

Code No. and Date Received	Name and Address of Applicant	Description and Location of Proposed Development
16/0897/FULL 27.10.2016	REG Windpower Mr S Morgan Unit 3B Damery Works Damery Lane Woodford Berkeley GL13 9JR	Erect 15m lightweight modular lattice tower, 600mm microwave dish antenna and ancillary development Pen Bryn Oer Merthyr Road Rhydney

APPLICATION TYPE: Full Application

SITE AND DEVELOPMENT

Location: The application site is located on the north-western edge of Rhydney Hill between Rhydney and Tredegar.

Site description: The site comprises reclaimed land consisting mainly of improved grassland used for open grazing with no tree or scrub cover apart from a plantation of mixed woodland in the south-western corner. The south eastern part of the site is designated as open access land. The site slopes to the east, north and west. Planning permission has been granted at the site for the construction of a three turbine wind farm (Ref: 13/0483/FULL).

Development: Erect 15m lightweight modular lattice tower with 600mm microwave dish antenna.

Dimensions: 15 metres high.

Materials: Galvanised steel.

Ancillary development, e.g. parking: 1.8 metre palisade security fence.

PLANNING HISTORY 2005 TO PRESENT

12/0039/FULL - Erect a temporary 50m high anemometry mast for 24 months to monitor and collect wind speed and wind direction data on a site - Granted 08.06.12.

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Application 16/0897/FULL Continued

13/0483/FULL - Install three wind turbines and construct associated infrastructure on land used for grazing, the maximum height to blade tip of each turbine will be 110m above existing ground level and infrastructure associated with the wind turbines including on-site access tracks, lay-bys and turning areas, with ditch culverts where required, permanent crane hardstanding areas and external switchgear buildings for each turbine, a substation, underground on-site electrical cabling and the creation of a temporary construction compound and laydown area - Refused 10.04.14 - Allowed on Appeal 06.08.15.

POLICY

LOCAL DEVELOPMENT PLAN

Site Allocation: NH1 (Special Landscape Area). Outside settlement boundary.

Policies: Policy CW2 (Amenity) and CW3 (Design Considerations - Highways).

NATIONAL POLICY Planning Policy Wales.

ENVIRONMENTAL IMPACT ASSESSMENT

Did the application have to be screened for an EIA? No.

Was an EIA required? Not applicable.

COAL MINING LEGACY

Is the site within an area where there are mining legacy issues? No.

CONSULTATION

Transportation Engineering Manager - No objection.

Head Of Public Protection - No objection.

Senior Engineer (Land Drainage) - No comments.

Joint Radio Company Limited - The proposal cleared with respect to radio link infrastructure.

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Application 16/0897/FULL Continued

ADVERTISEMENT

Extent of advertisement: Two neighbouring properties were consulted by way of letter and a site notice was displayed near the site.

Response: None.

Summary of observations: Not applicable.

SECTION 17 CRIME AND DISORDER ACT

What is the likely effect of the determination of this application on the need for the Local Planning Authority to do all it reasonably can to prevent crime and disorder in its area?
Crime and disorder are not considered to be an issue for this application.

EU HABITATS DIRECTIVE

Does the development affect any protected wildlife species? No.

COMMUNITY INFRASTRUCTURE LEVY

Is this development Community Infrastructure Levy liable? No. CIL exempt.

ANALYSIS

Policies: The proposed telecommunications lattice tower and antenna are required in connection with the three turbine wind farm development. The proposed lattice tower has been sited adjacent to the approved control room in order to minimise the cumulative impact of the proposal. At a height of 15 metres it is not considered that the lattice type tower will have a significant impact in the landscape when viewed against the backdrop of the approved wind turbines that have towers measuring 110 metres in height. For this reason it is considered that the proposal accords with Policy CW2 of the Adopted Caerphilly Local Development Plan and is therefore acceptable in planning terms.

Comments from Consultees: No objection.

Comments from public: None.

Other material considerations: None.

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Application 16/0897/FULL Continued

RECOMMENDATION that Permission be GRANTED

This permission is subject to the following condition(s)

- 01) The development hereby permitted shall be begun before the expiration of five years from the date of this permission.
REASON: To comply with the provisions of Section 91 of the Town and Country Planning Act 1990.
- 02) Prior to the construction of the external surfaces of the development hereby approved details of the materials to be used, in electronic or printed format shall be submitted to and approved in writing by the Local Planning Authority. The development shall be carried out in accordance with the approved details.
REASON: In the interests of the visual amenity of the area.
- 03) The development shall be carried out in accordance with the following approved plans and documents:
Drawing No: 027, Title: Masterplan, received 14.10.2016;
Drawing No: 028, Title: Telecommunications Mast Elevation Drawing, received 14.10.2016.
REASON: To ensure that the development is carried out only as approved by the Local Planning Authority.

Advisory Note(s)

The following policy(ies) of the Caerphilly County Borough Local Development Plan up to 2021 - Adopted November 2010 is/are relevant to the conditions of this permission:
Policy CW2.

