

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 HANLEY	Code Number	LLR P/2017/1024
Agent	MR & MRS HANLEY OAKLANDS LLANGOLLEN ROAD TREVOR WREXHAM LL20 7TG	Date Received	14/12/2017
		Decision Date	22/01/2018

Town and Country Planning Act, 1990

Location of application

OAKLANDS, LLANGOLLEN ROAD, TREVOR, WREXHAM, LL20 7TG

Description of application

ERECTION OF DETACHED TRIPLE GARAGE WITH 2 ANNEXES ABOVE TO PROVIDE ANCILLARY ACCOMMODATION TO THE MAIN HOUSE

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

EC11	Archaeology
GDP1	Development objectives
T8	Parking

Revision	Date	Description of Decision
0	22/01/2018	Planning permission issued
1	03/06/2021	Approval of details submitted in respect of condition 03

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 sheets 1, 2, 3, 4, 5 and 6 and as contained within the application documentation.
3. Prior to their use on the development samples of all external facing materials shall be submitted to and approved in writing by the Local Planning

Applicant	MR & MRS HANLEY	Code	LLR P/2017/1024
Agent	MR & MRS HANLEY OAKLANDS LLANGOLLEN ROAD TREVOR WREXHAM LL20 7TG	Number Date Received	14/12/2017
		Decision Date	22/01/2018

Authority. The development shall only be carried out in strict accordance with such details as are approved.

Date Approved: 03/06/2021 **Reference Number:** P/2021/0419

By: Wrexham County Borough Council

Approved Details: Slate roofing tile and facing brick details received 28/04/2021

4. The building shall not be occupied at any time other than for purposes ancillary to the residential use of the dwelling known as Oaklands, Llangollen Road, Trevor, as shown on drawing no. sheet 1.

Reason(s)

1. To comply with Section 91(3) of the Town and Country Planning Act, 1990.
2. To define the scope of the planning permission
3. To ensure a satisfactory standard of appearance of the development in the interests of the visual amenities of the area.
4. In the interests of highway safety.

Note(s) to applicant

The development lies within a coal mining area which may contain unrecorded coal mining related hazards. If any coal mining feature is encountered during development, this should be reported immediately to the Coal Authority on 0345 762 6848. Further information is also available on the Coal Authority website at:

www.gov.uk/government/organisations/the-coal-authority



Officer Appointed for this purpose
Head of Environment and Planning

Refer to Statement of Applicant's Rights and General Information on our planning web site at:-

Applicant MR & MRS HANLEY

Agent MR & MRS HANLEY
OAKLANDS
LLANGOLLEN ROAD
TREVOR
WREXHAM
LL20 7TG

Code LLR P/2017/1024

Number

Date 14/12/2017

Received

Decision

Date 22/01/2018

http://www.wrexham.gov.uk/english/planning_portal/publications/info_sheets.htm