

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	ROGER PEAT	Code Number	RHO P/2022/0716
Agent	ROGER PEAT 44 RHODFA GANOL JOHNSTOWN WREXHAM LL14 1PW	Date Received	01/08/2022
		Decision Date	25/10/2022

Town and Country Planning Act, 1990

Location of application

44 RHODFA GANOL, , JOHNSTOWN, WREXHAM, LL14 1PW

Description of application

ADEILADU FFENS I OCHR YR EIDDO / ERECTION OF FENCE TO SIDE

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
PS1	Settlement limits

Revision	Date	Description of Decision
0	25/10/2022	Planning permission issued

Particulars of decision that permission be GRANTED

Subject to the following:-

Condition(s)

1. The development hereby permitted shall only be carried out in strict accordance with the details shown on the following approved documents and drawings:

- Application Form, dated 01 August 2022;
- Site Location Plan (ref: #00737313-2D54D6), dated 02 June 2022;
- Photographs submitted and received 20 October 2022.

2. The height of the fence hereby approved shall not exceed 2.2 metres in height at any point.

Applicant ROGER PEAT

**Code
Number**

RHO P/2022/0716

Agent

**Date
Received**

01/08/2022

25/10/2022

**Decision
Date**

Reason(s)

1. To comply with Section 71ZA(2) of the Town and Country Planning Act 1990.
2. In the interest of protecting the amenity of the neighbouring dwelling.

Note(s) to applicant



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

