

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 BRYN DOUTHWAITE	Code Number	ESC P/2015/0130
Agent	MR BRYN DOUTHWAITE NEVIN WREXHAM ROAD RHOSTYLLEN WREXHAM LL14 4DS	Date Received	25/02/2015
		Decision Date	15/05/2015

Town and Country Planning Act, 1990

Location of application

NEVIN, WREXHAM ROAD, RHOSTYLLEN, WREXHAM, LL14 4DS

Description of application

ERECTION OF DOUBLE GARAGE AND BOILER STORE FACILITY (PARTLY 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:-

EC4	Hedgerows, Trees and Woodland
GDP1	Development objectives
PS2	Development and the environment
T8	Parking

Particulars of decision that permission be REFUSED

Reason(s)

1. The proposed double garage and boiler store facility by reason of its siting, scale, design and use of materials would have a significant detrimental impact upon the visual amenity of the adjoining dwelling, Alyndale. To allow the proposed development would be contrary to Policy GDP1 (a) of the adopted Wrexham Unitary Development Plan.



Officer Appointed for this purpose
Head of Community Wellbeing and Development

Refer to the Statement of Applicant's Rights and General Information enclosed or refer to the following link:-

http://www.wrexham.gov.uk/english/planning_portal/publications/info_sheets.htm

Applicant	«APPAPPTITLE» «APPapp1st» «APPAPPSURNAME» «APPCompany»	Code Number	«APPParish» «APPCategory»/«APPREFa» /«APPREFb»
Agent	«APPAGENTNAME» «APPAGENTA1» «APPAGENTA2» «APPAGENTA3» «APPAGENTA4» «APPAGENTPOST»	Date Received Decision Date	«APPReceived» «APPDECDATE»