

HBL

Object

**Lorraine Merrett**

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**From:** Bruce Skinner  
**Sent:** 14 September 2015 14:29  
**To:** Development Management  
**Subject:** Objection to Planning Application 15/00802/FUL

Dear Ms Hood

Settrington Parish Council (having had an Extra-Ordinary Meeting, well attended by concerned residents, to discuss the issue), whilst having no objection to solar panel arrays per se, wishes to Object to this Application on the following grounds:

14/9/15 - LM

1. The Application is flawed and in some instances erroneous in that:
  - There was no pre application consultation with the local community
  - The application does not include an Environmental Impact Assessment or a Visual Impact Assessment
  - The application states that the energy generated will primarily be used for the farm, whereas we understand that the farm's energy usage has greatly reduced since the grain dryer has been removed; energy consumption on those premises will now be primarily for domestic dwellings
  - Visual Impact
    - The photographs presented in the application omit contentious compass directions and the photos that are presented do not match reality
    - The text states that the array is to be sited in the corner of a field – in fact it occupies the full width of most of the field; that to the south is an open agricultural field – in fact 40m in front of the array there is a racing stable; and that it is surrounded by a boundary of thick hedgerows – in fact the deciduous hedgerows are best described as 'spindly', even when in full leaf
    - Further, the text states that the array 'is not located in close proximity to neighbouring residences', which is clearly not the case
    - The Certificate of Ownership states that 'none of the land to which the application relates is, or is part of an agricultural holding' – but surely it is
    - Planning Policy: NPP Paragraph 97 also states that adverse impacts should be addressed satisfactorily, including cumulative landscape and visual impacts – we believe that the application does not satisfy this criterion
    - We totally disagree with the Conclusion that the site for the array has been 'carefully chosen to ensure that the structures can be absorbed by the local landscape' and that 'the visual effects of the PV system have been minimised through appropriate siting'
2. The Parish Council is concerned that the unnecessarily close proximity of the array to the village needless adversely affects its Conservation Area, 'rural idyll' character.
3. In particular, residents of the nearby properties have reasonable, serious concerns that:
  - despite the assertions of the application, the array will clearly be visible from their properties and from the road
  - it will spoil their current, uninterrupted view of rural tranquillity and consequently detract from the desirability of their properties
  - it could set a precedent for extension or further such development on adjoining meadows
  - mooted screening planting would in itself spoil the view, and evergreen hedges would be almost as offensive as the array itself
  - in particular, the owner of the racing stables in front of the proposed location is concerned at the effect of reflections from the PV panels on thoroughbreds using the horse-walker

(Many of the concerned residents have raised their concerns directly to you and have copied this

correspondence to the Parish Council – this Objection endorses those concerns)

The Extra-Ordinary Parish Council Meeting mentioned in the introduction was held on 8 September to discuss this application.

It was attended by representatives of the Town Street properties most affected by the Application; they voiced their concerns at the meeting, adding that they would not object in principle to the proposed development were the array to be sited one field further West and at a distance further North from the Conservation Area.

Mr James Willoughby, the Applicant, who was also at the meeting, agreed to give this proposal serious consideration.

Meanwhile, we consider that the strength of feeling held by residents who would be affected by the proposed development and the short-comings of the application elaborated above fully justify a site visit by the Ryedale District Council Planning Committee.

We would appreciate it if Parish Council representatives could be invited to attend that site visit.

Yours sincerely

Bruce Skinner, Parish Clerk  
for Settrington Parish Council