

The Wrexham (Gas Fired Power Station) Order

6.4.5 Volume 4: Environmental Statement Appendix 10.5: Visual Baseline

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Appendix 10.5 ♦ Visual Baseline

A10.1 The following table summarises the existing views (baseline) of the identified visual receptors within the study area. Representative viewpoints and photographs are included on Figures 10.5a to 10.5p.

*= Photomontage provided on Figure 10.6a to 10.6l

Table 10.1: Visual Baseline

Ref no	Visual Receptor	Type and Sensitivity	Distance to Power Station Complex Site (m)	Distance to Gas Connection Route (m)	Existing View
1	Footpaths within Bonc-yr-Hafod country park	Recreational High	8,443	7,164	The foreground of the view contains a mixture of open grassland, gorse and birch. Above and between the trees there are expansive and panoramic views to the east which include Wrexham, Wrexham Industrial Estate and extend into England. The Power Station Complex Site is positioned on the far side of the Wrexham Industrial Estate and is not distinguishable within the view.
2	PRoW 41 (footpath) Wat's Dyke Way long distance trail	Recreational High	7,712	6,188	The foreground view is across an agricultural field which is grazed by sheep. It contains telegraph poles, individual trees and stanchions carrying electricity cables. The middle ground of the view is generally provided by boundary vegetation and trees with a residential property clearly visible to the north. Through gaps in boundary vegetation there are distant views to the north-east although there are no distinguishable elements within the view. The Power Station Complex Site is positioned to the north-east of the viewpoint and is not distinguishable within the view.
3	Bangor Racecourse, residences on B5069 and vehicular users on B5069	Recreational Low Residential High and Transport Medium	5,907	3,184	The foreground view comprises the B5069 and associated maintained hedgerows, views towards roadside residential properties and open views across the flat floodplain landscape around the River Dee (which contains areas of gravel and amenity grassland as part of Bangor Racecourse). The background of the view includes slightly rising ground covered by vegetation and agricultural fields, the top of the Clwydian Hills are visible beyond. The Power Station Complex Site is positioned beyond local and distant vegetation and topography and is not visible within the view.
4*	Parkey Lodge	Residential High	2,263	156	The foreground view contains trees and vegetation to the south and north of the property with agricultural land visible to the east and west. Beyond the agricultural field to the west there are filtered views towards the Maelor Works. A section of the Gas Connection Route and AGI Site is visible in the field to the west of the property as well as a short distance north and south. The Power Station Complex Site is not distinguishable within the view.
5	Pickhill Farm	Residential High	2,351	785	The foreground view contains the B5130 with hedgerows and occasional hedgerow trees and an open agricultural field beyond. The middle ground of the view includes farm buildings to the north, residential properties along Oak Road to the north-east and a continual line of trees along Peter's Dingle watercourse. The background of the view contains a filtered view towards sheds at the edge of Wrexham Industrial Estate. The Power Station Complex Site is positioned beyond the line of trees along Peter's Dingle and is not visible from this location.
6	Brook Farm and PRoW 8 (footpath)	Residential and Recreational High	4,418	3,419	The main feature of the foreground of the view is Worthenbury Brook and associated rough grassland with small individual trees in adjacent agricultural fields. The landscape within the view is generally flat with vegetation alongside the River Dee limiting the extent of middle-distance views. In the background, above existing vegetation, the top of the Clwydian Hills are visible. The Power Station Complex Site is positioned beyond local and distant vegetation and is not visible within the view.
7	Residences on the eastern end of Oak Road and at Bowling Bank,	Residential High and Transport Medium	1,659	485	The foreground view contains the B1530, associated road signs around road junctions, roadside residential properties and a mix of complete / incomplete hedgerows with some individual trees. Beyond the roadside are a number of agricultural fields with views contained by boundary hedgerows and trees. There are some distant views to the west as a result of falling topography. From properties on Oak Road the view contains telegraph poles in the foreground with a chimney stack and the roof of a building visible

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	and vehicular users on B5130 and Oak Road				at Wrexham Industrial Park above vegetation to the north. The Gas Connection Route and AGI Site is visible in adjacent fields to Oak Road at an oblique angle to properties and also to users of Oak Road. The Power Station Complex Site is not distinguishable within the view.
8*	PRoW FP 13 (footpath) and residences at Shocklach Green / Lane End Farm	Recreational and Residential High	3,770	3,489	The foreground of the view from the PRoW is enclosed by a mixture of deciduous and evergreen vegetation. Middle and distant views from the PRoW are contained to gaps in vegetation and field gates where the view is similar to that from the residential properties. The foreground view from residential properties extends across falling topography towards the River Dee with distant views towards Wrexham Industrial Estate, Wrexham and the Clwydian Hills. The Power Station Complex Site is not distinguishable within the view.
9	Residences at Caldecott Hall, PRoW to the west of the B5069, and vehicular users on B5069	Residential High Recreational High Transport Medium	3,665	3,579	The foreground view consists of agricultural fields and individual trees. There are few hedgerows and field boundaries are predominantly post and wire fences. Due to the lack of dense vegetation there are open views across the River Dee valley towards Wrexham Industrial Estate, Wrexham and the Clwydian Hills. Distant views from B5069 and Caldecott Hall are more filtered due to intervening vegetation on the roadside and within the grounds of the Hall. At night there is no street lighting or noticeable lit features within the vicinity of the receptor, views across the River Dee valley to a mix of white and yellow lights originating from street and building lights in the distance at Wrexham Industrial Estate and Wrexham form a linear feature within the view. The Power Station Complex Site is not distinguishable within the view.
10	PRoW (byway) BY10 Bishop Bennet Way	Recreational High	4,498	4,558	The foreground view contains a rural road with roadside ditches, hedgerows and a hedgerow trees that create a defined avenue. Beyond the road surrounding flat agricultural land is visible and distant views are contained by trees and vegetation. The Power Station Complex Site is not distinguishable within the view.
11	PRoW 2 (footpath)	Recreational High	3,476	3,736	The foreground of the view contains sloping ground towards the River Dee. Middle distance views include the A534 visible on bridges and planted embankments crossing the floodplain and containing many distant views. To the south east a woodland block creates a prominent feature beyond the road corridor. The Power Station Complex Site is not distinguishable within the view.
12	PRoW 8 (footpath)	Recreational High	3,019	3,335	The view is directed westwards by a 2m high hedgerow alongside the footpath and the foreground of the view is of open agricultural fields that lead to middle distance views of two storey buildings and traffic on the A534. Distant views are contained within part of the view by trees along the A534 and the Kellogg's factory is intermittently visible between these. Further west the view opens out and the Clwydian Hills are visible in the distance. The Power Station Complex Site is not distinguishable within the view.
13*	PRoW 25 (footpath) including Cornish Hall and Holt Lodge	Recreational High and Commercial Low	2,033	2,459	Foreground views from these receptors include flat agricultural fields with boundary hedgerows and some hedgerow trees. From the PRoW when near to the A534 distant views are contained within part of the view by trees leading to Cornish Hall and the Hall itself, the stacks at the Kellogg's factory is intermittently visible between these and therefore likely visible from Cornish Hall and Holt Lodge. The Power Station Complex Site is not distinguishable within the view.
14	Residences near Holt Lodge Farm and vehicular users on Francis' Lane	Residential High and Transport Medium	1,146	1,783	Rear views from the residential properties extend east across the large flat agricultural field to the east. Distant views are slowly curtailed by a build-up of hedgerow trees positioned at varying distances within the view. To the south-east the Kellogg's factory, other industrial units and lighting columns on the northern edge of Wrexham Industrial Estate are clearly visible and are not filtered by vegetation. The block of trees and shrubs along the northern boundary of the Power Station Complex Site is visible beyond the Kellogg's factory.
15	PRoW 6 (footpath)	Recreational High	1,856	2,505	Foreground views are of a slightly undulating agricultural landscape with field boundaries made up of hedgerows and hedgerow trees. Middle distance views are filtered by vegetation but include industrial buildings on the north-western edge of Wrexham Industrial Estate. Distant views are possible above middle-ground vegetation towards the Sandstone Hills of Cheshire. The Power Station Complex Site is positioned on the far side of the Wrexham Industrial Estate and is not distinguishable within the view.

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16	Residences and commercial property on Bryn Estyn Road	Residential High and Commercial Low	2,716	3,367	Views well contained by dense woodland blocks in close proximity with more open views across the agricultural landscape to the east from the gable end of the Erlas Conference and Training Centre. The Power Station Complex Site is positioned on the far side of the Wrexham Industrial Estate and is not distinguishable within the view.
17	Residences and vehicular users and on Cefn Road	Residential High and Transport Medium	3,575	3,602	Views along the road are generally contained by roadside vegetation and buildings resulting in a linear view along the street. There are views upper storeys of residential properties across the roadside hedgerow and the stacks at the Kellogg's factory are intermittently visible above foreground topography and between middle-distance groups of trees. The horizon line is situated beyond the Wrexham Industrial Estate. The Power Station Complex Site is positioned on the far side of the Wrexham Industrial Estate and is not distinguishable within the view.
18	PRoW 24 (footpath) and residences at Aldersey Farm	Recreational and Residential High	1,310	1,709	Open foreground views across adjacent flat agricultural fields through post and wire fencing. Field and hedgerow trees form a prominent part of the view and the Kellogg's factory building and stacks are visible between them in the distance. The Power Station Complex Site is not distinguishable within the view.
19*	Residences and vehicular users on Ridley Wood Road and B5130	Residential High and Transport Medium	447	820	Around the junction of Ridley Wood Road and B5130 there are direct views of residential properties, brick barn buildings, telegraph poles and roadside hedgerows with hedgerow trees. The middle distance views are across a flat landscape which is contained by trees and hedgerows in most directions. From south of Ridley Wood Road the Kellogg's factory and stacks is a noticeable feature within the view to the west over the roadside hedge and incongruous with other features in the view. There is no street lighting around the receptor but the existing Kellogg's factory is noticeable at night with the façade visible as a result of light pollution from lower level lighting. The vegetation along the northern boundary of the Power Station Complex Site is visible over and between intervening hedgerows and hedgerow trees.
20*	Residences at Marshley Farm and along the B5130	Residential High	242	417	The foreground view is across the B5130 towards the roadside hedge, access gate, telegraph pole and agricultural land beyond. Middle distance views are across a flat landscape which is contained by trees and hedgerows in most directions. The top of the Kellogg's factory, stacks and Norbert Dentressangle distribution centre are noticeable but separate features within the view over intermittent vegetation and incongruous with other features in the view. There is no street lighting around the receptor but the existing Kellogg's factory is noticeable at night with the façade and stacks visible as a result of light pollution from lower level lighting. The vegetation along the northern and eastern boundaries of the Power Station Complex Site is visible over and between intervening hedgerows and hedgerow trees.
21	Residences at Higher Farm, Isycoed and PRoW 17.	Residential High	684	588	The foreground view is of surrounding agricultural land, roadside hedgerows, residential properties, agricultural barns and telegraph poles. The middle ground contains views across a flat agricultural landscape contained by hedgerows and hedgerow trees. The Kellogg's factory and stacks are intermittently visible beyond vegetation but is filtered enough not to form a noticeable feature of the view from ground level. The Power Station Complex Site is not distinguishable within the view.
22	Registered common land and residences at Sutton Green	Residential and Recreational High	2,256	1,279	Foreground views are across the registered common land consisting of open rough grassland with no roadside hedges and some residential properties. Middle distance views include field hedgerows residential properties, telegraph poles and hedgerow trees. Distant views extend to the Clwydian hills and also the Kellogg's factory and stacks between gaps in buildings and trees although they are not an immediately noticeable feature of the view. The Power Station Complex Site is not distinguishable within the view.
23*	Vehicular users on Bryn Lane	Transport Medium	36	608	The foreground view is of the road corridor, street lights, fencing and vegetation including a mix of trees and shrubs. Beyond the roadside vegetation are a mix of brownfield sites and industrial buildings at a variety of scales, distances and visibility from the road. The two stacks at the Kellogg's factory are a noticeable focal point at the end of the road and the factory frontage is a prominent feature due to the lack of vegetation between it and the road. At night the road is lit by street lighting and overspill lighting from

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					adjacent industrial buildings, accesses and car parks. The vegetation and fencing around the western end of the Power Station Complex Site is directly visible from the road.
24	Residences at Castletown and users of PRow Bishop Bennet Way	Residential and Recreational High	4,373	4,257	The foreground of the view is of a rural road with roadside hedgerows and residential properties beyond. Middle distance views are across a flat agricultural landscape which falls away towards the River Dee. Distant views are across the middle distance horizon line and towards rising ground containing Wrexham Industrial Estate and Wrexham, at low level with the Clwydian hills visible beyond. The Kellogg's factory is intermittently visible although forms only a minor feature in the view. The Power Station Complex Site is not distinguishable within the view.
25	Residences at Chorlton Lane and users of PRow	Residential and Recreational High	6,478	6,066	Foreground views across Chorlton Lane towards the incomplete roadside hedge, post and rail fencing and field gates. Middle distance views are across agricultural fields and contained by numerous hedgerow trees. Between gaps in hedgerow trees, distant views are possible towards the Clwydian hills and the stacks at the Kellogg's factory are intermittently visible although form only a minor feature in the view. The Power Station Complex Site is not distinguishable within the view.
26	Residences at Higher Carden and users of PRow	Residential and Recreational High	7,693	7,608	From an elevated position in the landscape the foreground view is of post and rail fencing, a residential garden, equestrian field and individual trees. Middle distance views are of agricultural fields at a lower elevation contained by a dense block of vegetation. Above the vegetation are distant views towards rising ground beyond the River Dee including the Clwydian hills and grey building forms at Wrexham Industrial Estate. The Power Station Complex Site is not distinguishable within the view.
27	PRow Sandstone Trail	Recreational High	10,451	10,340	From an elevated position the foreground of the view is of nearby vegetation and heathland which quickly fall away to reveal panoramic distant views. The views are extensive and almost 360° from some locations extending as far as the Clwydian hills in the west. Urban and industrial forms are visible within the landscape at Wrexham and Wrexham Industrial Estate in the west and Chester and Ellesmere Port in the north-west. The Power Station Complex Site is not distinguishable within the view.
28	Residences at Crewe Hill	Residential High	3,458	3,487	Foreground view across surrounding agricultural land and farm buildings. Hedgerow trees and vegetation restricts views to the north and west. The background of the view, over intervening vegetation includes the stacks at the Kellogg's factory. The Power Station Complex Site is not distinguishable within the view.