

Third Revolution Projects

South Holland District Council Planning Department
Council Offices
Priory Road
Spalding
Lincolnshire
PE11 2XE

Build Studios
203 Westminster Bridge
Rd, London SE1 7FR

Registered No.:
10204013

5th April 2024

Dear Sir / Madam,

Application for full planning permission for development comprising a new solar farm at Land to the east of Guanockgate Road, Nr. Sutton St. Edmund, Lincolnshire, PE13 4PL (Planning Portal Reference PP-12621869)

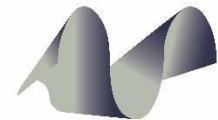
On behalf of Pathfinder Clean Energy Ltd UKDev (the applicant), Third Revolution Projects (the agent) enclose an application for full planning permission for *“Temporary ground mounted solar photovoltaic (PV) farm with battery storage, substation and associated works.”* at the above noted address.

The application comprises the following documents:

- Application Form and Completed Certificates
- Planning, Design and Access Statement (incl. SCI) (prepared by Third Revolution Projects)
- Site Search and Flood Risk Sequential Test (prepared by Third Revolution Projects)
- Archaeology Baseline Impact Assessment (prepared by Abrams Archaeology)
- Heritage Impact Assessment (prepared by Abrams Archaeology)
- Ecological Impact Assessment (prepared by AW Ecology)
- Preliminary Ecological Appraisal (prepared by AW Ecology)
- Biodiversity Net Gain Assessment (prepared by AW Ecology)
- Flood Risk Assessment (prepared by Floodline Consulting)
- Surface Water Management Plan (prepared by Floodline Consulting)
- Landscape and Visual Appraisal (prepared by Briarwood Landscape Architecture)
- Arboricultural Impact Assessment (prepared by A.T. Coombes Associates Ltd)
- Tree Constraints Plan (prepared by A.T. Coombes Associates Ltd)
- Transport Statement (prepared by Apex Transport)
- Fire Risk Statement (prepared by Jensen Hughes)
- Glint and Glare Assessment (prepared by PagerPower)
- Noise Impact Assessment (prepared by Hepworth Acoustics)
- Landscape and Ecological Management Plan (prepared by AW Ecology and Briarwood Landscape Architecture)

The following drawings are also provided as part of the application:

- UKZ157_01_CCTV



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- UKZ157_02_Battery Energy Storage
- UKZ157_03_PV Panel Elevation (South Facing)
- UKZ157_04_Solar Inverter Cabin
- UKZ157_05_Battery Inverter Cabin
- UKZ157_06_Deer Fence Typical Arrangement
- UKZ157_07_Substation Plan and Elevation
- UKZ157_08_Location Plan
- UKZ157_09_Layout Plan
- UKZ157_10_Mitigation and Enhancements Plan
- UKZ157_11_Access Track Elevation
- UKZ157_12_Storage Building
- UKZ157_13_Existing Site Plan
- UKZ157_14_Double Gate

From our discussions with both South Holland District Council (SHDC) and Fenland District Council (FDC) we understand that each authority will make a decision over that within its boundaries. However, as the majority of the site lays within SHDC, the application fee will go there.

This project itself will make an extremely significant contribution to the delivery of renewable energy infrastructure in both districts. The scheme has been carefully designed, taking into account heritage, landscaping, ecological, transport, amenity and safety considerations. Comprehensive pre-application discussions have taken place with the local community. Full details of the proposal are set out in the accompanying Planning Statement.

The scheme includes high standards of mitigation to ensure harm is avoided and is designed to accord with national and local planning policies. The site was chosen to be in close proximity to a grid connection with available capacity. In addition to meeting the above considerations, full details of the locational requirements which led to this site being selected are included within the submission pack.

As detailed in the accompanying Planning, Design and Access Statement, there is a clear national and local need for solar projects and significant weight should be afforded to national and local renewable and low carbon energy policies.

We trust that the enclosed information is of assistance to validate and positively determine this application. Should you have any queries in respect of this submission, please do not hesitate to contact me directly.

A planning fee of £304,950 has been paid by bank transfer. Kindly confirm receipt of this.

Yours faithfully,

Ben Wheeler



Town Planner

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