

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

|                  |                                                                                                                       |                      |                 |
|------------------|-----------------------------------------------------------------------------------------------------------------------|----------------------|-----------------|
| <b>Applicant</b> | MCDONALDS RESTAURANT LTD                                                                                              | <b>Code Number</b>   | WRR P/2022/1018 |
| <b>Agent</b>     | PLANWARE LTD<br>MRS SARAH CARPENTER<br>ST ANDREWS CASTLE<br>33 ST ANDREWS STREET SOUTH<br>BURY ST EDMUNDS<br>IP33 3PH | <b>Date Received</b> | 29/11/2022      |
|                  |                                                                                                                       | <b>Decision Date</b> | 14/02/2023      |

---

### **Town and Country Planning Act, 1990**

#### **Location of application**

MCDONALDS RESTAURANT, 30 - 32 REGENT STREET, WREXHAM  
LL11 1SA

#### **Description of application**

GOSOD DRWS NEWYDD AC ADDASU BLAEN Y SIOP / INSTALLATION  
OF NEW DOOR AND ALTERATION TO SHOPFRONT

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

|      |                                 |
|------|---------------------------------|
| GDP1 | Development objectives          |
| PS2  | Development and the environment |

| Revision | Date       | Description of Decision    |
|----------|------------|----------------------------|
| 0        | 14/02/2023 | 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 drawings dated 19th December 2022 and as contained within the application documentation.
3. No facing or roofing materials shall be used other than those detailed on the application form and within the approved application documentation.

|                  |                                                                                                                          |                          |                 |
|------------------|--------------------------------------------------------------------------------------------------------------------------|--------------------------|-----------------|
| <b>Applicant</b> | MCDONALDS<br>RESTAURANT LTD                                                                                              | <b>Code<br/>Number</b>   | WRR P/2022/1018 |
| <b>Agent</b>     | PLANWARE LTD<br>MRS SARAH CARPENTER<br>ST ANDREWS CASTLE<br>33 ST ANDREWS STREET<br>SOUTH<br>BURY ST EDMUNDS<br>IP33 3PH | <b>Date<br/>Received</b> | 29/11/2022      |
|                  |                                                                                                                          | <b>Decision<br/>Date</b> | 14/02/2023      |

### 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.



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](http://www.wrexham.gov.uk/english/planning_portal/publications/info_sheets.htm)