

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> | MR GLYN WRIGHT                                                                                  | <b>Code No</b>       | BRY P/2021/1049 |
| <b>Agent</b>     | REAL PLANNING<br>MR GERRY KELLETT<br>DUNMORE<br>CHURCH STREET<br>PENYCAE<br>WREXHAM<br>LL14 2RL | <b>Date Received</b> | 27/08/2021      |
|                  |                                                                                                 | <b>Decision Date</b> | 01/07/2022      |

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### **Planning (Listed Buildings and Conservation Areas) Act 1990**

#### **Location of application**

PENTRE SAESON FOUNDRY, BRYMBO ROAD, BWLCHGWYN, WREXHAM, , LL11 5UA

#### **Description of application**

ADNEWYDDU'R ADEILAD ALLAN PRESENNOL, RHOI TO NEWYDD, AGOR FFENESTR WREIDDIOL YN Y CEFN A FFURFIO DRWS NEWYDD YN Y CEFN (YN RHANNOL OL-WEITHREDOL) / REFURBISHMENT OF EXISTING OUTBUILDING, PROVISION OF A NEW ROOF, OPENING UP OF AN ORIGINAL REAR WINDOW AND FORMATION OF A NEW REAR DOOR (IN PART RETROSPECT)

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

EC9 Listed buildings of special architectural or historic interest

| Revision | Date       | Description of Decision                                  |
|----------|------------|----------------------------------------------------------|
| 0        | 01/07/2022 | Listed Building Consent issued                           |
| 1        | 17/05/2023 | Discharge of Condition 4, application P/2023/0245 refers |

#### **Particulars of decision that Listed Building Consent be GRANTED Subject to the following:-**

##### **Condition(s)**

1. The works hereby granted consent shall be commenced before the expiry of five years from the date of this consent.
2. The development shall only be carried out in strict accordance with the details shown on the approved drawing(s) numbered 770/2B together with agent email dated 1/7/2022, 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 including revised specifications received 1/4/2022.

4. No works shall commence until an appropriate photographic survey (equivalent to an Historic England Level 1 Photographic Survey - Understanding Historic Buildings, 2016, 5.5, p.27) of the existing building/s has been carried out by an archaeological contractor, in accordance with details to be submitted to, and approved in writing by, the Local Planning Authority. The resulting digital photographs shall be forwarded on appropriate digital media to the Local Planning Authority and the Development Control Archaeologist (Clwyd-Powys Archaeological Trust, Coed y Dinas, Welshpool, Powys, SY21 8RP. Email: mark.walters@cpat.org.uk Tel: 01938 553670/552045). After approval by the Local Planning Authority, a copy of the photographs should also be sent to the Historic Environment Record Officer, Clwyd Powys Archaeological Trust for inclusion in the regional Historic Environment Record and an archive copy should be lodged with the National Monuments Record, RCAHMW.

**Application Reference :** P/20230245 **Details Approved :** CPAT Report No. 1933, Pentre Saeson Foundry, Wrexham **Approved By :** Wrexham County Borough Council **Date:** 17/05/2023

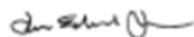
5. All re-bedding and re-pointing works shall be carried out using a lime based mortar only. The Council's conservation officer shall be given 5 days' notice in writing of a meeting on site to approve the mix and finish. Works shall only be carried out in strict accordance with such details as are approved.

|                  |                                                                                                 |                      |                          |
|------------------|-------------------------------------------------------------------------------------------------|----------------------|--------------------------|
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|                  |                                                                                                 | <b>Decision Date</b> |                          |

### Reason(s)

1. To comply with Section 18 of the Planning (Listed Building and Conservation Areas) 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.
4. To secure a full photographic record of the original building(s) prior to alteration, conversion or demolition in accordance with Policy GDP1 of the Wrexham Unitary Development Plan.
5. To ensure the works reflect the character and appearance of the building in accordance with Policy GDP1 of the Wrexham Unitary Development Plan.

### Note(s) to applicant



Ian Jones

Prif Swyddog Cynllunio a Rheoleiddio Dros Dro

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