**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 Ian Harding

**Reference** P/2025/0655

**Agent** Mr Neil Foxall
c/o Unit 55 Ffordd
William Morgan, St
Asaph Business Park,
St Asaph, United
Kingdom, LL17 0JG

**Date Received** 20/08/2025

**Decision Date** 08/07/2026

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**Town and Country Planning Act, 1990**
**Town and Country Planning (Control of Advertisements) Regulations 1992**

**Location of Application**

4 REGENT STREET, WREXHAM, LL11 1SA

**Description of Application**

CANIATÂD HYSBYSEB AR GYFER 1 ARWYDD FFASGIA (HEB EI OLEUO)

ADVERTISEMENT CONSENT FOR 1 FASCIA SIGN (NON-ILLUMINATED)

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

**Development Plan Policies:**

EC7 - Conservation Areas
GDP 1- Development Objectives

| Revision | Date | Description of Decision |
|---|---|---|
| 0 | 08/07/2026 | Planning permission issued |

**Particulars of decision : GRANTED subject to the following:-**

**Condition(s)**

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1. Any advertisements displayed, and any site used for the display of advertisements, shall be maintained in a clean and tidy condition to the reasonable satisfaction of the Local Planning Authority.

2.Any structure or hoarding erected or used principally for the purpose of displaying advertisements shall be maintained in a safe condition.

3. Where an advertisement is required under these Regulations to be removed, the removal shall be carried out to the reasonable satisfaction of the Local Planning Authority.

4.No advertisement is to be displayed without the permission of the owner of the site or any other person with an interest in the site entitled to grant such permission.

5.No advertisement shall be sited or displayed so as to obscure, or hinder the ready interpretation of, any road traffic sign, railway signal or aid to navigation by water or air, or so as otherwise to render hazardous the use of any highway, railway, waterway or aerodrome (civil or military).

6. The advertisements shall not be illuminated.

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**Reason(s)**

1.To comply with the Town and Country Planning (Control of Advertisements) Regulations 1992.

2.To comply with the Town and Country Planning (Control of Advertisements) Regulations 1992.

3.To comply with the Town and Country Planning (Control of Advertisements) Regulations 1992.

4.To comply with the Town and Country Planning (Control of Advertisements) Regulations 1992.

5.To comply with the Town and Country Planning (Control of Advertisements) Regulations 1992.

6. To ensure a satisfactory standard of appearance of the development in the interests of the visual amenities of the area in accordance with Policies EC7 and GDP1 of the Wrexham Unitary Development Plan.

**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