

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 THOMAS EVANS	Code Number	CEF P /2020 /0438
Agent	TREVOR MENNELL PLANNING MR TREVOR MENNELL THE GABLES KENDRICKS BANK BAYSTON HILL SHREWSBURY SY3 0EH	Date Received	05/08/2020
		Decision Date	20/10/2020

Town and Country Planning Act, 1990
Section 191 (as amended)

Certificate of Lawfulness of Existing Use of Development

LAND ADJOINING, POPLAR HOUSE, BOWERS ROAD, ACREFAIR,
WREXHAM, LL14 3TL

TYSTYSGRIF DATBLYGIAD CYFREITHLON AR GYFER MYNEDIAD
PRESENNOL I GERBYDAU A CHERDDWYR / LAWFUL DEVELOPMENT
CERTIFICATE FOR EXISTING VEHICULAR AND PEDESTRIAN ACCESS

The Wrexham County Borough Council hereby **refuses to certify** that on 05/08/2020 the above mentioned development would be lawful within the meaning of Section 191 of the Town and Country Planning Act 1990 as amended for the following reason(s):-

REASON(S)

1. The Council has not been provided with sufficient evidence to demonstrate that the access off a classified road was created more than 4 years ago. The application for the lawful development certificate is therefore refused.


Signed:
Officer Appointed for this purpose
Chief Officer Planning & Regulatory

Dated: 20/10/2020

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

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	THE GABLES	Decision Date	
	KENDRICKS BANK		
	BAYSTON HILL		
	SHREWSBURY		
	SY3 0EH		