

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> | IAN DAVIES                                                                                         | <b>Code Number</b>   | MIN P/2022/0624 |
| <b>Agent</b>     | HDS ARCHITECTURAL SERVICES<br>CARL HUGHES<br>THE FOUNDRY<br>15 YORKE STREET<br>WREXHAM<br>LL13 8LW | <b>Date Received</b> | 28/06/2022      |
|                  |                                                                                                    | <b>Decision Date</b> | 22/09/2022      |

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### **Town and Country Planning Act, 1990**

#### **Location of application**

CLITH HOUSE, OLD ROAD, BWLCHGWYN, WREXHAM, LL11 5UF

#### **Description of application**

CODI ADEILAD GAREJ (OL WEITHREDOL) / ERECTION OF GARAGE (IN RETROSPECT)

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

|      |                                 |
|------|---------------------------------|
| EC1  | Green Barriers                  |
| GDP1 | Development objectives          |
| PS1  | Settlement limits               |
| PS2  | Development and the environment |
| T8   | Parking                         |

| Revision | Date       | Description of Decision    |
|----------|------------|----------------------------|
| 0        | 22/09/2022 | Planning permission issued |

#### **Particulars of decision that permission be GRANTED Subject to the following:-**

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

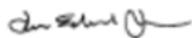
1. The development hereby permitted shall only be carried out in strict accordance with the details shown on the following approved documents and drawings:
  - Application Form, dated 28 June 2022;
  - Site Location & Site Plans (ref: CH/PD/03), dated April 2021;
  - Floor Plans as Proposed (ref: CH/PD/01), dated April 2021;
  - Proposed Elevations (ref: CH/PD/02), dated April 2021.

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

**Reason(s)**

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

**Note(s) to applicant**



Ian Jones

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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)

