SOUTH HOLLAND DISTRICT COUNCIL

Application for Planning Permission.
Town and Country Planning Act 1990

Publication of applications on planning authority websites.
Please note that the information provided on this application form and in supporting documents may be published on the Authority's website.
If you require any further clarification, please contact the Authority's planning department.

1. Applicant Name, Address and Contact Details

Title: Mr | First name: Bob | Surname: Ayres

Company name: Fenndyke Solar Limited

Street address: c/o BE Renewables Limited
Hesketh Mount
92-96 Lord Street
Town/City: Southport
County: Merseyside
Country: United Kingdom
Postcode: PR8 1JR

	Country Code	National Number	Extension Number
Telephone number:			
Mobile number:			
Fax number:			

Email address:

Are you an agent acting on behalf of the applicant? (•) Yes ( ) No

2. Agent Name, Address and Contact Details

Title: Mrs | First Name: Amy | Surname: Williams

Company name: BE Renewables Limited

Street address: Hesketh Mount
92-96 Lord Street
Town/City: Southport
County: Merseyside (Met County)
Country:
Postcode: PR8 1JR

	Country Code	National Number	Extension Number
Telephone number:		01704504341	
Mobile number:			
Fax number:			

Email address: amy.williams@berenewablesltd.com

3. Description of the Proposal

Please describe the proposed development including any change of use:

This is a re-submission of application reference H20-0017-14 for a change of use of land (1) agriculture to (2) mixed use for agriculture and use of the generation of renewable energy (solar) with the associated equipment, access tracks and fencing.

Has the building, work or change of use already started? ( ) Yes (•) No

4. Site Address Details

Full postal address of the site (including full postcode where available)

House: | Suffix:

House name: Land at Fenndyke Farm

Street address: off Old Fenndyke

Sutton St James

Town/City: Spalding

County: Lincolnshire

Postcode: PE12 0LQ

Description of location or a grid reference
(must be completed if postcode is not known):

Easting: 536677

Northing: 316760

Description:

Land south of Old Fenndyke and east of Bardlings Drove

5. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application? (•) Yes ( ) No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title: Mr First name: Paul Surname: Jackson

Reference: meeting held 15th July 2014 folloiwn gth erefusal of H20-0017-14

Date (DD/MM/YYYY): 15/07/2014 (Must be pre-application submission)

Details of the pre-application advice received:

To resubmit the planning application for the Fenndyke Solar Farm in line with discussions at the meeting on the 15th July.

6. Pedestrian and Vehicle Access, Roads and Rights of Way

Is a new or altered vehicle access proposed to or from the public highway? (•) Yes ( ) No

Is a new or altered pedestrian access proposed to or from the public highway? ( ) Yes (•) No

Are there any new public roads to be provided within the site? ( ) Yes (•) No

Are there any new public rights of way to be provided within or adjacent to the site? ( ) Yes (•) No

Do the proposals require any diversions/extinguishments and/or creation of rights of way? ( ) Yes (•) No

If you answered Yes to any of the above questions, please show details on your plans/drawings and state the reference of the plan(s)/drawings(s)

The existing farm access from Bardlings Drove to the proposed site will be designed and altered to accommodate the proposed 'construction traffic' and visibility splays as detailed.

7. Waste Storage and Collection

Do the plans incorporate areas to store and aid the collection of waste? ( ) Yes (•) No

Have arrangements been made for the separate storage and collection of recyclable waste? (•) Yes ( ) No

If Yes, please provide details:

In accordance with the regulations

8. Authority Employee/Member

With respect to the Authority, I am:

(a) a member of staff
(b) an elected member
(c) related to a member of staff
(d) related to an elected member

Do any of these statements apply to you? ( ) Yes (•) No

9. Materials

Please state what materials (including type, colour and name) are to be used externally (if applicable):

9. (Materials continued)

Walls - description:

Description of *existing* materials and finishes:

Not applicable

Description of *proposed* materials and finishes:

Not applicable

Roof - description:

Description of *existing* materials and finishes:

Not applicable

Description of *proposed* materials and finishes:

Not applicable

Windows - description:

Description of *existing* materials and finishes:

Not applicable

Description of *proposed* materials and finishes:

Not applicable

Doors - description:

Description of *existing* materials and finishes:

Not applicable

Description of *proposed* materials and finishes:

Not applicable

Boundary treatments - description:

Description of *existing* materials and finishes:

Perimeter of the land is formed by a drainage ditch, road verge and randomly located small trees and to the south fencing and mature evergreen tree shelter belt.

Description of *proposed* materials and finishes:

Retention of all exiting perimeter features and planting, supplemented by new planting of native species hedgerow as submitted details with provision of wooden post stock-proof fence and tradition al wattle fence to the northern boundary

Vehicle access and hard standing - description:

Description of *existing* materials and finishes:

Existing farm access of Bardlings Drove

Description of *proposed* materials and finishes:

The use of the existing access point will remain and details of the proposed access details are described in the Design and Access Statement. The details of the proposed gate entrance is shown on appendix 7. Any of the proposed access tracks within the solar farm from the point of entry from Bardlings Drove will be constructed of permeable materials, see appendix 15

Lighting - add description

Description of *existing* materials and finishes:

Not applicable

Description of *proposed* materials and finishes:

this is an unmanned facility and no general lighting is required for normal operating conditions. There are low level infra red lighting for site security

9. (Materials continued)

Are you supplying additional information on submitted plan(s)/drawing(s)/design and access statement? (•) Yes ( ) No

If Yes, please state references for the plan(s)/drawing(s)/design and access statement:

DOCUMENTS:
- Design and Access Statement – Revision 1
- Planning Statement – Revision 1
- Environmental Report (ER) – Revision 1
- ☒ Landscape and Visual Assessment*
- ☒ Baseline Ecological Survey*
- ☒ Noise*
- ☒ Glare and Glint
- ☒ Cultural Heritage*
- ☒ Sustainability
- ☒ Transport Assessment*
- ☒ Flood Risk Assessment
- Biodiversity and Habitat Management Plan – Revision 1
- Statement of Community Involvement – Revision 1

* As specified by South Holland District Council in the Screening Response Letter.

APPENDICES:
- Appendices from Previous Application (Planning Ref: H20-0017-14):

Appendix A – ALC and Soil Survey
Appendix B – Glint and Glare Study
Appendix D – FRA
Appendix E – Archaeological Impact Assessment
Appendix 12 - Screening Response Letter
Appendix 19 - Annex D: Renewable Energy Statement of Need
Appendix 20 – Cassini Map 1805 – 1874
Appendix 22 – Environmental Agency – Flood Risk Assessment Enquiry
Appendix 23 – Public Consultation Display Boards
Appendix 24 - Greater Lincolnshire Nature Partnership - Habitats, Statutory and Non-Statutory Sites
Appendix 27 - Schedule Monuments Research

- Revised Appendices from Previous Application:

Appendix C – LVIA Rev 1
Appendix 1 – Site Location Plan Rev 1
Appendix 2 – Site Layout Plan Rev 1
Appendix 3 – Typical Inverter Rev 1
Appendix 4 – Typical Substation Rev 1
Appendix 5 – Camera Mounting System Rev 1
Appendix 6(a) – Wooden Post, Stockproof Fence Rev 1
Appendix 7 – Typical Access Gate Rev 1
Appendix 8 – Typical Cable Trench Details Rev 1
Appendix 9 - Proposed Grid Connection Route Rev 1
Appendix 10 – Location of CCTV, Inverters, Substation and Proposed Access Route Rev 1 REMOVED
Appendix 11 – Biodiversity and Habitat Management Plan Rev 1
Appendix 13 – PV Framework Elevations Rev 1
Appendix 14 – Typical Front and Piled Front Elevations Rev 1
Appendix 15 – Access Track Elevations Rev 1
Appendix 16(i) – Sectional View Overview Rev 1
Appendix 16(ii) – Sectional Views Rev 1
Appendix 16(iii) – Sectional Views Rev 1
Appendix 16(iv) – Sectional Views Rev 1
Appendix 16(v) – Sectional Views Rev 1
Appendix 17 – Topographical Survey Rev 1
Appendix 18 – Traffic Management Schematic Rev 1
Appendix 21 – Visual Amenity Plan Rev 1
Appendix 25 – Phase ONE Plan Rev 1
Appendix 26 – Landscape Plan Rev 1

- New Appendices:

Appendix 6(b) – Wattle Fence
Appendix F – ALC Impact Assessment and Sequential Test
Appendix F (i) – Development Zone Constraints Map
Appendix G – ALC Coverage

10. Vehicle Parking

Please provide information on the existing and proposed number of on-site parking spaces:

Type of vehicle	Existing number of spaces	Total proposed (including spaces retained)	Difference in spaces
Cars	0	0	0
Light goods vehicles/public carrier vehicles	0	0	0
Motorcycles	0	0	0
Disability spaces	0	0	0
Cycle spaces	0	0	0
Other (e.g. Bus)	0	0	0
Short description of Other			

11. Foul Sewage

Please state how foul sewage is to be disposed of:

Mains sewer	☐	Package treatment plant	☐	Unknown	☒
Septic tank	☐	Cess pit	☐		

Other

Are you proposing to connect to the existing drainage system? ○ Yes ◉ No ○ Unknown

12. Assessment of Flood Risk

Is the site within an area at risk of flooding? (Refer to the Environment Agency's Flood Map showing flood zones 2 and 3 and consult Environment Agency standing advice and your local planning authority requirements for information as necessary.) ◉ Yes ○ No

If Yes, you will need to submit an appropriate flood risk assessment to consider the risk to the proposed site.

Is your proposal within 20 metres of a watercourse (e.g. river, stream or beck)? ◉ Yes ○ No

Will the proposal increase the flood risk elsewhere? ○ Yes ◉ No

How will surface water be disposed of?

☒ Sustainable drainage system	☐ Main sewer	☐ Pond/lake
☐ Soakaway	☐ Existing watercourse	

13. Biodiversity and Geological Conservation

To assist in answering the following questions refer to the guidance notes for further information on when there is a reasonable likelihood that any important biodiversity or geological conservation features may be present or nearby and whether they are likely to be affected by your proposals.

Having referred to the guidance notes, is there a reasonable likelihood of the following being affected adversely or conserved and enhanced within the application site, OR on land adjacent to or near the application site:

a) Protected and priority species

○ Yes, on the development site ○ Yes, on land adjacent to or near the proposed development ◉ No

b) Designated sites, important habitats or other biodiversity features

○ Yes, on the development site ○ Yes, on land adjacent to or near the proposed development ◉ No

c) Features of geological conservation importance

○ Yes, on the development site ○ Yes, on land adjacent to or near the proposed development ◉ No

14. Existing Use

Please describe the current use of the site:

The land is currently used for agriculture

Is the site currently vacant? ◉ Yes ○ No

If Yes, please describe the last use of the site:

Growing arable crops

When did this use end (if known) (DD/MM/YYYY)?

Does the proposal involve any of the following?
If yes, you will need to submit an appropriate contamination assessment with your application.

Land which is known to be contaminated? ○ Yes ◉ No

Land where contamination is suspected for all or part of the site? ○ Yes ◉ No

A proposed use that would be particularly vulnerable to the presence of contamination? ○ Yes ◉ No

15. Trees and Hedges

Are there trees or hedges on the proposed development site? ◉ Yes ○ No

And/or: Are there trees or hedges on land adjacent to the proposed development site that could influence the development or might be important as part of the local landscape character? ○ Yes ◉ No

If Yes to either or both of the above, you may need to provide a full Tree Survey, at the discretion of your local planning authority. If a Tree Survey is required, this and the accompanying plan should be submitted alongside your application. Your local planning authority should make clear on its website what the survey should contain, in accordance with the current 'BS5837: Trees in relation to design, demolition and construction - Recommendations'.

16. Trade Effluent

Does the proposal involve the need to dispose of trade effluents or waste? ○ Yes ◉ No

17. Residential Units

Does your proposal include the gain or loss of residential units? ○ Yes ◉ No

18. All Types of Development: Non-residential Floorspace

Does your proposal involve the loss, gain or change of use of non-residential floorspace? ○ Yes ◉ No

19. Employment

If known, please complete the following information regarding employees:

	Full-time	Part-time	Equivalent number of full-time
Existing employees	0	0	0
Proposed employees	0	0	0

20. Hours of Opening

If known, please state the hours of opening (e.g. 15:30) for each non-residential use proposed:

Use	Monday to Friday Start Time	Monday to Friday End Time	Saturday Start Time	Saturday End Time	Sunday and Bank Holidays Start Time	Sunday and Bank Holidays End Time	Not Known
A1							☒
A2							☒
A3							☒
A4							☒
A5							☒
B1A							☒
B1B							☒
B1C							☒
B2							☒
B8							☒
C1							☒
C2							☒
D1							☒
D2							☒
Other							☒

21. Site Area

What is the site area? 19.20 hectares

22. Industrial or Commercial Processes and Machinery

Please describe the activities and processes which would be carried out on the site and the end products including plant, ventilation or air conditioning. Please include the type of machinery which may be installed on site:

The land will be sued for mixed use agriculture and construction and operation, for a temporary period of 25 years as solar farm that will generate renewable energy from the sun. The solar modules generate electricity at dc and this electricity is converted to ac by the use of string inverters that feed into the transformers where the voltage is stepped up to 33kV, which is the connection voltage to the national grid via the proposed onsite substation.
Mixed use agriculture will accompany the operation of the solar farm through seasonal low density sheep grazing, harvesting silage and placing land into managed wild meadow area for the enhancement of the biodiversity and ecology of the area.

Is the proposal for a waste management development? ○ Yes ◉ No

23. Hazardous Substances

Is any hazardous waste involved in the proposal? ○ Yes ◉ No

24. Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land? ◉ Yes ○ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact? (Please select only one)

○ The agent ◉ The applicant ○ Other person

25. Certificates (Certificate A)

Certificate of Ownership - Certificate A

Town and Country Planning (Development Management Procedure) (England) Order 2010 Certificate under Article 12

I certify/The applicant certifies that on the day 21 days before the date of this application nobody except myself/the applicant was the owner *(owner is a person with a freehold interest or leasehold interest with at least 7 years left to run)* of any part of the land to which the application relates, and that none of the land to which the application relates is, or is part of, an agricultural holding *("agricultural holding" has the meaning given by reference to the definition of "agricultural tenant" in section 65(8) of the Act)*.

Title:	Mrs	First name:	Amy	Surname:	Williams

Person role: Agent

Declaration date: 12/09/2014

☒ Declaration made

26. Declaration

I/we hereby apply for planning permission/consent as described in this form and the accompanying plans/drawings and additional information. I/we confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

☒ Date 12/09/2014