

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 & MRS HALTON	Code Number	WRO P/2021/0553
Agent	MR EDWARD WEBB EDW ARCHITECTURE LTD THE RECTORY MEWS WREXHAM ROAD PULFORD CHESTER CH4 9DG	Date Received	27/05/2021 18/08/2021
		Decision Date	

Town and Country Planning Act, 1990

Location of application

, 10, PERCY ROAD, WREXHAM, , , LL13 7EE

Description of application

ESTYNIADAU DEULAWR AC UNLLAWR AR Y CEFN / TWO STOREY AND SINGLE STOREY REAR EXTENSIONS

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

Revision	Date	Description of Decision
0	18/08/2021	Planning permission issued
1	01/07/2022	Non Material Amendment P/2022/0537 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) numbered Dwg No 06 A, Dwg No 04 Rev A, Dwg No 07 Rev A, Dwg No 05 Rev A and as contained within the application documentation.

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App Ref No: P/2022/0537 **Documents Approved:** 10-Proposed Elevations 2, 3 and 4 **Approved by:** Wrexham County Borough Council **Date:** 01/07/2022

3. No facing or roofing materials shall be used other than those detailed on the application form and within the approved application documentation.
4. The roof light serving the en-suite as shown on Dwg No 05 Rev A and Dwg No 04 Rev A shall be obscurely glazed and thereafter retained for the lifetime of the development.

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.
4. To protect the amenities of the occupiers of nearby properties in accordance with Policy GDP1 of the Wrexham Unitary Development Plan.

Note(s) to applicant



Officer Appointed for this purpose
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

