

Public Deposit

The Wrexham Local Development Plan 2006-2021 was approved by Wrexham County Borough Council on 24th March 2010 for Public Deposit. The Plan is on Deposit for 6 weeks between the 2nd June and 14th July 2010. You are invited to make your views known in support or against any policy or proposal contained in or omissions from the Plan during this period using the appropriate forms.

The Wrexham Local Development Plan 2006-2021 is available to view on-line via Wrexham County Borough Council's web site together with supporting documents, other information and consultation forms.

www.wrexham.gov.uk/planning

© Wrexham County Borough Council

time. The pre-deposit consultation generated a huge public response; the site notices in particular generated significant interest from local communities and both the community workshops and drop-in sessions were well attended. In excess of 1,000 people attended the engagement sessions in total and throughout the consultation period the Planning Department received many queries by telephone, via email and in person.

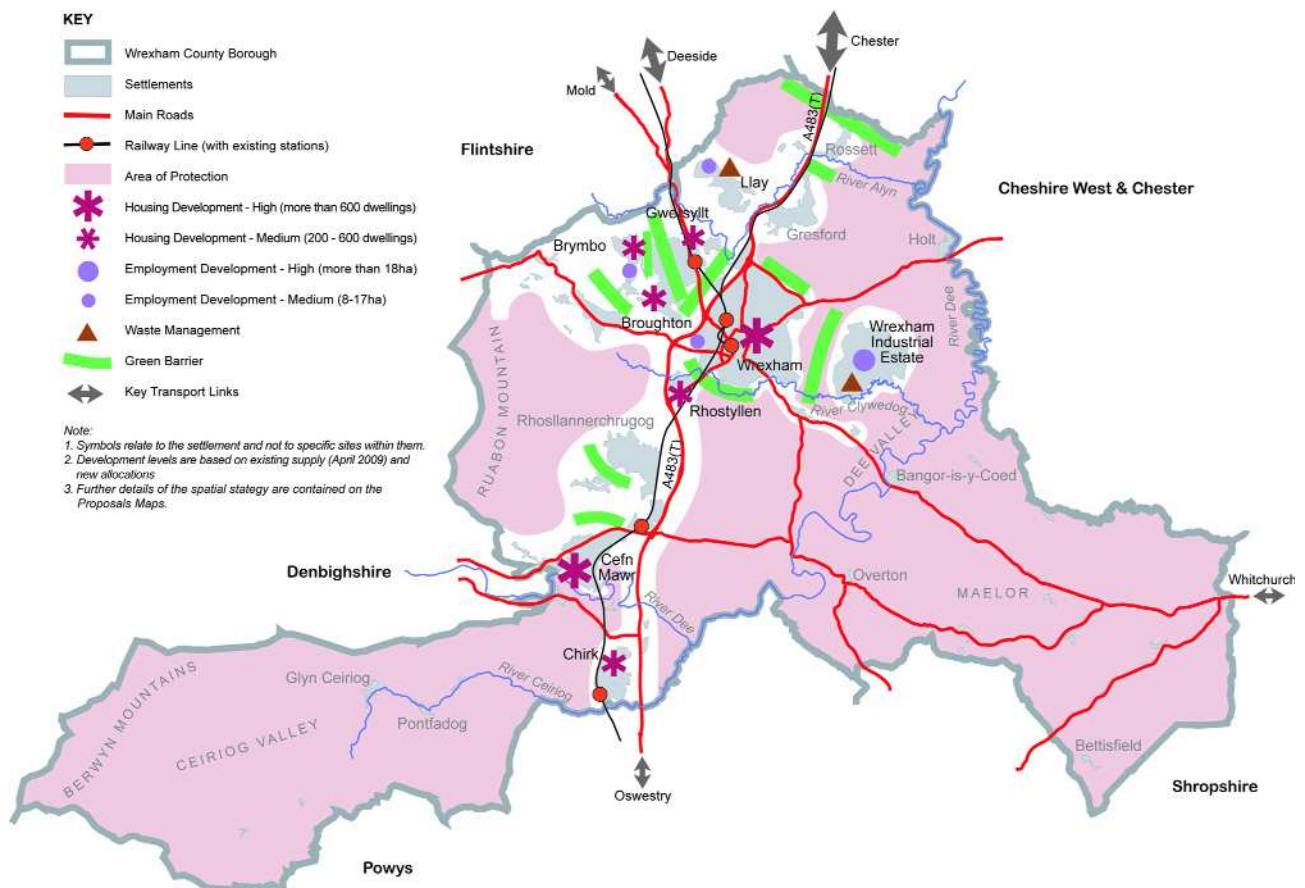
4.7 5,127 representations from stakeholders and members of the public were received covering both strategic and site specific issues.

4.8 There was significant public objection to the 'candidate sites' suggested by landowners and developers for development. The candidate sites dominated the public responses with approximately 70% of responses being site-specific, generated mainly as a result of the site notices.

Key findings of the Pre Deposit Consultation

4.9 There was no fundamental challenge or presentation of new evidence against the Preferred Strategy (i.e. housing growth, employment growth, and the spatial strategy) that significantly undermined the provisions presented in the strategy and any new issues raised through consultation have been dealt with in more detail in the Deposit Plan.

4.10 Constructive comments on Urban Capacity Sites identified for development were received. These comments, together with an initial site sustainability assessment and further analysis, enabled unsuitable sites to be discounted. After this it was found that there are sufficient sites to satisfy the future growth levels indicated in the Preferred Strategy.



4.11 The key findings to emerge from the public consultation stage are presented in more detail in the Preferred Strategy Report of Findings (June 2008) and are summarised below:

Housing development: The approach set out in the preferred strategy was supported.

Employment development: The approach set out in the preferred strategy was supported.

Flexys - A Potential Development Site: It was suggested that the site be considered as a possible allocation in the Deposit LDP.

Potential Land Supply: Land outside Existing Settlement Limits: The Council's approach, that candidate sites outside existing settlement limits would not be taken forward as allocations in the Deposit LDP, was supported.

SPATIAL STRATEGY:

Spatial distribution of development: The overall approach of directing new development to aid regeneration of communities experiencing social and economic deprivation and settlements exhibiting physical decay was supported.

Areas of Protection: The overall approach to Areas of Protection, as set out in the Preferred

Strategy was endorsed

STRATEGIC POLICIES: (*received relatively few responses*)

Reducing Carbon Emissions and Renewable Energy: Policies to address climate change issues should continue to be at the heart of the Wrexham LDP.

Affordable Housing: Ways in which the future supply of affordable housing can be increased without the need for a major change in the overall thrust and direction of Preferred Strategy should be explored.

Gypsy and Traveller Accommodation: The Preferred Strategy approach to the issue of Gypsy and Traveller Accommodation was supported.

Other Strategic Policies: The remaining strategic policies were supported on the whole. Specific concerns over the technical detail of policies have been addressed in the Deposit LDP.

5. How Consultation Responses Informed the Deposit Plan

5.1 Site-specific comments made up the bulk of the representations, together with many useful and insightful strategic observations. As no fundamental challenge to, or presentation of new evidence against, the provisions of the Preferred Strategy were made, it was considered that the public consultation responses supported and

endorsed the strategic direction. As a result the Preferred Strategy did not require any significant changes, and provided a robust and supported basis for developing the Deposit Plan.

5.2 Given the overall endorsement of the strategic direction set out in the Preferred Strategy, there has been limited departure from this document in the preparation of the Deposit Plan as a result of public consultation responses.

Appendix 1: Key Stakeholders and Consultation Organisations

Key Stakeholders:

A. External Key Stakeholder Panel

The external key stakeholder panel comprises representatives drawn from the public, private and

voluntary sectors that provide expert technical input from a comprehensive range of social, economic and environmental interests. In addition, representation has been invited from neighbouring local authorities. Involvement has been regular and includes the full range of planning policy and Sustainability Appraisal/ Strategic Environmental Assessment factors at key stages of the Plan's preparation.

	Social	Economic	Environmental
Public Sector	Wrexham Local Health Board NEWI North Wales Police	Welsh Assembly Government (Department of Enterprise, Innovation and Networks)	Countryside Council for Wales Environment Agency Clwyd-Powys Archaeological Trust
Private Sector		Home Builders Federation Chester, Ellesmere Port and Wrexham Chamber of Commerce Confederation of British Industry	Scottish Power Energy Networks
Voluntary Sector	Association of Voluntary Organisations in Wrexham		Friends of the Earth



B. Internal Key Stakeholder Panel

The internal key stakeholder panel comprises thirteen officers representing a comprehensive range of social, economic and environmental factors and who are experienced in the principles and objectives of sustainable development. Involvement on the full range of planning policy and Sustainability Appraisal/ Strategic Environmental Assessment factors have occurred at key stages of the Plan's preparation.

C. Community Panels

An invited sample of community based representatives drawn from the public, private and voluntary sectors covering social, economic and environmental interests. Involvement, through impartial trained facilitators, on the full range of planning policy and Sustainability Appraisal/ Strategic Environmental Assessment factors has occurred at key stages of the Plan's preparation, based on the following combined localities which share many common planning characteristics and issues:

Community Panel	Included Communities
■ Wrexham Town	Acton, Caia Park, Offa, Rhosddu
■ East	Abenbury, Erbistock, Gresford, Holt, Isycoed, Marchwiell, Rossett, Sesswick
■ North West	Broughton, Brymbo, Coedpoeth, Gwersyllt, Llay, Minera
■ South West	Cefn, Esclusham, Llangollen Rural, Penycae, Rhos, Ruabon
■ Maelor	Bangor Is Y Coed, Bronington, Hanmer, Maelor South, Overton, Willington/ Worthenbury
■ Ceiriog Valley	Ceiriog Ucha, Chirk, Glyntraian, Llansantffraid Glynceiriog

D. Citizens Panel

A randomly selected, representational number of local residents have been will be consulted, through impartial trained facilitators, on the full range of planning policy and Sustainability Appraisal/ Strategic Environmental Assessment factors at key stages of the Plan's preparation.

E. Other Local Partnership Forums

All Plan documents have been considered by:

- The Wrexham County Borough Over 50's Forum - an over 50's forum of local residents established by Age Concern, Help the Aged and Association of Voluntary Organisations in Wrexham which has significant input to the Strategy for Older People;
- The Wrexham Youth Forum - an inclusive and fully representative forum that provides a voice for young people who live, work or are in educated locally; and
- The Multi-Agency Forum - a vehicle for Gypsies and Travellers to raise and consider issues with a range of partnership organisations.

Other Consultation Organisations

A. Specific Consultation Organisations

National Assembly for Wales	Cityspace Limited
Countryside Council for Wales	Highlands & Islands Enterprise
Environment Agency	Newnet
Powys County Council	UK Broadband
Flintshire County Council	Internet Airworks Limited
Denbighshire County Council	Orange Limited
North Shropshire District Council	Vodafone Limited
Oswestry Borough Council	T-Mobile Limited
Shropshire County Council	O2 plc
Chester City Council	Hutchison 3G UK Ltd
Cheshire County Council	Mobile Operators Association
34 Community Councils	Wrexham Local Health Board
Wight Cable 2005 Ltd	North East Wales NHS Trust
Euro Payphone Ltd	Scottish Power Energy Networks
Crown Castle UK Ltd	British Gas
Genesys Telecommunications Ltd	Transco
VSNL Telecommunications Ltd	Welsh Water
Spyder Facilities Ltd	Dee Valley Water
NTL National Networks Ltd	Severn-Trent Water

B. UK Government Departments

Department for Transport	Home Office
Department of Trade and Industry	Ministry of Defence
North West Regional Assembly	North West Development Agency
Government Office for the North West	

C. General Consultation Organisations

Royal Mail Group	Wrexham Railway Society
British Wind Energy Association	Dawn
The Civic Trust for Wales	North Wales Race Equality Network
Woodland Trust	Church in Wales (Cardiff)
Multiple Sclerosis Society	Church in Wales (Wrexham)
Wrexham Disability Forum and Access Group	All Wales Ethnic Minority Association
Wrexham Women's Aid	The Allerton Trust
Diocese of Wrexham	Wales Rural Forum
The Orthodox Church in Wales	Help the Aged
Welsh Historic Garden Trust	NSPCC
Welsh Arts Council	Welsh Health Estates
St Mary's Cathedral	Wales Council for The Deaf
Menter Iaith	Wales Council for the Blind
The Ethnic Minority Foundation	Mind Cymru
Cheshire No. 2 Circuit of Jehovah's Witnesses	Age Concern (Wrexham and South Clwyd)
Trefnu Cymunedol Cymru	AVOW
RNIB Cymru	Envirowatch Wales and the Borders
Citizens Advice Bureau	Wrexham Local Access Forum
Groundwork Wrexham and Flintshire	Wrexham District Scout Council
Wales Pensioners	Campaign for Real Ale Ltd
Ramblers Association	Wats Dyke Way Association
First Choice Housing Association	Cymdeithas Tai Clwyd
The Planning Consultancy	Clwyd Alyn Housing Association
David Owen Associates	D S Jones & Co
Fitsimon Planning & Development	RPS
Aaron & Partners	ISP Architects
Sloane Mead	Dixon Webb
Smiths Gore	Gower Homes
TACP	Tudor Griffiths
Rupert Havard Planning	Cymdeithas Tai Hafan
Anwyl Construction	Barry Vernon Design & Contractor

Morris Developments (North) Ltd	H J Banks & Company Limited
Redrow Homes North West	Denton Clark Rentals
Castlemead Homes	Higham & Co
Bidwells	Barbers
DTZ Piedad Consulting	Wright Manley
Wales & West Housing Association	J. Bradburn Price & Co
Malcolm Judd & Partners	PB Developments Ltd
Strutt & Parker	Kent Jones
Modular Design	Bowen Son & Watson
Associated Architects	CB Richard Ellis Ltd
Edmund Kirby	Lawray Partnership
David A Griffiths Partnership	S. Murray & Associates
Fairclough Homes	Whitmore & Humphreys
Legat Owen	Carter Jonas
Simon Richardson Planning and Law	The Planning Bureau Limited
RPS Group	Dee Valley Community Partnership
JIG Planning	Roger Tym & Partners
Harmers Ltd	Eatonfield Holdings Ltd
Paul F. Rowley & Co	Paul & Company
Parkhill	Terence O' Rourke
Hanson Aggregates	General Aviation Awareness Council
Pegasus Planning Group	Lafarge Aggregates Ltd
MCP Planning	Miller Homes
Kerry James Planning	Elite Homes
Roger Parry Chartered Surveyors	Bell Developments
CDN Planning	North Wales Probation Service
Peacock and Smith	Jayne Taylor
Phillip Moren	Gordon Mytton Developments
J. Alan Wright	Acton Community Centre
Balfours	Masonic Hall Company Wrexham
MP for Wrexham	MP for Clwyd South
AM for Wrexham	AM for Clwyd South

<p>4 AM's for North Wales</p> <p>Shelter Cymru</p> <p>North Wales Drug and Alcohol Forum</p> <p>North Wales Victim Support (Eastern)</p> <p>Wales Pre-School Playgroup Association (Wrexham)</p> <p>Caia Park Communities First Ltd</p> <p>Play Wales/ Chwarae Cymru</p> <p>Bryn Offa Tenant & Resident Association</p> <p>Plas Madoc Communities First</p> <p>Ceiriog Junior School, Chirk</p> <p>Chirk Infants School</p> <p>St Mary's School, Overton</p> <p>Borderbrook School, Talwrn Green</p> <p>Bronington Village Hall Committee</p> <p>Darland High School, Rossett</p> <p>Bronington Primary School</p> <p>Alexandra Primary School, Wrexham</p> <p>Acton Park Junior School, Wrexham</p> <p>Ysgol Bodhyfryd, Wrexham</p> <p>St Christophers (Special School), Wrexham</p>	<p>Wrexham Youth Service</p> <p>NSPCC</p> <p>NACRO: The Crime Reduction Charity</p> <p>Council for Wales Voluntary Youth Services</p> <p>Borras Park Infants School, Wrexham</p> <p>Victoria Junior School, Wrexham</p> <p>Victoria Infants School, Wrexham</p> <p>St Mary's RC Primary School, Wrexham</p> <p>St Paul's School, Is y Coed</p> <p>Acrefair Community Association</p> <p>Ysgol y Grango High School, Rhos</p> <p>Bwlchgwyn Primary School</p> <p>Eyton Primary School</p> <p>Gwenfro Infants School, Wrexham</p> <p>Pontfadog Primary School</p> <p>Rhosymedre Junior School</p> <p>NEWI</p> <p>Garth Primary School</p> <p>Ysgol Deiniol, Marchwiell</p> <p>Maelor High School, Penley</p>
<p>D. Other Consultees</p>	
<p>British Aggregates Association</p> <p>British Geological Survey</p> <p>British Waterways</p> <p>Centre for Ecology and Hydrology</p> <p>Chester, Ellesmere Port & Wrexham Chamber of Commerce</p> <p>Confederation of British Industry (Wales)</p> <p>Civil Aviation Authority</p> <p>Coal Authority</p> <p>Commission for Racial Equality</p> <p>Country Landowners and Business Association</p>	<p>Chirk and Ceiriog Valley Partnership</p> <p>Caia Park Partnership</p> <p>Erlas Horticultural Project</p> <p>Wrexham Birdwatchers</p> <p>Vale of Llangollen Travel Ltd.</p> <p>Bryn Melyn</p> <p>D. Jones & Son</p> <p>Townlynx</p> <p>Tanat Valley Coaches</p> <p>Alpine Travel</p>

Crown Estate Office	E. Jones & Son
Design Commission for Wales	G. Edwards & Son
Disability Wales	GHA Coaches
Disability Rights Commission	John's Travel
Disability Rights Commission: Wales Built Environment Forum	Welsh Assembly Government (Department of Enterprise, Innovation and Networks)
National Grid Company	Pat's Coaches
Welsh Assembly Government (Department of Lifelong Learning and Skills)	Friends of the Earth Cymru (North Wales)
M & H Travel	Huxley's Coaches
National Trust (North Wales)	Llangollen Railway Trust Ltd
British Trust for Conservation Volunteers	National Farmers Union for Wales
Princes Trust Cymru (North East Wales)	National Playing Fields Association
RSPB (North Wales)	Network Rail
CADW: Welsh Historic Monuments	Arriva Rail
Clwyd-Powys Archaeological Trust	Arriva Transport
North Wales Wildlife Trust	One Voice Wales
Environmental Services Agency (Waste)	Planning Aid Wales
Equal Opportunities Commission for Wales	North Wales Police
North Wales Fire Service	Post Office Property Holdings
Forestry Commission (Wales)	Royal Town Planning Institute (Wales)
Freight Transport Association	Royal Institution of Chartered Surveyors
Gypsy Council	Chartered Institute of Housing Cymru
Health and Safety Executive	Institution of Civil Engineers
Farmers Union Wales	Chartered Institution of Waste Management
Federation of Small Businesses	Quarry Products Association Wales
Home Builders Federation	Rail Freight Group
CPRW (Wrexham)	Sports Council for Wales
Clwyd Badger Group	Traveller Law Reform Coalition
North East Wales Wildlife	Wales Council for Voluntary Action
Wrexham Area Civic Society	Wales Environment Link
Clwyd Bat Group	Lloyds Coaches
Wrexham & District Bridleways Association	Welsh Environmental Services Association
Welsh Language Board	