

Planning Service
16 Lord Street
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16 Stryt yr Arglwydd
Wrecsam LL11 1LG

Llinell Gymorth: 01978 298994
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Application for Removal or Variation of a Condition following Grant of Planning Permission

Town and Country Planning Act 1990; Planning (Listed Buildings and Conservation Areas) Act 1990

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Details

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number Suffix

Property Name

Address Line 1

Address Line 2

Town/city

Postcode

Description of site location (must be completed if postcode is not known)

Easting (x)

Northing (y)

Description

Applicant Details

Name/Company

Title

██████

First name

██████

Surname

██████████

Company Name

██████████████████

Address

Address line 1

██████████████████

Address line 2

Address line 3

██████

Town/City

██████

Country

██████████

Postcode

██████

Are you an agent acting on behalf of the applicant?

- ☒ Yes
- ☐ No

Contact Details

Primary number

Secondary number

Email address

██████████████████

Agent Details

Name/Company

Title

Mr

First name

Geraint

Surname

Roberts

Company Name

Geraint Roberts Associates Ltd

Address

Address line 1

2

Address line 2

Maes Derw

Address line 3

Town/City

Llanfechain

Country

Postcode

SY22 6XN

Contact Details

Primary number

07722146949

Secondary number

Email address

geraint@grauk.com

Description of the Proposal

Please provide a description of the approved development as shown on the decision letter

Conversion of Vacant Miners Rescue Centre to form 2No. Self-Contained Apartments and 7No. Bedsits, together with Museum and Cafe.

Reference number

P/2017/0120

Date of decision (date must be pre-application submission)

03/07/2017

Please state the condition number(s) to which this application relates

Condition number(s)

Condition 2 - relating to the details shown on the approved drawings.

Has the development already started?

☒ Yes

☐ No

If Yes, please state when the development was started (date must be pre-application submission)

07/06/2022

Has the development been completed?

☐ Yes

☒ No

Condition(s) - Removal

Please state why you wish the condition(s) to be removed or changed

The needs of the property owner have changed and they wish to amend the building layout by removing the bedsits within the ground floor workshop block and altering the location and area allocations of the café and museum. Minor layout amendments are also proposed to the assisted living accommodation within the proposed Superintendents House to meet user needs.

If you wish the existing condition to be changed, please state how you wish the condition to be varied

Condition 2. - The development shall only be carried out in strict accordance with the details shown on the approved drawing(s) numbered -
TRMS - Pr01 - Proposed Block Plan
TRMS - Pr03 - Proposed Floor Plans
TRMS - Pr04 - Proposed Roof Plan
TRMS - Pr05 - Proposed Elevations 1of2
TRMS - Pr06 - Proposed Elevations 2of2

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

☒ Yes

☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact? (Please select only one)

☐ The agent

☒ The applicant

☐ Other person

Pre-application Advice

Has pre-application advice been sought from the local planning authority about this application?

- ☐ Yes
☒ No

Ownership Certificates

Town and Country Planning (Development Management Procedure) (Wales) Order 2012

Please answer the following questions to determine which Certificate of Ownership you need to complete: A,B,C or D.

Are you the sole owner of ALL the land?

- ☒ Yes
☐ No

Certificate of Ownership - Certificate A

I certify/the applicant certifies that on the day 21 days before the date of this application nobody except myself/the applicant was the owner (owner is a person with a freehold interest or leasehold interest with at least seven years left to run) of any part of the land or building to which the application relates.

Person Role

- ☐ The Applicant
☒ The Agent

Title

Mr

First Name

Geraint

Surname

Roberts

Declaration Date

08/01/2024

☒ Declaration made

Agricultural Holding Certificate

Town and Country Planning (Development Management Procedure) (Wales) Order 2012

Agricultural land declaration - you must select either A or B

- ☒ (A) None of the land to which the application relates is, or is part of an agricultural holding
☐ (B) I have/The applicant has given the requisite notice to every person other than myself/the applicant who, on the day 21 days before the date of this application, was a tenant of an agricultural holding on all or part of the land to which this application relates, as listed below

Person Role

- ☐ The Applicant
☒ The Agent

Title

Mr

First Name

Geraint

Surname

Roberts

Declaration Date

08/01/2024

☒ Declaration made

Declaration

I/We hereby apply for Removal/Variation of a condition as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.

I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

I/We also accept that:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be made available as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

☒ I / We agree to the outlined declaration

Signed

Geraint Roberts

Date

08/01/2024