

Planning appeal for planning application 22/02241/FUL

Submitted to the Planning Inspectorate on 22 September 2023

Before you start

Local planning department	Rushcliffe
Planning application type	Full planning
Planning decision	Refused
Decision date	30 March 2023

Your contact details

Was the planning application made in your name?	Yes, the planning application was made in my name
---	---

Your contact details	Sarah Rocks Renewable Energy Systems (RES) Ltd
----------------------	---

The appeal site

Appeal site address	Land East Of Hawksworth And Northwest Of Thoroton Thoroton Nottinghamshire NG13 9DB
---------------------	---

Do you own the land involved in the appeal?	You own none of the land involved in the appeal
---	---

Telling the landowners	I've told all the landowners about my appeal I've done this within the last 21 days I used a copy of the form in annexe 2A or 2B
------------------------	--

Do you know who owns the land involved in the appeal?	Yes, I know who owns all the land
Is the appeal site part of an agricultural holding?	Yes
Are you a tenant of the agricultural holding?	No
Telling the tenants	I've told all the tenants about my appeal I've done this within the last 21 days I used a copy of the form in annexe 2a
Visible from a public road	Yes
Health and safety issues	Yes The appeal site is a working farm and depending on when the site visit is taking place there may be activities that an inspector would need to be aware of. It is suggested that the inspector contacts the Applicant prior to a site visit where they intend to deviate from PROW.

Deciding your appeal

How would you prefer us to decide your appeal? Written Representation

Your planning application

Planning application form	Application Form FINAL.pdf
Did you submit a separate ownership certificate and agricultural land declaration with your application?	No
Planning application number	22/02241/FUL
Is the description of	Yes

development on your application form still correct?

Plans, drawings and supporting documents

Vol 1 - Design and Access Statement FINAL.pdf
Vol 1 - Planning Statement FINAL.pdf
Vol 1 - Statement of Community Involvement.pdf
Figure 1 - Site Location Plan.pdf
Figure 2 - Site Location Map.pdf
Figure 3 - Field Numbers.pdf
Figure 4 - Infrastructure Layout.pdf
Figure 6 - Access Track Detail.pdf
Figure 7 - Construction Compound Detail.pdf
Figure 8 - PV Module & Rack Detail.pdf
Figure 9 - Security Fence Detail.pdf
Figure 10 - CCTV Detail.pdf
Figure 11 - Inverter Station Detail.pdf
Figure 12a - Substation Layout Option 1.pdf
Figure 12b - Substation Layout Option 2.pdf
Figure 13 - Deer Fencing Detail.pdf
Figure 14 - Sheep Handling System Detail.pdf
Figure 15 - Indicative Track with Bridleway Crossing.pdf
Vol 3 - TA 1- LVA FINAL.pdf
App 1A - Figure 1.1 - 1.7.pdf
App 1A - Figure 1.8 - Viewpoint 1.pdf
App 1A - Figure 1.9 - Viewpoint 4.pdf
App 1A - Figure 1.10 - Viewpoint 5.pdf
App 1A - Figure 1.11 - Viewpoint 6.pdf
App 1A - Figure 1.12 - LEMP.pdf
Appendix 1B - Methodology.pdf
Appendix 1C - Published Landscape Character Extracts.pdf
Appendix 1D - VPs Annotated.pdf
Vol 3 - TA 2 - EcA FINAL.pdf
Appendix 2.1 - BMP FINAL.pdf
Appendix 2.2 - Net Gain Assessment FINAL.pdf
Appendix 2.3 - BHMP FINAL.pdf
Appendix 2A - Figures.pdf
Vol 3 - TA 3 - CHIA FINAL.pdf
Appendix 3A - Figures.pdf
Appendix 3B - Tables.pdf
Appendix 3C - Walkover Survey Report.pdf
Appendix 3D Geophysical Survey Report.pdf

Appendix 3D Illus 2-5.pdf
Appendix 3D Illus 6.pdf
Appendix 3D Illus 7.pdf
Appendix 3D Illus 8.pdf
Appendix 3D Illus 9.pdf
Appendix 3D Illus 10.pdf
Appendix 3D Illus 11.pdf
Appendix 3D Illus 12.pdf
Appendix 3D Illus 13.pdf
Appendix 3D Illus 14.pdf
Appendix 3D Illus 15.pdf
Appendix 3D Illus 16.pdf
Appendix 3D Illus 17.pdf
Appendix 3D Illus 18.pdf
Appendix 3D Illus 19.pdf
Appendix 3D Illus 20.pdf
Appendix 3D Illus 21.pdf
Appendix 3D Illus 22.pdf
Appendix 3D Illus 23.pdf
Appendix 3D Illus 24.pdf
Appendix 3D Illus 25.pdf
Appendix 3D Illus 26.pdf
Appendix 3D Illus 27.pdf
Appendix 3D Illus 28.pdf
Appendix 3D Illus 29.pdf
Appendix 3D Illus 30.pdf
Appendix 3D Illus 31.pdf
Appendix 3D Illus 32.pdf
Appendix 3D Illus 33.pdf
Appendix 3D Illus 34.pdf
Appendix 3D Illus 35.pdf
Vol 3 - TA 4 - FRA-DIA FINAL.pdf
App 4A - Figures.pdf
App 4B - Hydrology Photos.pdf
App 4C - Flow Report_Solar.pdf
App 4D - Flow Report_Substation.pdf
App 4E - BRE Report.pdf
App 4F - Outline SuDs Design.pdf
App 4G - Foul Drainage Assessment.pdf
Vol 3 - TA 5 - CTMP.pdf
Figure 5.1 - Proposed Haul Route.pdf

Figure 5.2 - Swept Path Analysis.pdf
 Figure 5.3 - Visibility Splay.pdf
 Vol 3 - TA 6 - G&G FINAL.pdf
 Appendix 6A - Figures.pdf
 Appendix 6B-6J.pdf
 Vol 3 - TA 7 - Acoustic Impact Assessment.pdf
 Vol 3 - TA 8 - OCEMP FINAL.pdf
 Vol 3 - TA 9 - ALC FINAL.pdf
 ALC appendices FINAL.pdf
 Vol 3 - TA 10 - AIA FINAL.pdf
 AIA Appendices FINAL.pdf
 Figure 5b - Infrastructure Layout.pdf
 Figure 5c - Infrastructure Layout.pdf
 Figure 5e - Infrastructure Layout.pdf
 Figure 5a - Infrastructure Layout_opt.pdf
 Figure 5d - Infrastructure Layout_opt.pdf
 Figure 5f - Infrastructure Layout_opt.pdf

Design and access statement submitted with application

Yes

Design and access statement

Vol 1 - Design and Access Statement FINAL.pdf

Decision letter

Decision Letter 22-02241-FUL.pdf

Your appeal

Appeal statement

Statement of Case.pdf

Any plans or drawings to support your appeal

Yes

Do you plan to submit a planning obligation to support your appeal?

No

Plans and drawings

Figure 4 Updated Layout (A3).PDF
 Figure 5a Updated Layout (A1).pdf
 Figure 5b Updated Layout (A1).PDF
 Figure 5c Updated Layout (A1).PDF
 Figure 5d Updated Layout (A1).pdf
 Figure 5e Updated Layout (A1).PDF

Figure 5f Updated Layout (A1).pdf
Figure 12a - LEMP Overall.pdf
Figure 12b - LEMP Sheet 2.pdf
Figure 12c - LEMP Sheet 3.pdf
Figure 12d - LEMP Sheet 4.pdf

Any documents to support your appeal

Yes

Supporting documents

Appendix A1- Pre application submission_opt.pdf
Appendix A2 - Pre application response.pdf
Appendix B - Refusal.pdf
Appendix C - Field Numbers Drawing.pdf
Appendix D - Figure 4 Updated Layout (A3).PDF
Appendix D - Figure 5a Updated Layout (A1).pdf
Appendix D - Figure 5b Updated Layout (A1).PDF
Appendix D - Figure 5c Updated Layout (A1).PDF
Appendix D - Figure 5d Updated Layout (A1).pdf
Appendix D - Figure 5e Updated Layout (A1).PDF
Appendix D - Figure 5f Updated Layout (A1).pdf
Appendix E - WSI.pdf
Appendix F - LVAR FINAL.pdf
Appendix F1 - LVAR Figures Cover Sheet.pdf
Figure 1 - ZTV with Visual Barriers.pdf
Figure 2 - ZTV with Bare Ground Percentage.PDF
Figure 3 - ZTV with Woodland Percentages.pdf
Figure 4 - ZTV with Mitigation.pdf
Figure 5 - VP Locations with ZTV.pdf
Figure 6 - VPs A & B red.pdf
Figure 7 - VPs C & D red.pdf
Figure 8 - VPs E & F red.pdf
Figure 9 - VP G.pdf
Figure 10 - Viewpoint F PM.pdf
Figure 11 - Viewpoint G PM red.pdf
Figure 12a - LEMP Overall.pdf
Figure 12b - LEMP Sheet 2.pdf
Figure 12c - LEMP Sheet 3.pdf
Figure 12d - LEMP Sheet 4.pdf
Figure 13 - Permissive Path Section.pdf
Appendix F2 NGA FINAL.pdf
Appendix G - Cultural Heritage Addendum FINAL.pdf
Appendix G1 - Plates_opt.pdf

