

STATION FARM OFFICES
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23rd March 2024

Wrexham County Borough Council
Planning & Development Control

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**APPLICATION FOR ALTERATIONS TO EXISTING ACCESS AND PARKING
ARRANGEMENTS**

AT

**ANNYALLA CHICKS (UK) LTD, ABENBURY WAY, WREXHAM INDUSTRIAL ESTATE,
WREXHAM, LL13 9UZ**

Dear Sir or Madam,

This Statement has been produced in order to comply with recent updates to Chapter 6 of Planning Policy Wales which identify that a **Green Infrastructure Statement** is required to be submitted with planning applications in order to demonstrate how green infrastructure has been incorporated into the proposal.

Planning Policy Wales defines Green Infrastructure as: *'the network of natural and semi-natural features, green spaces, rivers and lakes that intersperse and connect places.'*

The applicant has submitted an application for the construction of an additional internal vehicular access to the existing staff and visitor car park, the construction of additional car and lorry parking spaces, a relocated security gate and associated vehicular barriers, and the installation of a new security gate and vehicular barrier to the car park.

The existing site comprises an industrial facility, with the site specific area being an entranceway and car/lorry park. The surrounding land use is limited to similar industrial development, given the sites location within an existing industrial estate.

As per the ecological assessment previously submitted, The proposed development

has been designed to retain and protect existing features of biodiversity value and green infrastructure, where possible.

Any planting to be unexpectedly lost as part of the development (although none has been identified) shall be replaced on a like-for-like basis, with a 10% additional uplift in biodiversity.

Planting specifications for any replacement / compensatory planting:

Individual shelter belt plants shall be planted as follows:

- Handling, planting and establishment of shelter belt plants shall be in accordance with All new trees and shrubs to be planted in accordance with: BS4428: 1989 Code of practice for general operations (excluding hard surfaces); BS3936-1: 1992 Nursery Stock; and BS8545: 2014 Trees: from nursery to independence in the landscape – Recommendations.
- The shelter belt plants will be planted in a staggered planting pattern at 2m centres.
- Shelter belt planting will be carried out between November and the end of March.
- Shelter belt plants will be supported with stakes and protected from rabbit damage by biodegradable tree guards.
- Any shelter belt plants which die, are removed or become seriously damaged or diseased shall within a period of 5 years from the completion of the development will be replaced in the next planting season.

Management of the retained and any replacement Green Infrastructure features at the site will continue to be delivered by the site owners as part of their ongoing management responsibilities for the site.

In addition to the above, three bird nesting boxes and three bat roosting boxes of mixed designs will be erected on suitable trees within the curtilage of the site.

Conclusion

The impact of the proposed development to Green Infrastructure has been proportionately assessed given the limited scope of the works (in that the proposal pertains solely to the alterations of an existing car park, with no increase in visitors, staff, overall scale, etc.). It is reasonably concluded that this assessment should be relatively modest and should be reflective and proportionate to the scale of the works.

The development has been designed to maintain existing green corridors present around the site where possible and existing connectivity opportunities to the wider landscape are maintained.

It is generally considered that the proposed development will not result in negative impacts to Green Infrastructure at the site or in the wider environment and positive benefits would be delivered in accordance with the principles set out in Building with Nature Standards Framework, Planning Policy Wales, Environment (Wales) Act 2016 and The Well-being of Future Generations (Wales) Act 2015.

Kind Regards,

A black rectangular redaction box covering the signature of Sam Harrison.

Sam Harrison MRTPI

Chartered Planner

Ian Pick Associates Ltd