

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 ANNA SZCZEPANIAK	Code	WRO P/2020/0664
Agent	MRS ANNA SZCZEPANIAK 23 NELSON STREET WREXHAM LL13 7YD	No Date Received	14/10/2020
		Decision Date	08/12/2020

Town and Country Planning Act, 1990
Section 73

Location of application

23, NELSON STREET, HIGHTOWN, WREXHAM, LL13 7YD

Description of application

LLACIO AMOD 5 P/2019/0570 I GANIATAU DEFNYDD TREIDDIOL O'R YSTAFELL I SALEN NARDDWCH / RELAXATION OF CONDITION 5 OF P/2019/0570 TO ALLOW CONTINUED USE OF ROOM AS BEAUTY SALON

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
T8	Parking

Revision	Date	Description of Decision
0	08/12/2020	Planning permission issued

Particulars of decision that permission be GRANTED
Subject to the following:-

Condition(s)

1. The use as permitted shall cease and be abandoned before 31st December 2022.
2. The development shall only be carried out in strict accordance with the details shown on the drawings approved as part of planning permission ref: P/2019/0570.
3. The beauty salon operation hereby approved shall only be used by the occupant, Mrs Anna Szczepaniak. After the need for the beauty salon operation has ceased, the building shall remain as a dwelling house and shall not be used for any other form of business premises.

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4. The maximum number of customers on site at anyone time attending the beauty salon operation shall not exceed one at any time and all customer visits shall be on an appointment basis only.

Reason(s)

1. To monitor the impact of the use on neighbouring residential amenity.
2. To protect the amenities of the occupiers of nearby properties in accordance with Policy GDP1 of the Wrexham Unitary Development Plan.
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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