

ELECTRICITY ACT 1989

**THE ELECTRICITY GENERATING STATIONS AND OVERHEAD LINES
(INQUIRIES PROCEDURE) (ENGLAND AND WALES) RULES 2007**

**APPLICATION BY RWE NPOWER RENEWABLES LTD FOR CONSENT
FOR THE CARNEDD WEN WIND FARM AND HABITAT RESTORATION
PROJECT ("Carnedd Wen")**

**STATEMENT OF COMMON GROUND ON LANDSCAPE AND VISUAL
MATTERS BETWEEN:-**

JEFF STEVENSON (RWE)

AND

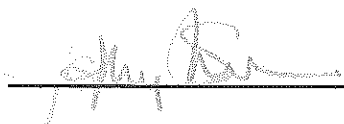
PHILIP RUSSELL-VICK (POWYS COUNTY COUNCIL)

It is agreed between the parties that, with respect to landscape and visual amenity matters:

- 1 The 2008 Environmental Statement (ES), 2009 Supplementary Environmental Information (SEI) Cumulative Assessment, the 2011 SEI and the 2013 SEI provide the basis upon which the applicant invites landscape and visual impact judgments to be made. Notwithstanding the content of these documents judgements may differ between the parties as to the likely effects, their magnitude, significance and acceptability.
- 2 It is agreed that the use of GLVIA2 provided an acceptable methodology for use in the assessments.
- 3 The Zones of Theoretical Visibility maps (ZTVs) offer a fair and reasonable representation of the geographical extent of potential theoretical visibility. It is agreed that they offer a maximum visibility impression because certain intervening factors, such as vegetation and built form, are not included in the topographical data used to generate the ZTVs.
- 4 Within the usual limitations of visualisations, the visualisations in the ES and SEIs (including wireframe representations) offer a fair and reasonable representation of the proposed development and with respect to photomontages, the same applies given the season, weather and lighting conditions prevalent at the time the photographs were taken. Subject to Powys' recent request for an additional view to be supplied (from viewpoint at Foel) they offer a fair and reasonable basis for making judgements as to the potential visual effects of the proposed wind farm and are sufficient for decision-making purposes. However, judgements may differ between the parties as to effect and significance.
- 5 The Council considers that the 5 northeastern turbines (R30, R26, R28, R29, and R23) are unacceptable in landscape and visual terms and note that these lie outside of the 2008 Arup refined boundary of SSA B. However, no objection is taken to the landscape and visual impacts of the remainder of the scheme.
- 6 There are clear differences in effects arising regarding the Carnedd Wen and the Llanbrynmair access arrangements. The Carnedd Wen access proposal is acceptable in landscape and visual terms.
- 7 There is a clear difference between the effects of the Carnedd Wen proposed development on its own, i.e. individually within the operational and consented baseline, and when the effects of the combined presence of Carnedd Wen and Llanbrynmair are considered. Subject to the individual criticisms and objections to Carnedd Wen (and to Llanbrynmair on access grounds) the Council considers the combined cumulative landscape and visual effects of these two schemes over the operational and consented baseline of SSA B to be broadly acceptable (the Council awaits further Llanbrynmair and Carnedd Wen SEI, including the updated cumulative impact information, and the conclusion above depends on this information confirming the Council's views).

- 8 The Powys case for the Inquiry will concentrate on the effects with respect to Powys since it is considered that the effects with respect to the National Park have been satisfactorily addressed (bearing in mind Powys County Council Planning Policy ENV2).
- 9 That the Powys Landscape Character Assessment is 'fit for purpose' provides a suitable landscape characterisation to guide decision making in the case of wind energy development noting that it is based on LANDMAP.
- 10 That the removal of the substantial extent of forestry and the establishment of open moorland plus habitat management appropriately secured will give rise to a positive landscape effect and this represents a long term benefit for the setting of the National Park.
- 11 Material to the acceptability of the proposed development are the effects arising from the grid connection and the differences in potential effects that could arise from (a) undergrounding off the hill; (b) wooden pole mounted grid connection as far as possible before (c) any consideration of steel pylons mounted grid connection. These, the cumulative effects of grid connections from SSAs B and C and the acceptable approach to grid connections for generated electricity from the SSAs are matters to be considered in Inquiry Session Four.
- 12 It is not part of the Council's case that there is a residential amenity issue to be addressed with respect to the Carnedd Wen proposed development.
- 13 It is not part of the Council's case that there is a designated historic landscape issue to be addressed with respect to the Carnedd Wen proposed development.

Signed:

A handwritten signature in black ink, appearing to be 'John King', written over a horizontal line.

- On behalf of RWE

- Date: 16th September 2013

A handwritten signature in black ink, appearing to be 'John King', written over a horizontal line.

- On behalf of Powys County Council

- Date: 16th September 2013