

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	ROBERT BRUCE	Code Number	ROS P/2022/0850
Agent		Date Received	22/09/2022
		Decision Date	14/11/2022

Town and Country Planning Act, 1990

Location of application

5 LLYNDIR VIEW, CHESTER ROAD, LAVISTER, WREXHAM. LL12 0DW

Description of application

ESTYNIAD LLAWR CYNTAF I GEFN YR EIDDO / FIRST FLOOR REAR EXTENSION

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

GDP1

PS2 Development and the environment

Revision	Date	Description of Decision
0	14/11/2022	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) Proposed Elevations and Floorplans 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 ROBERT BRUCE

Code Number ROS P/2022/0850

Agent

Date Received 22/09/2022

Decision Date 14/11/2022

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

