

Wrexham Unitary Development Plan Monitoring Report 2004-5

This document is available in Welsh

EXECUTIVE SUMMARY

This is the third Unitary Development Plan Monitoring Report produced by Wrexham County Borough Council, in accordance with the requirements of the Welsh Assembly Government. It covers the year 2004-5 and also looks at the general context and long term trends.

Among the key findings of the report are:

The Wrexham Unitary Development Plan: the Wrexham UDP, which sets out policies and proposals for the development and use of land in the County Borough up to 2011, was adopted on 14th February 2005.

Housing: there were 395 housing completions in 2004-5, slightly below the average since 1996 of 420. The UDP policy figure is 385 dwellings per annum. The County Borough had a housing land supply in 2004 of 7.10 years, well above the minimum of 5 years required by Planning Policy Wales.

Employment: the take up of employment land in 2004-5 was 7.1 hectares, compared with the average since 1996 of 6.9 hectares per annum, and the UDP policy figure of 20 hectares per annum.

Shopping: Details of the non food retail warehousing scheme on the former Carlsberg Tetley site were approved by the Council in 2004, and the development is now under construction. A major retail development at the Eagles Meadow site in Wrexham was granted planning permission in July 2005. Wrexham is ranked as the third most important shopping centre in Wales, and 101st in the UK.

Transport: Construction of the Wrexham Industrial Estate access road was delayed by the decision of the Welsh Assembly Government not to approve the necessary Compulsory Purchase Orders. An alternative route has now been adopted by the Council and a planning application will be submitted in due course. It is hoped that site works will commence in 2008.

Waste: the Council disposed of 85000 tonnes of waste in 2004-5, of which about 85% was disposed of in landfill sites, and 15% was recycled or composted. The Council has a target of recycling or composting 25% of municipal waste by 2007-8.

Minerals: work is continuing on the existing active sand and gravel workings at Borrass, Caia Farm and Balls Wood, which together have with an annual production of about 500,000 tonnes. 90,000 tonnes of colliery shale are obtained annually from Llay. Small amounts of peat are still cut at Fenns Moss.

Environmental Protection/Enhancement:

- there has been no significant loss of green barrier during the Plan lifetime;
- there are 28 statutory sites of nature conservation importance in Wrexham, and over 160 non-statutory Wildlife Sites. 9 additional Tree Preservation Orders were declared in 2004-5;
- one additional Conservation Order was declared (Cefn), taking the total to 22. There are 925 Listed Buildings, of which 17 are Grade I and 73 Grade II. In 2002 29% of listed buildings were either at risk or in need of careful monitoring, but the number of listed buildings at risk was reduced by 6% in 2004-5, following a 5% reduction in 2003-4. Wrexham has 116 Scheduled Ancient Monuments and almost 6000 unscheduled sites of archaeological interest.

1. Introduction

1.1 The Welsh Assembly Government requires local planning authorities to publish annual Unitary Development Plan Monitoring Reports. This is the third UDP Monitoring Report produced by Wrexham County Borough Council. It is in two parts: **Part A** looks at what happened in 2004-5, while **Part B** looks at the general context and long term trends. The **Appendix** sets out some key statistics.

1.2 The Wrexham UDP covers the period to 2011. It sets out a range of performance indicators. Some, such as housing and employment land, are the subject of well-established monitoring systems, and as a result a considerable amount of information is available. In other cases, new monitoring systems need to be established, and at the present time, information is limited. The indicators will be reviewed periodically, in the light of experience and the availability of information.

2. The Wrexham UDP Strategy

2.1 The Wrexham UDP strategy seeks to apply sustainable development principles. New development is balanced against the interests of conservation. Environmental and financial costs, and dependence on car journeys, are minimised. The strategy safeguards the County Borough's landscapes, sites and habitats of visual or ecological importance, and seeks to maintain the productive capacity of high quality agricultural land.

2.2 **Settlement growth:** the strategy safeguards the amenity of settlements and secures economy and efficiency in the use of land through the regeneration of built up areas, together with limited outward growth. This strategy is applied in three policy sub-areas:

- **Wrexham Town:** principal town in the County Borough, hub of the local transport network, and where most retailing, employment, leisure and public services are located. It is therefore most suited to additional development. Growth in every direction is not appropriate due to the presence of high quality agricultural land, landscapes of historic or amenity importance, extensive sand and gravel deposits, and the need to prevent the town joining up with nearby villages;
- **The Urban Villages:** the larger settlements to the north, west and south of Wrexham, capable of supporting some additional growth, especially on derelict or underused land. However some have seen rapid and extensive growth, and their services and facilities are under pressure. Some are separated by narrow belts of open countryside, and the strategy seeks to safeguard the individual character of villages by protecting these open areas. It is inadvisable to promote major development on the edge of urban villages beyond existing commitments;
- **The Rural villages:** these have a limited range of services, generally confined to meeting local needs. They are surrounded by attractive countryside, and generally not well served by public transport. New development in the rural villages is therefore restricted to small sites.

2.3 **Development Boundaries:** with the exception of the smallest hamlets, development boundaries have been defined to establish a limit beyond which new development is not normally allowed. Within settlement boundaries, development is normally acceptable if it accords with built development policies, supplementary planning guidance, and the Council's adopted standards (e.g. parking, open space).

2.4 The strategy reflects the potential of some settlements for further development, while recognising that in others, development opportunities are limited by the capacity of infrastructure or services, or the need to safeguard the environment.

Part A: 2004-5

Housing

- 3.1 There were 395 housing completions in the County Borough in 2004-5. 310 (78%) were new buildings, and 85 (22%) conversions of existing buildings. This compares with average completions 1996-2005 of 420. In 2004-5, 81% of housing completions in the County Borough were on brown field, and 19% were on green field land.
- 3.2 The latest Housing Land Availability (HLA) Study for Wrexham County Borough is based on the position at 1 April 2004. The study showed a housing land supply of 2707 dwellings, of which 2073 were on large sites (10 dwellings or more), and 634 on small sites.
- 3.3 The five year supply (dwellings available for development within five years of the base date) totalled 2260 dwellings, (1626 on large sites, 634 on small sites), a significant increase on the previous year's figure of 1865. The County Borough had a housing land supply at April 2004 of 7.10 years, well above the minimum of 5 years specified by Planning Policy Wales.
- 3.4 Over the four years April 2001 - March 2005 58% of completions were on windfall sites and 42% on allocated sites.

Employment

- 3.5 The take up of employment land in 2004-5 was 7.1 hectares, compared with the UDP policy figure of 20 hectares per annum (300 hectares 1996-2011). The employment land take up rate since 1996 has been 6.9 hectares per annum, well below that of the mid-1980's, when it reached about 24 hectares per annum.
- 3.6 Factors underlying the fall in the rate of take up of employment land in Wrexham include:
- a fall in global direct investment;
 - a decline in the relative importance of manufacturing within the national economy, and increase in the relative importance of the service industry;
 - Increased competition for investment from countries in Eastern Europe or outside the EU;
 - the County Borough's loss of assisted area status;
 - the tendency for manufacturing investment to focus on relatively small sized projects creating few jobs, with relatively few large manufacturing projects;
 - most manufacturing projects are expansions or acquisitions rather than new build;

Despite these trends, unemployment in the County Borough is low: 1.8% (1414 persons) in April 2005, slightly higher than the figure of 1.7% (1370 persons) in April 2004.

3.7 In April 2005, there were 242.2 hectares of employment land in Wrexham County Borough, either with planning permission, or allocated in the UDP. 64% of the employment land is located on Wrexham Industrial Estate. In April 2005 there was approximately 74,000 m² of vacant industrial floor space in the County Borough, compared with 62,000 m² in June 2004.

3.8 There was about 15000 m² of vacant office floor space as at April 2005, mainly at:

- Wrexham Technology Park (7700 m²);
- Wrexham Industrial Estate (3900 m²).
- Wrexham Town Centre (2300 m²);

Shopping

3.9 The most recent addition to retail floor space in Wrexham is the granting of permission on the former Carlsberg Tetley brewery site for 5351m² non-food warehousing and A3 restaurant. The development is now under construction. A major retail development at the Eagles Meadow site, just to the south of Wrexham Town Centre, was granted planning permission in July 2005.

3.10 Figures on retail rents in the UK, published by Colliers CRE, give a broad indication of the attraction of shopping centres for retailers. The figure for Wrexham is £1130 per m² in 2005: there has been no change since 2002. Compared with other shopping centres in Wales, Wrexham ranked fourth in terms of rental levels in 2005, behind Cardiff, Swansea, and Newport. Wrexham has the highest rentals of any centre in North Wales, the next highest figure being Llandudno (£861 per m²). Compared with shopping centres in adjoining regions of England, rental levels in Wrexham are behind Chester (£2153 per m²), and slightly behind Shrewsbury (£1292 per m²), but ahead of Crewe (£646 per m²).

3.11 A company called Experian assesses the vitality of retail centres in the UK by combining a number of factors from their retail database. Experian ranked Wrexham ranked 100th in the UK in 2002, a slight fall on 2001 (97th) but an improvement over 1996 (137th). In 2002, Experian ranked Wrexham the third most important shopping centre in Wales, behind Cardiff (6th), and Swansea (54th). Among competing shopping centres in England, Chester was ranked 5th, and Shrewsbury 63rd.

Transport

3.12 Each year the Council produces an Annual Progress Report to highlight progress towards the aims and objectives in the Local Transport Plan. Among the achievements highlighted in the latest Progress Report (2003-4) are the following:

- The new Wrexham Bus Station opened to the public in December 2003.
- Improvements to Gresford Roundabout and dualling towards Holt Road, completed in September 2002. (The remainder of the scheme to improve access to Wrexham Industrial Estate was due to begin in 2003, but following a Public Inquiry, the Welsh Assembly Government declined to confirm the necessary Compulsory Purchase Orders. The Council has now selected an alternative route, and a planning application will be made in due course. Construction is now due to start in 2008.)
- New and improved walking and cycling routes;
- Provision of a new 30 space car park and bus interchange at Ruabon train station.

3.13 The Council has been unable to secure commitment from the Welsh Assembly Government to dualling of the A483/A5 between Ruabon and Shrewsbury, but continues to lobby on the matter.

Waste

3.13 In 2004-5 15% of municipal waste was recycled or composted, with 85% disposed of to landfill. This represents a major improvement since 1996, when 97% of municipal waste went to landfill. The Council's target is to increase the amount of municipal waste recycled or composted to 25% by 2007-8.

3.14 There are three sites with planning permission for the landfill disposal of waste:

- Astbury site, Llay: the planning permission expires in December 2006, but waste disposal finished in April 2005;
- Pen-y-Bont, Newbridge: capacity about 1 million tonnes. The planning permission for waste disposal expires in October 2007, but there is still likely to be some spare capacity at that date;
- Hafod Claypit, Ruabon: capacity about 5½ million tonnes. The planning permission permits tipping for 55 years, but the anticipated life is substantially less than this. Planning permission for

alternative working details was granted on appeal in August 2004, but this decision has been the subject of a legal challenge. Landfilling at this site has not commenced as yet.

There is sufficient capacity at the landfill sites for many years to come. However the Council has to increase recycling/composting of municipal waste to 40% by 2009-10 to meet Welsh Assembly Government targets, so the amount of municipal waste being disposed of to landfill will steadily reduce.

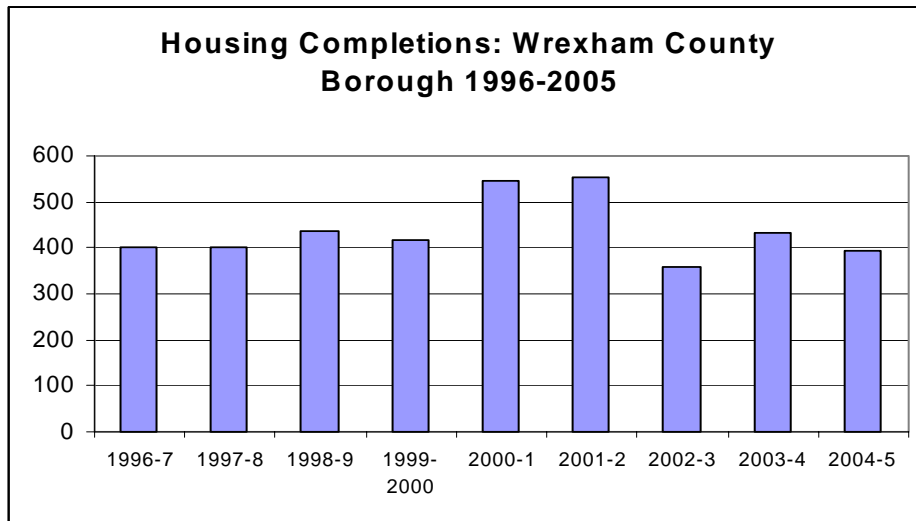
3.15 The Council aims to make recycling and composting more convenient for Wrexham residents by:

- increasing the number of Neighbourhood Recycling Centres;
- improving recycling opportunities at Household Waste Sites;
- the kerbside collection of material which can be recycled or composted.

Part B: General Context G

Housing

4.1 Housing completions in Wrexham County Borough since April 1996 are set out below. Since 1996 they have averaged 420 per annum, about 9% higher than the policy figure in the UDP (385 per annum). Approximately 90% are new build and 10% are conversions.



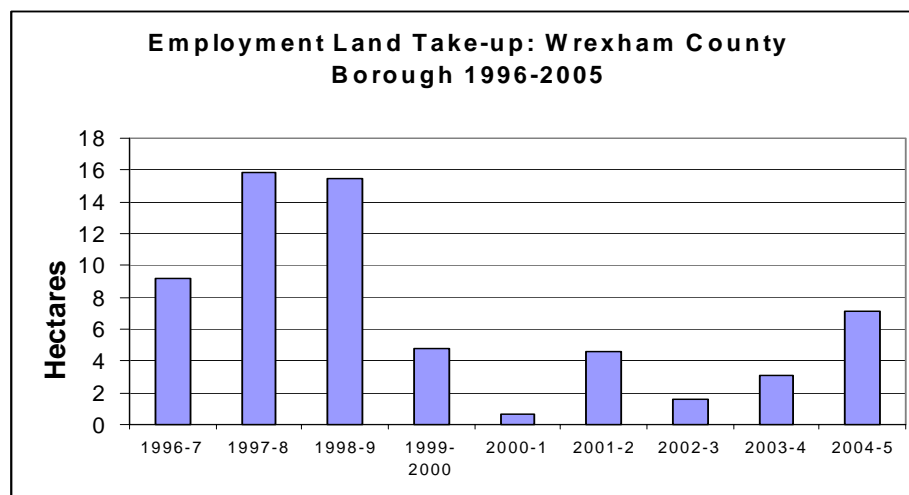
Note: The figures for 2001-2 and 2002-3 have been distorted since survey work in 2002 was carried out in July rather than April as is normal. The 2001-2 figure therefore covers a 15 month period, while that for 2002-3 covers 9 months only.

4.2 Wrexham County Borough is divided for planning purposes into three policy areas:

- **Wrexham Town:** 1597 completions since 1996 (41%) - Caia Park (592), Offa (434), and Acton (429) have accounted for the majority;
- **Urban villages:** 1307 completions since 1996 (33%). The highest number has been in Broughton (333), Ruabon (228), Rhosllanerchrugog (185), Gwersyllt (148), and Brymbo (103).
- **Rural villages:** 1037 completions since 1996 (26%). The highest number of completions since 1996 has been in Chirk (171), Gresford (165), Rossett (145), and Esclusham (109).

Employment

4.3 The annual take up of employment land in Wrexham County Borough since 1996 is shown below:



The largest take up of land since 1996 has been at:

- Wrexham Industrial Estate: 38.2 hectares
- Fenns Bank, Bronington (H H Wardle Metals Ltd): 13.0 hectares
- Llay Industrial Estate: 4.3 hectares
- Wrexham Technology Park: 2.0 hectares
- Croesfoel Industrial Estate, Rhostyllen: 1.3 hectares

4.4 The take-up of employment land since 1996, at 6.9 hectares per annum, has been less than half the policy figure (20 hectares per annum), and has declined significantly since the mid-1980's, when it averaged approximately 25 hectares per annum.

4.5 Taking allocations and permissions together, the proportion of green field and brown field employment land in Wrexham County Borough was Green Field 42%, Brown Field 58%.

Shopping

4.6 Most retail floorspace in Wrexham County Borough is located in and adjoining Wrexham Town Centre. A retail study carried out for the Council by Drivers Jonas in 2004 identified approximately 84000 m² of retail floor space in Wrexham Town. 12.6% of retail outlets were vacant, slightly above the national average of 10.4%. However vacant retail floorspace in Wrexham (7.1%) was slightly below the national average (7.8%). This is probably due to the fact that Wrexham has a relatively large number of small empty units.

4.7 The Drivers Jonas Study in 2004 revealed the following floor space figures for the County Borough:

	CONVENIENCE Floorspace (sq m)	CONVENIENCE turnover 2004 £ million	COMPARISON Floorspace (sq m)	COMPARISON turnover 2000 £ million
Wrexham	16427	123.6	57582	200.54
Gwersyllt	1992	30.7	879	1.57
Chirk	1870	5.9	1158	2.04
Ruabon and Johnstown	975	6.5	484	0.59
Cefn Mawr	629	2.6	939	1.8
Rhosllanerchrugog	481	3.4	729	1.29
Gresford and Rossett	310	3.7	511	0.9
Coedpoeth	290	2	446	0.79
Other	300	1.8	920	2.07

*These figures do not include the Lidl store on Salop Road (now open) or the Carlsberg Tetley site (under construction).

4.8 The main comparison shopping development in Wrexham Town Centre in recent years has been Henblas Square which opened in 1999. This comprises some 10000 m² of retail floor space, with BHS and T J Hughes as anchor stores. Outside Wrexham Town Centre, the last vacant land on the Plas Coch Retail Park was taken by the Homebase store. The Border Retail Park (5600 m² gross) opened in 2001, the main tenants being Staples, Wickes, Roseby's, and Next. Planning permission was granted in July 2005 for a major retail development of approximately 21000 m² (to be anchored by a Debenhams department store) on the Eagles Meadow site, immediately adjoining the town centre.

4.9 Surveys were carried out in November 1999 to identify areas of the town centre with the highest pedestrian movements. The highest hourly pedestrian flows were in Hope Street (25000 pedestrian movements per hour), Queen Street (23000), Lord Street (12000), and Regent Street (12000). Further surveys will be conducted in future to build up a long term profile of pedestrian flows in the town centre.

4.10 Figures on retail rents in the UK, published by Colliers CRE, give an indication of the attraction of shopping centres for retailers. The figure for Wrexham was £1130 per m² in 2005, the same as 2004. Compared with other shopping centres in Wales, Wrexham ranked fourth in 2005, behind Cardiff, Swansea, and Newport. Wrexham has the highest rentals of any centre in North Wales, compared with Llandudno at £861 per m² and Rhyl at £592 per m². Compared with shopping centres in adjoining regions of England, rental levels in Wrexham are behind Chester (£2153 per m²), and slightly behind Shrewsbury (£1292 per m²).

4.11 The commercial yield on a property represents the return to the investor for risk taking, and can be used as a measure of investor confidence. Primary shopping areas are considered less risky than secondary shopping areas and an investor will demand a lower initial return when investing in the primary shopping area. The Valuation Office Property Market Report showed that Wrexham had a yield of 7% from October 1994 to April 1999, but the yield has been 6.75% since October 1999, reflecting increased investor confidence. The Wrexham figure of 6.75% compares with:

- Chester: 5.75%
- Shrewsbury: 5.5%
- Llandudno: 7%
- Rhyl: 8%

Community and Leisure Facilities

4.12 YOUTH/ADULT PLAYING FIELDS: In 2005, in Wrexham County Borough, youth/adult playing fields amounted to 182.3 hectares, compared with the NPFA standard of 203.4 hectares leaving an overall deficit of 23.1 hectares. Figures for each community are shown below. 14 have a surplus of youth/adult playing fields, and 21 have a deficit.

Youth/adult Playing fields – Communities with a surplus	(Ha)	Youth/adult playing fields Communities with a deficit	(Ha)	Youth/adult playing fields Communities with a deficit	(Ha)
Abenbury	4.99	<i>Erbistock</i>	-0.14	<i>Esclusham</i>	-2.31
Maelor South	4.73	<i>Ceiriog Ucha</i>	-0.20	<i>Penycae</i>	-2.68
Ruabon	4.06	<i>Bangor</i>	-0.48	<i>Cefn</i>	-2.72
Gwersyllt	2.70	<i>Hanmer</i>	-0.59	<i>Chirk</i>	-2.87
Offa	2.58	<i>Worthenbury</i>	-0.95	<i>Llay</i>	-2.95
Isycoed	1.96	<i>Glyntraian</i>	-1.04	<i>Coedpoeth</i>	-3.54
Rossett	1.94	<i>Holt</i>	-1.23	<i>Rhosddu</i>	-4.16
Brymbo	1.63	<i>Llangollen Rural</i>	-1.24	<i>Gresford</i>	-4.55
Overton	0.61	<i>Rhos</i>	-1.41	<i>Broughton</i>	-5.01
Marchwiell	0.50	<i>Minera</i>	-1.85	<i>Caia Park</i>	-7.69
Bronington	0.44	<i>Acton</i>	-2.00		
Llansantffraid GC	0.31				
Sesswick	0.10				

4.13 CHILDREN'S PLAY AREAS: the level of children's play area is 11.28 hectares compared with the NPFA standard of 25.44 hectares, a deficit of 14.19 hectares. Figures for individual communities are shown below. 5 meet NPFA standards, while 29 have a deficit.

Children's play areas Communities with a surplus	(Ha)	Children's play areas – Communities with a deficit	(Ha)	Children's play areas – Communities with a deficit	(Ha)	Children's play areas – Communities with a deficit	(Ha)
Llay	0.34	<i>Ceiriog Ucha</i>	-0.06	<i>Glyntraian</i>	-0.13	<i>Broughton</i>	-0.61
Brymbo	0.11	<i>Isycoed</i>	-0.07	<i>Minera</i>	-0.16	<i>Coedpoeth</i>	-0.67
Bronington	0.02	<i>Erbistock</i>	-0.07	<i>Marchwiell</i>	-0.17	<i>Rhosddu</i>	-0.78
Maelor South	0.01	<i>Overton</i>	-0.07	<i>Holt</i>	-0.24	<i>Cefn</i>	-0.89
Llansantffraid	0	<i>Worthenbury</i>	-0.07	<i>Chirk</i>	-0.27	<i>Offa</i>	-1.07
		<i>Bangor</i>	-0.08	<i>Ruabon</i>	-0.33	<i>Gwersyllt</i>	-1.20
		<i>Abenbury</i>	-0.09	<i>Rossett</i>	-0.39	<i>Rhoslanerchrugog</i>	-1.44
		<i>Llangollen Rural</i>	-0.10	<i>Gresford</i>	-0.40	<i>Caia Park</i>	-1.83
		<i>Sesswick</i>	-0.11	<i>Penycae</i>	-0.48	<i>Acton</i>	-2.25
		<i>Hanmer</i>	-0.12	<i>Esclusham</i>	-0.52		

4.14 **INFORMAL GREEN SPACE:** the level of informal green space provision is 201.20 hectares, almost 2½ times the NPFA standard of 76.31 hectares. Figures for individual communities are shown below. 25 communities have a surplus of informal green space, according to NPFA standards, while 9 have a deficit.

Informal Green Space – Communities with a surplus	SURPLUS (Ha)	Informal Green Space – Communities with a surplus	SURPLUS (Ha)	Informal Green Space – Communities with a deficit	DEFICIT (Ha)
Cefn	20.50	Llansantffraid GC	2.03	Hanmer	-0.03
Caia Park	20.20	Penycae	1.90	Erbistock	-0.09
Acton	18.93	Brymbo	1.81	Overton	-0.11
Offa	11.09	Llangollen Rural	1.44	Marchwiel	-0.12
Broughton	9.72	Holt	0.62	Ceiriog Ucha	-0.18
Gwersyllt	7.94	Gresford	0.61	Maelor South	-0.23
Rhosllanerchrugog	6.04	Minera	0.52	Worthenbury	-0.29
Llay	4.90	Esclusham	0.31	Bronington	-0.45
Chirk	4.49	Bangor	0.28	Rossett	-1.05
Abenbury	3.90	Sesswick	0.12		
Coedpoeth	3.73	Glyntraian	0.12		
Rhosddu	3.44	Isycoed	0.08		
Ruabon	2.73				

Transport

4.15 The A5/A483 trunk road is the main highway in the County Borough and forms part of the Trans European Network from Felixstowe to Holyhead. The County Borough is linked to the north west of England via the A55 (which joins the A483 just south of Chester) and then via the M53 and M56 motorways. The main road link to the Midlands is via the A5 and M54 motorway. There are two rail routes within the County Borough:

- Wrexham and Gwersyllt to Bidston (for Liverpool);
- Chester – Wrexham – Shrewsbury – Birmingham.

Unlike major conurbations, at the present time the County Borough's road network does not experience serious congestion problems for prolonged periods each day. Congestion on the main radial roads in and out of Wrexham is generally limited to short periods at the beginning and end of each working day. Traffic on trunk roads in the County Borough increased by about 3% over the 5 years 1998-2003. The heaviest traffic flows are on the A483 around Wrexham.

4.16 Across the County Borough, 32% of households do not have access to a car. The figure varies widely, from 52% in Caia Park to 8% in Ceiriog Ucha. Public transport therefore plays a vital role within the County Borough, and there are some 400,000 local bus journeys each year.

4.17 Sections of three long distance recreation routes fall within Wrexham County Borough:

- a section of Offas Dyke Path runs close to Froncysyllte and Chirk, then across the Ceiriog Valley;
- 24 kilometres of the Maelor Way are within the County Borough. The Maelor Way links the Sandstone Trail in Cheshire with Offa's Dyke National Trail;
- The Clywedog Trail is a route of about 13 kilometres running along the River Clywedog, from Minera, through Nant Mill, Bersham, and the Erddig Estate, to finish at Kings Mills.

Car parking capacity.

4.18 There are ten public car parks in Wrexham Town Centre, providing about 2500 spaces. Customer and visitor car parks at retail developments provide about 2000 additional spaces, while employee car parks provide about 1300 spaces. Compared with similar sized shopping centres elsewhere, Wrexham's car parking provision, measured by population per public parking space, is in the middle of a broad range when compared with similar sized towns elsewhere. Public Car Parks are provided in most district and village centres in the County Borough. Most are Council owned and managed and mainly used by local shoppers. In general, there is adequate capacity in existing village car parks and at on-street locations to meet present demands, although at certain times of the day spaces in the car parks in Coedpoeth, Cefn Mawr and Ruabon are fully used.

Minerals

4.19 Sand and Gravel is the main mineral worked in Wrexham County Borough, and output contributes significantly to the regional production of North Wales. There are three active sand and gravel workings:

- Borrass Airfield, north-east of Wrexham: operated by Tarmac Central. A planning application for the deepening and lateral extension of Borrass Airfield, to increase reserves to about 22 million tonnes, with an life of 28-30 years, is being considered by the Council;
- Caia Farm, north-east of Wrexham: operated by Tarmac Central. Sand and gravel extracted at Caia Farm is processed at Borrass Airfield;
- Balls Wood, east of Llay: operated by RMC. An application to extend Balls Wood, to increase reserves by about 1.1 million tonnes, is being considered by the Council.

4.20 With regard to other minerals:

- Clay is extracted at Hafod Clay Pit at Johnstown;
- Colliery shale is extracted from the waste tip at Llay for use at Padeswood cement works in Flintshire.
- Opencast coaling on the former Brymbo Steelworks site, as part of the reclamation project, was completed in 2004.
- Small scale peat cutting takes place at Fenns Moss, near Bettisfield, on the Shropshire border.

Waste

4.21 Between 1996 and 2005, municipal waste collected in Wrexham County Borough grew from 71500 to 85000 tonnes, an increase of about 19%. In 1996, 97% of municipal waste went to landfill sites. By 2004-5, the figure had fallen to 85%, with 15% recycled or composted. The target is to increase municipal waste recycled or composted to 25% by 2007-8.

4.24 Environmental Protection/Enhancement Indicators

INDICATOR	April 2003/4	April 2004/5
A. Environmental Impact Assessments		
1. No. of Screening Opinions undertaken	-	11
2. No. of full EIA statements	-	1
Comments: 2004 provides a baseline for the number of Screening Opinions being undertaken by the Planning Department		
B. Biodiversity		
3. Number of planning applications involving the restoration and creation of new habitats through the provision of planning conditions.	0	27 Standard conditions 12 Non- standard conditions. Total = 39
4. Area of land designated for conservation & landscape within the Borough (Excludes local wildlife sites & Green Barrier)	-	306 sq kms out of the total 502 sq kms County Borough area.
5. No. of Local Nature Reserves per 1,000 population (hectares)	0.5	0.5
6. Length of hedgerow approved for removal under Hedgerow Regulations	1527 metres	0
7. Length of hedgerow planted under grant scheme	1410 metres	Scheme no longer operating
8. Length of hedgerow removed without formal notification, involving enforcement action	100metres	0
9. Replacement Notice requiring hedge replanting	-	100 metres
10. Area of land affected by EIA uncultivated land notifications (2002)	0	33.05ha (2 Sites)
11. Area of uncultivated land subject to full Environmental Statement	0	15 ha. (1 site)
Comments: With adoption of the Local Biodiversity Action Plan as Supplementary Planning Guidance in 2004, planning applications are increasingly involving the restoration and creation of new habitats. The Berwyn Mountains European SAC designation came into force at the beginning of 2005, adding to land designations in the County Borough. It obliges the review of developments with planning permission, and could involve use of revocation powers. The unauthorised hedgerow removal was subject of an appeal, subsequently dismissed. The applicant is obliged to replant a hedgerow of similar quality. The uncultivated land notifications came into effect in 2002. A 2005 notification, involving the Planning Department as a consultee, was partially successful in establishing the need for a formal Environmental Impact Assessment for one of the sites.		
C. Landscape & Trees.		
12. Area of woodland in Wrexham County Borough	668ha (2003/4 baseline figure)	668ha
13. No. of additional TPO's .	0	9
14. No. of TPO's removed	0	0
Comments: April 2005 saw the adoption of WCBC Tree and Woodland Strategy. There is both Increased development pressure and increased public awareness of measures to protect trees		
D. Built environment		
15. No. of additional listed buildings.	0 (Total = 923)	2 (Total = 925)
16. Reduction in listed buildings at risk (2002 baseline) through Grant aid & Planning Process	5%	6%
17. % age of listed buildings at risk where action in progress through Grant aid & Planning Process	0	15%
18. No. of Grade 2* listed buildings at risk reduced	8	6
19. No. of properties benefiting from CADW grant aid.	0	2
20. No. of properties benefiting from WCBC grant aid.	0	1
21. No. of new/additional conservation areas	0	1 (Cefn Mawr)
Comments: October 2004 saw adoption of the WCBC Listed Buildings at Risk Strategy, which has an annual target of 10% reduction in the remaining total. The total number of listed buildings at risk was 105. In December 2004 Cefn Mawr was designated a conservation area, with a first stage Townscape Heritage Initiative grant being awarded.		
E. Land		
22. Green Barrier taken up by developments	0	0

Appendix: Key Population Statistics

Table 1	Population 2001	% households with no car	% aged 3+ speaking Welsh
Acton	3023	32	14
Borras Park	2517	11	15
Bronington	3224	9	13
Brymbo	2653	28	20
Brynyffynnon	3105	37	16
Bryn Cefn	1974	20	16
Cartrefle	2288	40	12
Cefn	4866	30	19
Ceiriog Valley	2310	13	37
Chirk North	2505	21	15
Chirk South	1870	28	15
Coedpoeth	4721	26	26
Erddig	2217	17	21
Esclusham	2719	24	17
Garden Village	2073	14	18
Gresford E & W	2876	18	13
Grosvenor	2334	31	15
Gwenfro	1801	38	17
Gwersyllt E & S	4370	21	13
Gwersyllt North	2623	25	13
Gwersyllt West	3063	23	14
Hermitage	2329	40	15
Holt	2828	10	12
Johnstown	3372	21	25
Little Acton	2376	15	17
Llangollen Rural	1999	20	22
Llay	4905	23	13
Maesydre	2003	23	15
Marchwiell	2418	10	14
Marford & Hoseley	2458	6	13
Minera	2437	10	24
New Broughton	3173	26	14
Offa	2201	30	16
Overton	3139	12	12
Pant	2263	34	36
Penycae	2247	31	26
Penycae/Ruabon S	2331	16	22
Plas Madoc	1833	49	17
Ponciau	4486	29	40
Queensway	2462	53	12
Rhosnesni	3041	12	14
Rossett	3336	14	9
Ruabon	2400	32	18
Smithfield	2136	43	12
Stansty	2175	24	14
Whitegate	2786	31	13
Wynnstay	2210	52	12
Total	128476		

Table 2: Population in Age Groups 2001	Number	% total	% Male	% Female
0-14	23,764	18.50	9.57	8.93
15-29	23,899	18.60	9.51	9.09
30-44	27,867	21.69	10.60	11.09
45-64	32,341	25.17	12.56	12.61
65-74	10,733	8.35	3.90	4.46
75+	9,872	7.68	2.68	5.00
Total	128,476	100.00	48.82	51.18

Table 3: Household Size 2001	Households	% Total
1	15227	28.61
2	18210	34.21
3	8667	16.28
4	7494	14.08
5	2785	5.23
6	688	1.29
7	109	0.20
8+	46	0.09
	53226	

Table 4: Household Tenure 2001	No. Households	% Total
Owner Occupied	34,887	65.55
Privately Rented	3,179	5.97
Housing Association Rented	1,436	2.70
Local Authority Rented	12,501	23.49
Other	1,223	2.30

Table 5: % employed residents working in:	Wrexham CB	Wales
Agriculture, hunting and forestry	2.1	2.5
Fishing	0.0	0.0
Mining and quarrying	0.2	0.3
Manufacturing	25.4	17.3
Electricity; gas and water supply	1.3	1.0
Construction	6.3	7.1
Wholesale and retail trade; repairs	16.0	16.3
Hotels and restaurants	4.5	5.4
Transport; storage, communications	5.1	5.5
Financial Intermediation	2.9	3.3
Real estate; renting and business	8.0	8.5
Public administration and defence	4.6	6.8
Education	7.1	8.1
Health and social work	12.7	13.0
Working in other	3.9	4.8

Table 6: Unemployment	Number	Wrexham CB	Wales	GB
April 2004	1370	1.7%	2.4%	2.4%
April 2005	1414	1.8%	2.3%	2.4%

Table 7: Travel to Work Mode and Homeworking	People 16-74 in employment	Work at home	Public transport	Car	Foot	Bike	Other
Wrexham	57,080	8.5	6.6	73.2	8.7	1.6	1.4
Flintshire	69,452	7.8	5.2	76.7	7.2	1.7	1.5
Denbighshire	38,277	11.6	4.1	69.6	11.5	1.8	1.4
Wales	1,186,256	9.47	7.0	70.2	10.4	1.4	1.3