



# The Planning Inspectorate Yr Arolygiaeth Gynllunio

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Renplan Ltd  
The Hive  
6 Beaufighter Road  
Weston-Super-Mare  
North Somerset  
BS24 8EE

Eich Cyf / Your Ref : Tycroes Solar

Ein Cyf / Our Ref: DNS/3227364

Dyddiad / Date: 02/09/20

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Dear Mr Lewis

**Town and Country Planning Act 1990**  
**The Developments of National Significance (Wales) Regulations 2016**  
**The Developments of National Significance (Procedure) (Wales) Order 2016**

**Application by:** Spring Dev 02 Ltd

**Site Address:** Land to the East of the A48 (Coordinates E257386, N209389) and Land to the South West of Tycroes (Coordinates E259219, N209551; & E259904, N209590), Carmarthenshire

Thank you for submitting the above application to the Welsh Ministers for examination. It is considered to contain all essential supporting documents and the necessary fees have been paid; as such, it is a valid application and will now proceed to a determination. This letter constitutes the notice of acceptance under Article 15(2) of the Developments of National Significance (Procedure) (Wales) Order 2016. The Inspector's report will be submitted to the Welsh Ministers within 24 weeks of the date of this letter.

The Local Authority is now required to display a notice on site, as a matter of urgency, in at least one place on or near to the land which the application relates, for a period of not less than 21 days. A copy of the notice is attached, for information.

The Authority must also place on the planning register, within 5 working days of the date of this letter, a copy of the following documents:

- a) any application made to the Welsh Ministers;
- b) any notification of receipt of an application given by the Welsh Ministers under Article 12 of the Developments of National Significance (Procedure) (Wales) Order 2016;
- c) any notice of acceptance given by the Welsh Ministers in relation to an application Article 15(2);
- d) any notification that an application is not accepted so given under Article 15(5);
- e) any written notice of a decision given in relation to an application under Article 29; and
- f) any revised notice of a decision to grant planning permission given under Article 30.

In order for the appointed Inspector to fully consider the application and report to the Welsh Ministers, it is crucial that the Local Planning Authority (LPA) produces a comprehensive Local Impact Report (LIR), as required by Section 62I(4) of the Town and Country Planning Act 1990, and Regulation 25 of the Developments of National Significance (Procedure) (Wales) Order 2016. This must be received at the Inspectorate by no later than Wednesday the 21<sup>st</sup> of October 2020.

Section 62K of the 1990 Act, and Regulation 25 of the Developments of National Significance (Procedure) (Wales) Order 2016 sets the minimum requirements for the content of an LIR. These are:

- The likely impact of the development on the area
- Planning history of the site
- Local designations relevant to the site / surroundings
- The likely impact of any application in relation to a secondary consent being granted
- Any relevant local planning policies, guidance or other documents
- Draft conditions or obligations which the LPA considers necessary for mitigating any likely impacts of the development
- Evidence of the Publicity undertaken by the LPA in accordance with the Procedure Order, i.e. a copy of the Site Notice, a photograph of the Site Notice on display and a map showing the location of the Site Notice.

You should be aware that if the LPA fails to submit the LIR by the deadline specified above, it will not receive the full fee amount. If the LIR is submitted up to 14 days after the deadline, the LPA will receive only half of its fee, and if the LIR is submitted more than 14 days after the deadline, the LPA will not receive a fee at all. Further information about fees can be found in the Developments of National Significance (Fees) (Wales) Regulations 2016.

Further guidance on the LIR, and the DNS process in general, can be found on the following page: <https://gov.wales/developments-national-significance-dns-guidance>

I can confirm that we have invited comments from interested persons on the proposed development, by no later than Wednesday the 21<sup>st</sup> of October 2020. The responses we receive will be available to view on the Developments of National Significance website <https://dns.planninginspectorate.gov.uk/projects/Wales/Tycroes-Solar/> as soon as the deadline has passed.

Finally, I can confirm that the procedure will be determined once the representations and LIR deadline has passed. You should be aware that if a hearing or inquiry is required, it is likely to be arranged within a tight timescale. As such, the date for the event will not be negotiable. However, we will provide at least 4 weeks' written notice of the arrangements.

If you require any further information, please do not hesitate to contact me.

Yours sincerely

*Rhys Rigby*

Mr Rhys Rigby  
Case Officer  
Swyddog Achos