

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	MRS JULIET NICHOLSON	Code Number	LLR P/2021/0606
Agent	MRS JULIET NICHOLSON ARGOED LODGE GATE ROAD FRONCYSYLTE WREXHAM LL20 7RH	Date Received	16/06/2021
		Decision Date	06/09/2021

Town and Country Planning Act, 1990

Location of application

ARGOED LODGE, GATE ROAD, FRONCYSYLTE, WREXHAM, LL20 7RH

Description of application

GOSOD FFENESTRI NEWYDD AR FLAEN YR ADEILAD (CAIS OL-WEITHREDOL) / INSTALLATION OF REPLACEMENT WINDOWS TO FRONT ELEVATION (IN RETROSPECT)

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

EC11	Archaeology
EC7	Conservation Areas
GDP1	Development objectives
PS1	Settlement limits
PS2	Development and the environment

Particulars of decision that permission be REFUSED

Reason(s)

1. The development would have a detrimental impact upon the character of Poncysyllte Conservation Area by reason of the material and design of windows as installed and proposed, and therefore conflicts with policies EC7 PS2 and GDP1(a) of the Wrexham Unitary Development Plan.

Applicant MRS JULIET NICHOLSON

Code LLR P/2021/0606

Agent MRS JULIET NICHOLSON
AGROED LODGE
GATE ROAD
FRONCYSYLTE
WREXHAM
LL20 7RH

Number
Date 16/06/2021
Received

Decision
Date 06/09/2021



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