

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 & MRS MOYSAN	Code Number	ESC P/2021/1145
Agent	MR ROBERT KEAN CAIRNS CHADWICK CONSULTANTS 50 FFORDD PARC CASTELL BODELWYDDAN RHYL LL18 5WD	Date Received	05/07/2021
		Decision Date	24/12/2021

Town and Country Planning Act, 1990

Location of application

ABEROER ISSA, ABEROER, WREXHAM, LL14 4LG

Description of application

ESTYNIAD UNLLAWR I'R BLAEN YR EIDDO AC ADDASIADAU I'R TO /
SINGLE STOREY FRONT EXTENSION AND ALTERATIONS TO ROOF

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

EC5	Special Landscape Areas
GDP1	Development objectives
PS2	Development and the environment

Revision	Date	Description of Decision
0	24/12/2021	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 102, 104, 105, 106 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 & MRS MOYSAN

Code Number ESC P/2021/1145

Agent MR ROBERT KEAN
CAIRNS CHADWICK
CONSULTANTS
50 FFORDD PARC
CASTELL
BODELWYDDAN
RHYL
LL18 5WD

Date Received 05/07/2021

Decision Date 24/12/2021

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.



Officer Appointed for this purpose
Chief Officer Planning & Regulatory

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.ht

