

DESCRIPTION OF PROPOSED DEVELOPMENT



For

Oglesby & Limb Ltd

Chartered Architect

**PROPOSED ROOF LEVEL PV SOLAR PANEL
INSTALLATION**

Suite 1
Market Chambers
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Spalding
Lincolnshire
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At

**J O SIMS LIMITED
PUDDING LANE
PINCHBECK
SPALDING
PE11 3TJ**

For

J O SIMS LIMITED

Director
A.J. Oglesby RIBA

Associate
C.L. Silvester
MCIAT

PRIOR APPROVAL NOTICE APPLICATION ISSUE

Company Reg. No.
4419410

Application Summary

- This proposal comprises banks of PV solar panels that are to be mounted at roof level on a factory. This is the full extent of the works.
- The site is owned and operated by J O Sims Limited. Operations on site are associated with the sorting and packing of various foodstuffs including cherries and nuts.
- The business has been successful in recent years and has expanded its facility on this site several times since 2019. This reflects continued and increased demands for the service offered.
- J O Sims employs a significant number of people locally in varying roles including production and business administration. Further employment is generated in association with the logistic supply chain.
- J. O Sims have invested a significant amount of money in the site, its infrastructure and building fabric in recent years to appropriately support their operation.
- Like many large-scale employers locally, J.O. Sims have sought to improve their environmental performance, but are exposed to volatile energy costs, and now seek to protect themselves as far as possible, by investing in solar PV renewable technology. They already have some solar PV panels on site and, having found these to be successful, they wish to expand their capacity.
- The proposal seeks to add approximately 0.3 megawatts, in banks of panels located on the roof above store 6, the offices and the extended packhouse.

Site description

Location:

The site address is J.O. Sims Limited, Pudding Lane, Pinchbeck, Spalding, PE11 3TJ. This is located approximately 2300m north of the Market Place in Spalding. Refer to drawing A1627-01 for the location and extent of the site.

Size and topography:

The site is relatively flat and level with Pudding Lane. The panels will be mounted on the east side of the building facing away from Pudding Lane.

Use and development:

The site is used in connection with food processing and packaging.

Development on the site comprises a series of interconnected, temperature-controlled storage sheds, with associated office etc. Building form is typical of food production facilities in the Spalding area. Buildings are typically 10m or so high to eaves.

Infrastructure and vehicle movements:

The site is accessed directly from Pudding Lane, there are numerous access points along the length of the lane.

Boundary Treatments

The site is open along its frontages to Pudding Lane and Wardentree Lane (though it is a considerable distance from the latter). The south and east boundaries are generally enclosed by steel security fencing.

Neighbouring development

Land use to the west, south and south-east is all commercial. Morrisons sits 100m or so away to the north-east, though there is an area of dense tree planting between the two sites.

The Proposal

The proposal relates solely to the installation of solar PV panels to the existing roof slopes. The locations and approximate areas to be covered are as indicated on the drawings that accompany this report.

Existing provision

J.O. Sims already have an array of PV panels installed on the east and west roof slopes over Store 6, at the south end of the roof. These have an output estimated at 0.1 megawatts.

Existing roof finishes

The roof areas that the panels are to be mounted on all have profiled steel cladding finish, and are all set to a shallow pitch (typically less than 10 degrees).

Proposed provision

The proposal is to add additional panels in the following locations:

1. On the north section of the roof over store 6 (east and west slopes).
2. On the roof above the original packhouse and offices (east and west slopes).
3. On the south slope of the packhouse extension that was erected in 2019/20.

All will be set on mounting brackets immediately above the roof slope.

The total new provision will be 0.3 Megawatts, so the new total for the site including the existing provision will be 0.4 megawatts.

