

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 HEMBURY	Code Number	RUA P/2020/0273
Agent	EDW ARCHITECTURE LTD MR EDWARD WEBB THE RECTORY MEWS WREXHAM ROAD PULFORD CHESTER CH4 9DG	Date Received	12/05/2020 30/10/2020
		Decision Date	

Town and Country Planning Act, 1990

Location of application

, GRAIG FARM, PEN Y LAN, RUABON, WREXHAM, , LL14 6HR

Description of application

ESTYNIAD OCHR LEFEL ISLAWR / BASEMENT LEVEL SIDE EXTENSION

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

Particulars of decision that permission be REFUSED

Reason(s)

1. The development, by virtue of its length, cumulative height when combined with the existing wall and appearance, would appear as an obtrusive and discordant addition in relation to the main dwelling and surrounding locality, harming the existing visual amenity of the area, conflicting with UDP Policy GDP1.

Note(s) to applicant

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Agent EDW ARCHITECTURE LTD
MR EDWARD WEBB
THE RECTORY MEWS
WREXHAM ROAD
PULFORD
CHESTER
CH4 9DG

Date 12/05/2020
Received

Decision 30/10/2020
Date



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