief Officer Economy and Planning

Dated:

The first schedule

The occupancy of the Craignant Wood, Selattyn, Oswestry, SY10 7NS, in breach of condition 01 - agricultural workers occupancy restriction - of planning permission no. 5/9015.

Applicant	GARETH AND JANET JONES	Code Number	GLY P /2023 /0603
Agent	GARETH AND JANET JONES CAE MOR UCHA LLWYNMAWR DENBIGHSHIRE LL20 7BE	Date Received	29/08/2023
		Decision Date	

The second schedule

The dwelling known as Craignant Wood, Selattyn, Oswestry, SY10 7NS, as shown edged in red on the attached plan.

Notes:

1. This Certificate is issued solely for the purposes of Section 191 of the Town and Country Planning Act (as amended).
2. It certifies that the use/operations specified above was/were 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 breach of condition occurring on 06/07/1997. If at any time the dwelling ceases to be occupied in breach of the condition, the current breach will have ceased and any subsequent breach may be vulnerable to enforcement action under Section 172 of the Town and Country Planning Act 1990 (as amended).
4. The effect of this Certificate is also qualified by the proviso in Section 192(4) of the 1990 Act (as amended) which states that the lawfulness of a described use or operation is only conclusively presumed where there has been no material change before the use is instituted or the operation begun in any of the matters relevant to determining such lawfulness.



David Fitzsimon
Prif Swyddog Yr Economi a Chynllunio
Chief Officer Economy and Planning