In pursuance of its powers under the Acts an 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

wrexham
COUNTY BOROUGH COUNCIL
CYNGOR BWRDEISTREF SIROL
wrecsam

Applicant Mr David Chetta

Reference P/2026/0003

Decision Date 06/02/2026

Town And Country Planning Act, 1990
Town and Country Planning (General Permitted Development) Order 1995
Schedule 2 Parts 6 and 7

Location of Application

LAND OFF ELLESMERE ROAD, ELLESMERE ROAD, BRONINGTON, WHITCHURCH, WREXHAM, SY13 3EU

Description of Application

HYSBYSIAD YMLAEN LLAW AR GYFER GOSOD CRAIDD CALED I FYNEDFA AC ADEILADU MAES PARCIO/ARDAL TROI

PRIOR NOTIFICATION FOR THE LAYING OF HARDCORE TO ACCESS ENTRANCE AREA AND CONSTRUCTION OF PARKING/MANOUVERING AREA

In reaching this decision the Council has had regard to the following relevant policies: -

GDP1 - Development Objectives
PS1 - Broad Location of Development
PS2 - Broad Location of Development
EC3 - Agricultural Buildings
EC4 - Hedgerows, Trees & Woodland

Wrexham County Borough Council hereby determines that prior approval is required for the siting, design and external appearance of the above mentioned development for the following reason(s):

Reason(s)

1. Insufficient evidence has been provided to justify that the building is necessary for the purposes of agriculture.

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2. There is insufficient evidence and information about the size and nature of the agricultural holding to allow the proposal to be built in accordance with Part 6 of the Town and Country Planning (General Permitted Development) Order 1995.

Ian Jones

Prif Swyddog Dros Dro Yr Economi a Chynllunio
Interim Chief Officer Economy and Planning

Refer to Statement of Applicant's Rights and General Information on our planning web site at:-
Planning and building control | Wrexham County Borough Council