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 Paul Dooley

Reference P/2026/0360

Agent Mrs Lizzie Nicholson-Jones
Grag Wen Farm,
Brymbo road,
Bwlchgwyn, GB, LL11 5UB

Date Received 05/06/2026

Decision Date 15/07/2026

Town and Country Planning Act, 1990

Location of Application

ACHILL, THE GREEN, GRESFORD, WREXHAM, LL12 8BH

Description of Application

NEWIDIADAU MEWNOL AC ALLANOL GAN GYNNWYS GOSOD FFENESTRI NEWYDD, DRYSAU DEUBLYG I'R GAREJ, CODI SIED NEWYDD, GWAITH I ARDALOEDD DREIF/PATIO PRESENNOL A RENDRO RHAN O'R WAL FFINIOL BRESENNOL

INTERNAL AND EXTERNAL ALTERATIONS INCLUDING INSTALLATION OF REPLACEMENT WINDOWS, BI FOLD DOORS TO GARAGE, ERECTION OF REPLACEMENT SHED, WORKS TO EXISTING DRIVEWAY/PATIO AREAS AND PARTIAL RENDER TO EXISTING BOUNDARY WALL

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

Development Plan Policies:

EC9 - Listed Buildings of Special Architectural or Historic Interest
PS1 - Broad Location of Development
PS 11 - Biodiversity
PS2 - Broad Location of Development

Revision	Date	Description of Decision
0	15/07/2026	Planning permission issued

Particulars of decision : GRANTED subject to the following:-

Condition(s)

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1. The works hereby granted consent shall be commenced before the expiry of five years from the date of this consent.

2. The development shall only be carried out in strict accordance with the details shown on the following plan(s) and document(s): PP-14985556v1, DWG12, DWG10, DWG11, DWG16, DWG9, DWG14, DWG13

3. The development hereby permitted shall not be occupied until the measures to deliver net benefit for biodiversity (NBB) shown on GIS 14th July 2026 (DWG10) have been implemented in full. The measures shall thereafter be maintained for the lifetime of the development.

Reason(s)

1. To comply with Section 98 of the Historic Environment (Wales) Act 2023.

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

3. To ensure the development delivers net benefit to biodiversity in accordance with paragraph 6.4.5 of Planning Policy Wales 12.

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