

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 JONES

**Code Number** BRY P/2021/0466

**Agent** BLUEPRINT LTD  
STUART HATHERALL  
OFFICE 3K4  
REDWITHER TOWER  
WREXHAM INDUSTRIAL ESTATE  
WREXHAM  
LL13 9XT

**Date Received** 12/05/2021  
**Decision Date** 07/07/2021

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

#### **Location of application**

, RED ROOFS, VICARAGE ROAD, BRYMBO, WREXHAM, , LL11 5LF

#### **Description of application**

DYMCHWEL Y GAREJ BRESENNOL, YR YSTAFELL AMLBWRPAS A'R  
MAN STORIO A CHODI ESTYNIADAU UNLLAWR I'R OCHR AC I'R CEFN /  
DEMOLITION OF EXISTING GARAGE, UTILITY AND STORES AND  
ERECTION OF SINGLE STOREY SIDE AND 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  
PS2 Development and the environment

| Revision | Date       | Description of Decision    |
|----------|------------|----------------------------|
| 0        | 07/07/2021 | Planning permission 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, J161/004, J161/003 Rev B 1 of 2, J161/003 Rev B 2 of 2 and as contained within the application documentation.
3. No facing materials shall be used other than materials matching those used on the existing building.

|                  |                                                                                                                           |                      |                          |
|------------------|---------------------------------------------------------------------------------------------------------------------------|----------------------|--------------------------|
| <b>Applicant</b> | MR & MRS JONES                                                                                                            | <b>Code Number</b>   | BRY P/2021/0466          |
| <b>Agent</b>     | BLUEPRINT LTD<br>STUART HATHERALL<br>OFFICE 3K4<br>REDWITHER TOWER<br>WREXHAM INDUSTRIAL<br>ESTATE<br>WREXHAM<br>LL13 9XT | <b>Date Received</b> | 12/05/2021<br>07/07/2021 |
|                  |                                                                                                                           | <b>Decision Date</b> |                          |

### 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.

### 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](http://www.wrexham.gov.uk/english/planning_portal/publications/info_sheets.htm)

