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 S Voss

Agent Mr Frederick Carter
Second Floor Offices,
No 1, High street,
Newtown, Powys,
SY162NX

Reference P/2026/0271

Date Received 27/04/2026

Decision Date 02/07/2026

Town and Country Planning Act, 1990

Location of Application

1 HARWD ROAD, BRYMBO, WREXHAM, LL11 5BP

Description of Application

TROSI ANNEDD YN 2 ANNEDD

CONVERSION OF DWELLING INTO 2 DWELLINGS

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

Development Plan Policies:

GDP 1- Development Objectives
H4 - Sub-division of Dwellings
PS1 - Broad Location of Development
PS 11 - Biodiversity
PS2 - Broad Location of Development
PS8 - Transport
T8 - Parking

Particulars of decision : REFUSED

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Reason(s)

1. Due to inadequate provision of off-street parking the development will cause vehicle parking problems in the locality leading to congestion and/or highway and pedestrian safety problems. The development therefore conflicts with policy/policies T8 and GDP1 of the Wrexham Unitary Development Plan and Local Guidance Planning Note 16.

Ian Jones

Prif Swyddog, Economi a Chynllunio
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