

19 Marcella Crescent,
Marchwiell
Wrexham LL13 0RX

The Planning Inspectorate
Crown Buildings
Cathays Park
Cardiff CF10 3 NQ

8th June 2021

Dear Sir/ Madam

Re: P/2020/0363- Glasshouse with Packing Facility and offices, Energy Centre, Recovery Plant and reservoirs- Land West of Sesswick Way Marchwiell, Wrexham

Section 78 Appeal: Land west of Sesswick Way , Marchwiell, Wrexham

Further to the Section 78 Appeal in respect of the above, we would be grateful if Ministers would take account of our comments and objections , made previously and reiterated as follows.

Whilst we support the concept of hydroponic farming as this development seems to be, in our view this proposed location is unsuitable, and as householders in the immediate vicinity of the development, we must express our objections to it on the following grounds:

- 1) The proposed development will be situated too near to residential property. Marcella Crescent is already subject to noise and foul odour from the neighbouring sewage works on a regular basis. In addition, there are regularly foul smells from a meat and potato pie manufacturer on the industrial estate across the way and the noise of a fan or some sort of ventilation processing from elsewhere on the industrial estate quite loudly at night. This sort of noise carries and causes a disturbance. The sewage plant also at times emits a loud ventilation or fan noise. We can only see this level of noise being worsened by this development, as inevitably for the greenhouse, there will be fans and ventilation, water pumping machines and robotic machinery, to say nothing of vehicular and packing process noises. This is only within a few hundred yards of our homes, by looking at the map. The sewage works is nearby, and this will be adjacent to it. Although it appears on the face of it to be a benign agricultural type concern, in reality it is a production line, and we must protest at how near this is being brought to our homes, when we thought there was to be a barrier of green belt land between Marchwiell and the Industrial estate. This would infringe on that. In addition, there would be inevitable light pollution adding to existing light pollution from the industrial estate, but this new and additional light pollution would be too near to residential properties.

- 2) In addition, we would like to object on the grounds of ecology. This proposal means covering a large area of prime agricultural land with hard structures. We have an Owl and a Bat population here which is active and hunting at night. If this ground is covered over there will be no way that they can hunt over this large area, and as a result the vermin population may thrive, and the owl and bat population will decline. The Owl population is only lately recovering and breeding again after a succession of hard and then wet winters, the bats similarly are recovering after a farm barn was burnt down and loss of other habitat. Hard structures will reduce the insect population as a food source and impair bat's and owl's ability to navigate. I am sure you will have commissioned an ecology report, but it seems these often are unaware of the night presence of the owls and bats, only local residents can inform on this. We are also aware the area is home to the rare newt population.
- 3) The area of land borders a designated Nature Reserve in Marchwiel, and a natural amenity which is a woodland walk. Welsh Water have made efforts not to encroach on this area and it provides a beautiful amenity walk for residents and is therefore important for resident's health and wellbeing. It is home to much wildlife and there are beautiful views across the fields at the end. If you look at a map you will not appreciate this. If it helps at all I can forward a video to show how this proposal would impact on the important natural aspect of the border of our village.

In summary the land in question forms a significant barrier between the village of Marchwiel and the Industrial estate. It should not be built upon or covered. If the proposal goes ahead, a significant swathe of prime agricultural land and valuable ecological support will be lost. There will be great detriment to the residents of Marchwiel.

Yours sincerely

Serena J Baxter

Mark A Roberts