

Eich cyf / Your ref DNS/3247619

Ein cyf / Our ref : 40/2021/0655

Dyddiad / Date : 26 July 2021

Rhif union / Direct dial : [REDACTED]



The Planning Inspectorate
Crown Buildings
Cathays Park
Cardiff
CF10 3NQ

Dear Sir / Madam

CAIS / DNS/3247619
APPLICATION:

CYNNIG / DNS application for the construction of a solar energy farm and energy storage
PROPOSAL: hybrid park, together with all associated works, equipment and necessary
infrastructure.

LLEOLIAD / Land at Gwernigron Farm The Roe, St Asaph
LOCATION:

DENBIGHSHIRE COUNTY COUNCIL – FORMAL REPRESENTATION TO ELWY SOLAR ENERGY FARM DNS PROPOSAL

I write in relation to the proposal above which is the subject of a DNS application lodged with the Planning Inspectorate. This letter constitutes the formal consultation response of Denbighshire County Council as the local planning authority.

The Council has also produced a separate Local Impact Report.

A report was taken to Denbighshire Planning Committee as an urgent item on Wednesday 14 July 2021.

At this meeting, the Planning Committee resolved:

- Delegate approval of the final Local Impact Report to Officers, in consultation with the affected Ward Councillors.
- Submit representations to the Planning Inspectorate to raise no objection to the proposed Elwy Solar Energy Farm, subject to the imposition of conditions set out in the Local Impact Report.

I therefore confirm the Council wishes to raise no objection to the proposal, subject to the issues raised in the Local Impact Report being fully addressed, and the imposition of the suggested conditions set out Part D of the Council's Local Impact Report should planning permission be granted.

The following comments have also been made by local Ward Councillors, and the Council would request full regard is given to the issues raised in their comments in the determination of the application:

Gwasanaethau Cynllunio a Gwarchod Y Cyhoedd, Caledfryn, Ffordd y Ffair, Dinbych, Sir Ddinbych LL16 3RJ

Ffôn: [REDACTED]
e-bost [REDACTED] Gwefan: www.sirddinbych.gov.uk

Planning and Public Protection Services, Caledfryn, Smithfield Road, Denbigh, Denbighshire, LL16 3RJ

e-mail: [REDACTED] www.denbighshire.gov.uk



Councillor Peter Scott, St Asaph West Ward.

Cllr Scott has submitted comments to the Planning Inspectorate on behalf of the St Asaph West Ward which he represents. His comments are summarised below and we would kindly request the questions posed are fully considered / addressed in the assessment of application:

Whilst we agree there is a need to look at ways of producing green energy care needs to be taken that we do not destroy what we have in the process. We agree with the development in principle .

Visual amenity - *Concern regarding impact on many areas which will be effected by the view as they are high structures i.e. Rhuddlan Castle, St Asaph Cathedral.*

Access - *will the speeds on the A525 remain the same or will 30 mph be extended?*

Planting - *will these be fairly mature trees in the planting of hedges and screening larger trees? Will the land under the panels be grazed or grass removed, if so what will the panels base type be? Will the trees impede the effect of the panels?*

Noise / nuisance - *What are the expected noise /nuisance levels?*

Working hours - *Will work on all the site areas be carried out during the day or will work, for example be on the A55 be during the night?*

Noise / nuisance - *What noise levels to properties along A525?*

Light reflection - *What angle will the panels be at, in terms of light reflection?*

Long term site maintenance - *Who will be responsible long term for overseeing the maintenance of the planting? Will assessment and replacement be carried out by Solar Century Holdings LTD? Will there be a bond of some sort if things go wrong? Or will Welsh Government foot the bill should the firm get into difficulties?*

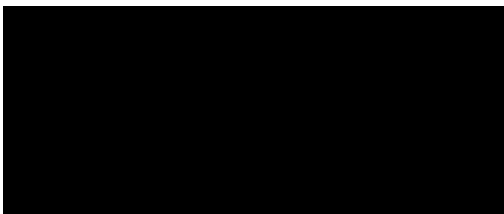
Drainage / flood risk - *This a large area which soaks /absorbs a great deal of water, how will the development effect the water table? Will ponds be within the development?*

Noise / nuisance - *We would like to know why Greengates & Cwttir are mentioned specifically re noise reports?*

Visual amenity / highway safety - *Will the proposed site be adequately screened off from the A525 and surrounding areas?*

Kind regards

Yours faithfully,



Emlyn Gwynedd Jones

Head of Planning and Public Protection Services

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