

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 DALE PRITCHARD MR DALE PRITCHARD	Code No	LLA P/2023/0632
Agent	BLUEPRINT LTD MS EMILY JACKSON OFFICE 3K4 REDWITHER TOWER WREXHAM INDUSTRIAL ESTATE WREXHAM LL13 9XT	Date Received	07/09/2023
		Decision Date	30/10/2023

Town and Country Planning Act, 1990
Section 73

Location of application

CIL TYWODFAEN, FFORDD GWENLLIAN, LLAY, WREXHAM, , LL12 0UW

Description of application

AMRYWIO AMOD 1 CANIATAD CYNLLUNIO P/2022/0449 I DIWYGIO
DYLUNIAD / VARIATION OF CONDITION 1 OF PLANNING PERMISSION
P/2022/0449 TO AMEND DESIGN.

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

EC4	Hedgerows, Trees and Woodland
GDP1	Development objectives

Revision	Date	Description of Decision
0	30/10/2023	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 P138/005 REV B and as contained within the application documentation.
3. No facing or roofing materials shall be used other than materials matching those used on the existing building.

Applicant	MR DALE PRITCHARD MR DALE PRITCHARD	Code No	LLA P /2023 /0632
------------------	--	--------------------	-------------------

Agent	BLUEPRINT LTD MS EMILY JACKSON OFFICE 3K4 REDWITHER TOWER WREXHAM INDUSTRIAL ESTATE WREXHAM LL13 9XT	Date Received	07/09/2023 30/10/2023
		Decision Date	

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 a satisfactory standard of appearance of the development in the interests of the visual amenities of the area in accordance with Policies GDP1 and PS2 of the Wrexham Unitary Development Plan

Note(s) to applicant



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