

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	JACK BOWYER JONES	Code Number	MAR P/2021/0039
Agent	JACK BOWYER JONES THE STABLES SONTLEY WREXHAM LL13 0YW	Date Received	12/01/2021 15/03/2021
		Decision Date	

Town and Country Planning Act, 1990

Location of application

, THE STABLES, SONTLEY, WREXHAM, , , LL13 0YW

Description of application

EHANGUA CHADW MYNEDIAD I DU BLAEN YN EIDDO (YN OL DREMIOL)
/ WIDEN AND RETAIN ACCESS TO FRONT OF PROPERTY (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:-

GDP1	Development objectives
PS2	Development and the environment

Particulars of decision that permission be REFUSED

Reason(s)

1. By reason of the siting and design of the proposal there is restricted visibility at the proposed access and the increased use would increase the likelihood of danger to road users. As such the development is not considered to ensure safe pedestrian or vehicular access to and from the development site. It would therefore fail to comply with policy GDP1 of the Wrexham UDP (2005).

Note(s) to applicant

Applicant JACK BOWYER JONES

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THE STABLES
SONTLEY
WREXHAM
LL13 0YW

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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