I S - D D E D D F W R I A E T H C Y M R U

W E L S H S U B O R D I N A T E L E G I S L A T I O N

PRIFFYRDD, CYMRU

LLC25 -

DEDDF CYNLLUNIO GWLAD A THREF 1990

GORCHYMYN CAU PRIFFYRDD (TIR YM MAES PARCIO ARGOS, PARC MANWERTHU PLAS COCH, FFORDD PLAS COCH, PLAS COCH, WRECSAM LL11 2BW) 202-

Gwnaed ******* *2025*

Yn dod i rym ******* *2025*

Mae Gweinidogion Cymru, drwy arfer eu pwerau o dan adran 247 o Ddeddf Cynllunio Gwlad a Thref 1990(**1**), yn gwneud y Gorchymyn hwn.

Enwi a Chychwyn

1. Enw’r Gorchymyn hwn yw Gorchymyn Cau Priffyrdd (Tir ym Maes Parcio Argos, Parc Manwerthu Plas Coch, Ffordd Plas Coch, Plas Coch, Wrecsam LL11 2BW) 202- a daw i rym ar ****** 202-.

Dehongli

2. Yn y Gorchymyn hwn—

ystyr “y Cyngor” (“*the Council*”) yw Cyngor Bwrdeistref Sirol Wrecsam;

ystyr “y datblygwr” (“*the developer*”) yw’r person sy’n gwneud y datblygiad y mae’r caniatâd cynllunio wedi ei roi ar ei gyfer;

ystyr “Deddf 1990” (“*the 1990 Act*”) yw Deddf Cynllunio Gwlad a Thref 1990;

ystyr “y plan a adneuwyd” (“*the deposited plan*”) yw’r plan sy’n dwyn yr enw “Gorchymyn Cau Priffyrdd (Tir ym Maes Parcio Argos, Parc Manwerthu Plas Coch, Ffordd Plas Coch, Plas Coch, Wrecsam LL11 2BW) 202-” o dan y cyfeirnod qA2272720 sy’n dod gyda’r Gorchymyn hwn.

(**1**) 1990 p. 8; diwygiwyd adran 247 gan adran 20(4) o Ddeddf Llywodraeth Leol (Cymru) 1994 (p. 19) a pharagraff 24 o Atodlen 6 iddi. Yn rhinwedd O.S. 1999/672, ac adran 162 o Ddeddf Llywodraeth Cymru 2006 (p. 32) a pharagraff 30 o Atodlen 11 iddi, mae’r swyddogaethau hyn yn arferadwy bellach gan Weinidogion Cymru o ran Cymru.

HIGHWAYS, WALES

WG25-

TOWN AND COUNTRY PLANNING ACT 1990

THE STOPPING UP OF HIGHWAYS (LAND AT ARGOS CAR PARK, PLAS COCH RETAIL PARK, PLAS COCH ROAD, PLAS COCH, WREXHAM LL11 2BW) ORDER 202-

Made ********* *2025*

Coming into force ********* *2025*

The Welsh Ministers, in exercise of their powers under section 247 of the Town and Country Planning Act 1990(**1**), make this Order.

Title and Commencement

1. The title of this Order is the Stopping Up of Highways (Land at Argos Car Park, Plas Coch Retail Park, Plas Coch Road, Plas Coch, Wrexham LL11 2BW) Order 202- and it comes into force on ****** 202-.

Interpretation

2. In this Order—

“the Council” (“*y Cyngor*”) means Wrexham County Borough Council;

“the deposited plan” (“*y plan a adneuwyd*”) means the plan entitled “The Stopping Up of Highways (Land at Argos Car Park, Plas Coch Retail Park, Plas Coch Road, Plas Coch, Wrexham LL11 2BW) Order 202-” with reference qA2272720 which accompanies this Order;

“the developer” (“*y datblygwr*”) means the person carrying out the development for which the planning permission has been granted;

“the 1990 Act” (“*Deddf 1990*”) means the Town and Country Planning Act 1990.

(**1**) 1990 c. 8; section 247 was amended by section 20(4) of, and paragraph 24 of Schedule 6 to, the Local Government (Wales) Act 1994 (c.19). By virtue of S.I. 1999/672, and section 162 of, and paragraph 30 of Schedule 11 to, the Government of Wales Act 2006 (c. 32), these functions are now exercisable by the Welsh Ministers in relation to Wales.

Cau Priffyrdd

3. Yn ddarostyngedig i erthyglau 4 a 5 o'r Gorchymyn hwn, mae Gweinidogion Cymru yn awdurdodi cau'r darn o briffordd a ddisgrifir yn

Atodlen 1 i'r Gorchymyn hwn ac a ddangosir â llinellau sebra ar y plan a adneuwyd. Mae Gweinidogion Cymru wedi eu bodloni bod angen cau'r darn o briffordd er mwyn galluogi datblygiad yn unol â'r caniatâd cynllunio a roddwyd o dan Ran 3 o Ddeddf 1990 gan y Cyngor ar 22 Gorffennaf 2024 o dan y cyfeirnod P/2023/0384 ac a ddisgrifir yn Atodlen 2 i'r Gorchymyn hwn.

Y Darpariaethau sy'n Angenrheidiol neu'n Hwylus cyn Cau Priffyrdd

4. Ni chaniateir cau'r darn o briffordd a ddisgrifir yn Atodlen 1 i'r Gorchymyn hwn—

(a) hyd nes y bydd y datblygwr wedi darparu, er boddhad rhesymol y Cyngor, blaniau sy'n dangos sut y mae'r darn o briffordd i'w gau,

(b) hyd nes y bydd y datblygiad a ddisgrifir yn Atodlen 2 i'r Gorchymyn hwn wedi ei ddechrau a bod y datblygwr wedi hysbysu'r Cyngor yn ysgrifenedig ei bod yn angenrheidiol cau'r darn o briffordd er mwyn i'r datblygiad fynd rhagddo, ac

(c) hyd nes y bydd y Cyngor wedi ysgrifennu at y datblygwr i gadarnhau bod paragraffau (a) a (b) wedi eu bodloni.

Ymgymerwyr Statudol a Darparwyr

5. Pan fo gan ymgymerwyr statudol gyfarpar o dan y briffordd, ynddi, arni, drosti, ar ei hyd neu ar ei thraws yn union cyn dyddiad cau'r darn o briffordd, bydd gan yr ymgymerwyr yr un hawliau mewn cysylltiad â'r cyfarpar ag a oedd ganddynt cyn cau'r briffordd.

Llofnodwyd ar ran Ysgrifennydd y Cabinet dros Ogledd Cymru a Thrafnidiaeth, un o Weinidogion Cymru.

Dyddiedig ********** 2025

Nicci Hunter
Arweinydd y Tîm Busnes
Llywodraeth Cymru

Stopping Up

3. Subject to articles 4 and 5 of this Order, the Welsh Ministers authorise the stopping up of the length of highway described in Schedule 1 to this

Order and shown by zebra hatching on the deposited plan. The Welsh Ministers are satisfied that the stopping up is necessary to enable development in accordance with planning permission granted under Part 3 of the 1990 Act by the Council on 22 July 2024 with reference P/2023/0384 and described in Schedule 2 to this Order.

Provisions Necessary or Expedient before Stopping Up

4. The length of highway described in Schedule 1 to this Order must not be stopped up until—

(a) the developer has provided, to the reasonable satisfaction of the Council, plans showing how the length of highway is to be stopped up,

(b) the development described in Schedule 2 to this Order has commenced and the developer has informed the Council in writing of the necessity to stop up the length of highway to allow the development to proceed, and

(c) the Council has confirmed in writing to the developer that paragraphs (a) and (b) are satisfied.

Statutory Undertakers and Providers

5. Where immediately before the date on which the length of highway is stopped up, there is apparatus under, in, on, over, along or across the highway belonging to statutory undertakers, the undertakers shall continue to have the same rights in respect of the apparatus as they had before the stopping up.

Signed on behalf of the Cabinet Secretary for North Wales and Transport, one of the Welsh Ministers.

Dated ********** 2025

Nicci Hunter
Business Team Leader
Welsh Government

ATODLEN 1
Y darn o briffordd sydd i'w gau

Darn trionglog ei siâp o briffordd ar y tir ym maes parcio Argos, Ffordd Plas Coch, Plas Coch, Wrecsam LL11 2BW, sy'n 18.4 o fetrau o hyd, yn 1.6 metr o led ac sydd wedi ei farcio â llinellau sebra ar y plan a adneuwyd.

SCHEDULE 1
Length of highway to be stopped up

A triangular shaped length of highway on the land at Argos car park, Plas Coch Road, Plas Coch, Wrexham LL11 2BW, with a length of 18.4 metres, a width of 1.6 metres and marked with zebra hatching on the deposited plan.

ATODLEN 2
Y Datblygiad

Creu bwyty ar wahân gyda chyfleuster gyrru drwodd, maes parcio, tirlunio a gwaith cysylltiedig ar y tir ym maes parcio Argos, Parc Manwerthu Plas Coch, Ffordd Plas Coch, Plas Coch, Wrecsam LL11 2BW.

SCHEDULE 2
The Development

Creation of a freestanding restaurant with drive through facility, car parking, landscaping and associated works on the land at Argos car park, Plas Coch Retail Park, Plas Coch Road, Plas Coch, Wrexham LL11 2BW.