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 Alan Faulkner

Agent Mr Andrew Gough
The Poppies, Lower
Road, Harmer Hill,
Shrewsbury, SY4 3QX

Reference P/2026/0037

Date Received 26/01/2026

Decision Date 18/02/2026

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

Location of Application

TY NEWYDD, KNOLTON, OVERTON, WREXHAM, LL13 0LE

Description of Application

HYSBYSIAD YMLAEN LLAW O GODI ADEILAD AMAETHYDDOL I STORIO/ PRIOR NOTIFICATION FOR ERECTION OF AGRICULTURAL BUILDING FOR STORAGE

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

Development Plan Policies:

EC2 - Agricultural Land
EC3 - Agricultural Buildings
EC 4 - Hedgerows, Trees and Woodland
GDP 1- Development Objectives
PS1 - Broad Location of Development
PS 11 - Biodiversity
PS2 - Broad Location of Development

Wrexham County Borough Council hereby determines that prior approval is not required for the siting, design and external appearance of the above mentioned development. The development shall take place in strict accordance with the following condition(s).

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

Applicant Mr Alan Faulkner

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Condition(s)

1. The development shall only be carried out in strict accordance with the details shown on the following plan(s) and document(s): TN-HB-402. TN-SP-400, TN-LP-401

2. The development hereby permitted shall be commenced before the expiry of five years from the date of this permission.

Reason(s)

1. To comply with Section 71ZA(2) of the Town and Country Planning Act, 1990.

2. To comply with Section 91(3) of the Town and Country Planning Act, 1990.

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