

Gwyn Humphreys

From: Pearson, John <John.Pearson@nationaltrust.org.uk>
Sent: 24 October 2023 17:09
To: Ellie Jones; Gwyn Humphreys
Subject: RE: P/2022/1080 PLANNING APPLICATION RE-CONSULTATION

Thank you for your letter providing the opportunity for further comment on the above planning application.

National Trust welcome the opportunity to comment on the reconsultation relating to planning application P/2022/1080. We welcome the removal of the bunding to the west of the application site and the B5070. We remain concerned about the level of landscape change brought forward by the bunding to the north west of the meadow area (why is 6m bunding still needed for what is currently planned as a meadow?). NT remains concerned about lighting from the scheme.

NT notes the current reconsultation reduces the level of landscape enhancement brought forward by the proposed development (para 1.72 of document 3046-01- LVIA Addendum) removing an area of proposed planting near to Offas Dyke, but does not replace this enhancement elsewhere. NT remains concerned about the very small level of off site landscaping enhancement given the potential large areas of potentially available land to Kronospan to the west of the application site area.

NT considers a larger area of enhancement could be taken forward given the scale of development proposed including those areas forming the previous golf course, and as previously discussed management contributions to the mature woodland (screening the site and existing Kronospan Factory core area) owned by the Canal and Rivers Trust. NT is hoping for further detailed discussion on biodiversity issues and look forward to greater collaboration.

NT notes that the current consultation underway by NRW which is looking to bring National Park status to this area of Chirk, and recognition of the quality and national importance of landscape-and its associated economic benefits. This reemphasises the National Trust position that landscape, environment and heritage form a fundamental cornerstone of the economics of the Chirk area. The current application still appears to dismiss the wider role of Kronospan in its setting and context. We look forward to further discussion on potential enhancement and compensatory mechanisms in biodiversity, landscape, heritage and active travel.

NT had hoped for more clarity and progress on what might constitute a Section 106 Agreement with this remaining uncertain as to what and how any works might be delivered. It is concerning that no reference is made in any of the resubmission documents and drawings to this issue and the only conclusion (within document 3046-01- LVIA Addendum) states "No additional mitigation measures are proposed over and above those set out in the ES" (para 1.71).

We look forward to the considerations by Wrexham Council in terms of the setting of the application in one of the most important landscapes in Wales: an AONB, a World Heritage Site and a future National Park.

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