

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 B FIELDHOUSE	Code Number	WRA P/2018/1056
Agent	BASE ARCHITECTURE MR JAMES SMITH 23 CHRISTLETON ROAD CHESTER CH3 5UF	Date Received	13/12/2018
		Decision Date	04/02/2019

Town and Country Planning Act, 1990

Location of application

7, MAESYDRE ROAD, WREXHAM, LL12 7AS

Description of application

PROPOSED GROUND FLOOR FRONT AND SIDE EXTENSION WITH ASSOCIATED IMPROVEMENT WORKS TO FRONT ELEVATION

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
T8	Parking

Revision	Date	Description of Decision
0	04/02/2019	Planning permission issued
1	18/10/2022	P/2022/0882 – Non-material amendment to P/2018/1056 – amend elevation plans
2	24/01/2023	P/2022/1056 – Non-material amendment to P/2018/1056 – amend elevation plans

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.

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2. The development shall only be carried out in strict accordance with the details shown on the approved drawing(s) numbered PL-001, PL-002, PL-003 and PL-004 and as contained within the application documentation.

S96 Non-material amendment Approved on: 18/10/2022

Reference Number: P/2022/0882

By: Wrexham County Borough Council

Deleted Drawing Refs: PL-001, PL-002, PL-003 and PL-004

Approved Amended Drawing Refs: JOB NO: 210 dwg. No: 02 and
JOB NO: 210 dwg. No: 03.

S96 Non-material amendment Approved on: 24/01/2023

Reference Number: P/2022/1056

By: Wrexham County Borough Council

Deleted Drawing Refs: PL-001, PL-002, PL-003 and PL-004 JOB
NO: 210 dwg. No: 02 and JOB NO: 210 dwg. No: 03.

Approved Amended Drawing Refs: JOB NO: 210 DGW NO: 02 REV
A and JOB NO: 210 DGW NO: 03 REV A

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.



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:-

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

