

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 WATKIN BARDONRICH LTD	Code Number	WRO P/2022/0831
Agent	JUST H ARCHITECTS MR H KHAN 46 MANCHESTER ROAD CHORLTON MANCHESTER M21 9PH	Date Received	07/09/2022
		Decision Date	22/12/2022

Town and Country Planning Act, 1990
Town and Country Planning (Control of Advertisements) Regulations 1992

Location of application

38 TO 39, HIGH STREET, WREXHAM

Description of application

CANIATAD HYSBYSEB AR GYFER 1 ARWYDD FFASGIA /
ADVERTISEMENT CONSENT FOR 1 FASCIA SIGN

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

EC7	Conservation Areas
EC9	Listed buildings of special architectural or historic interest
GDP1	Development objectives

Particulars of decision that Consent be GRANTED

Conditions(s)

1. The development shall only be carried out in strict accordance with the details shown on the approved drawing(s) numbered and labelled as follows and as contained within the application documentation:
 - Digimap, Scale 1:1250, Dated 12 August 2022
 - Existing & Proposed Signage Retrospective Elevations, Drawing No. AV.01
2. Any advertisements displayed, and any site used for the display of advertisements, shall be maintained in a clean and tidy condition to the reasonable satisfaction of the Local Planning Authority.

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Reason(s)

1. To comply with section 71ZA (2) of the Town and Country Planning Act 1990.
2. To comply with the Town and Country Planning (Control of Advertisements) Regulations 1992.

Note(s) to applicant

You are advised that this permission does not in itself authorise the carrying out of the development hereby permitted until the necessary Listed Building Consent has been obtained.



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