Y Gwasanaeth Cynllunio
Cyngor Bwrdeistref Sirol Wrecsam
Neuadd Y Dref, Wrecsam, LL11 1AY

Llinell Gymorth: 01978298994
E-bost: planning@wrexham.gov.uk
Gwe: www.wrexham.gov.uk/planning

Planning Service
Wrexham County Borough Council
Guildhall, Wrexham. LL11 1AY

Telephone: 01978298994
E-mail: planning@wrexham.gov.uk
Web: www.wrexham.gov.uk/planning

Application for non-material amendment following a grant of planning permission

Town and Country Planning Act 1990

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Details

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

Suffix

Property Name

Garth Stewart

Address Line 1

Lane From Manley View Via Manley Hall To Garden House

Address Line 2

Erbistock

Town/city

Wrexham

Postcode

LL13 0DH

Description of site location (must be completed if postcode is not known)

Easting (x)

335057

Northing (y)

341636

Description

Applicant Details

Name/Company

Title

First name

K

Surname

Catherall

Company Name

Address

Address line 1

Garth Stewart Lane

Address line 2

Erbistock

Address line 3

Wrexham

Town/City

Wrexham

Country

Postcode

LL13 0DH

Are you an agent acting on behalf of the applicant?

- [x] Yes
- [ ] No

Contact Details

Primary number

***** REDACTED ******

Secondary number

Email address

***** REDACTED ******

Agent Details

Name/Company

Title

First name

Peter

Surname

Miller

Company Name

MTP Town Planning Ltd

Address

Address line 1

23 Fir Tree Avenue

Address line 2

Address line 3

Town/City

Chester

Country

United Kingdom

Postcode

CH4 7QY

Contact Details

Primary number

***** REDACTED ******

Secondary number

Email address

***** REDACTED ******

Eligibility

Does the applicant have an interest in the part of the land to which this amendment relates?

- [x] Yes
- [ ] No

Description of Your Proposal

Please provide the description of the approved development as shown on the decision letter, including the application reference number and date of decision in the sections below

Change of external materials from brick/timber to stone facings.

Reference number

P/2025/0503

Date of decision

11/09/2025

For the purpose of calculating fees, which of the following best describes the original application type?

- ☑ **Householder development:** Development to an existing dwelling-house or development within its curtilage
- ○ **Other:** anything not covered by the above category

Non-Material Amendment(s) Sought

Please describe the non-material amendment(s) you are seeking to make

Change from brick/timber to stone facing

Please state why you wish to make this amendment

For a more aesthetic appearance in keeping with the character and appearance of the area.

Are you intending to substitute amended plans or drawings?

- ☑ Yes
- ○ No

If yes, please complete the following details

Old plan/drawing numbers

Pro elevs A/C GSE2 06
B/D GSE2 07a

New plan/drawing numbers

GSE2 06A/C
GSE2 B/D 07B

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- ☑ Yes
- ○ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact? (Please select only one)

- [x] The agent
- [ ] The applicant
- [ ] Other person

Pre-application Advice

Has pre-application advice been sought from the local planning authority about this application?

- [x] Yes
- [ ] No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title

First Name

***** REDACTED ******

Surname

***** REDACTED ******

Reference

Date (must be pre-application submission)

28/10/2025

Details of the pre-application advice received

New elevations look fine. Non material amendment is required.

Authority Employee/Member

With respect to the Authority, is the applicant or agent one of the following:
(a) a member of staff
(b) an elected member
(c) related to a member of staff
(d) related to an elected member

Do any of these statements apply to you?

- [ ] Yes
- [x] No

Declaration

I/We hereby apply for Non-Material Amendment as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.
I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.
I/We also accept that:
- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be made available as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

☑ I / We agree to the outlined declaration

Signed

Peter Miller

Date

29/10/2025