A.P.C. Architectural Services

45 Dyserth Road
Rhyl
Denbighshire
LL18 4DR

Date: 10.14.2026

Cover letter

Croeshowell Cottage
Croeshowell Lane
Burton LL12 0LB

This Document relates too:

The proposed change of use of the existing double garage and gymnasium, into living accommodation (*One bedroom Flat*) on the first floor, and a games room on the ground floor. The one-bedroom flat is to accommodate a young person of sixteen (16) years of age and over living independently with support (*when required*) from full time staff in the main house Croeshowell Cottage (*Part of Woodlands Limited*) therefore, no extra staff will be employed to help out with the day to day running of the converted garage.

Parking

There is ample parking on site and as there will be no extra staff employed, the parking situation will remain as the existing.