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 Mrs Sharron Jones

Agent Mr Philip Moren
11 Bishop's Walk,
Llangollen, GB, LL20
8RZ

Reference P/2026/0284

Date Received 05/05/2026

Decision Date 30/06/2026

Town and Country Planning Act, 1990
Section 191 (as amended)

Certificate of Lawfulness of Existing Use or Development

LAND EAST OF FFERM PEN Y MAES, DREFECHAN, PEN Y CAE, WREXHAM, LL14 1UE

The Wrexham County Borough Council hereby **certifies** that on 05/05/2026 the development described in the First Schedule hereto in respect of the land specified in the Second Schedule hereto and edged in red on the plan attached to this certificate would be lawful within the meaning of Section 191 of the Town and Country Planning Act 1990 as amended for the following reason:

REASON

The use described in the First Schedule has been in continuous operation for more than ten years preceding the date of this application - 05/05/2026.

FIRST SCHEDULE

LAWFUL DEVELOPMENT CERTIFICATE FOR EXISTING USE – USE OF LAND FOR KEEPING AND RIDING OF HORSES FOR PERSONAL RECREATIONAL PURPOSES

SECOND SCHEDULE

LAND EAST OF FFERM PEN Y MAES, DREFECHAN, PEN Y CAE, WREXHAM, LL14 1UE

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Ian Jones

Prif Swyddog, Economi a Chynllunio
Chief Officer, Economy and Planning

Notes:

1. This Certificate is issued solely for the purposes of Section 191 of the Town and Country Planning Act (as amended).

2. It certifies that the use/operations specified above would be lawful on the land specified on the date specified and would therefore not be liable to enforcement action under Section 172 of the Act on that date.

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

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3. This Certificate applies only to the matter(s) described above. Any matter(s) which is/are materially different to that/those described or on any other land may render the owner/occupier liable to enforcement action.