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FAO Craig Miles

9<sup>th</sup> January 2023

Dear Sir/Madam

**Ref. 22/02241/FUL: Land East of Hawksworth and Northwest of Thoroton, Shelton Road, Thoroton - Installation of renewable energy generating solar farm comprising ground-mounted photovoltaic solar arrays, together with substation, inverter stations, security measures, site access, internal access tracks and other ancillary infrastructure, including landscaping and biodiversity enhancements**

Thank you for your letter dated 14<sup>th</sup> December 2022 requesting strategic planning observations on the above application. I have consulted with my colleagues across relevant divisions of the County Council and have the following comments to make.

In terms of the County Council's responsibilities a number of elements of national planning policy and guidance are of particular relevance in the assessment of planning applications and these include Minerals and Waste, Education, Transport and Public Health. Where necessary, the County Council will request developer contributions towards its services in accordance with its adopted [Developer Contributions Strategy](#), which is available to view online.

### **Transport and Flood Risk Management**

The County Council as Highway Authority and Local Lead Flood Authority is a statutory consultee to Local Planning Authorities and therefore makes separate responses on the relevant highway and flood risk technical aspects for planning applications.

Should further information on the highway and flood risk elements be required contact should be made directly with the Highway Development Control Team and the Flood Risk Management Team to discuss this matter further with the relevant officers.

### **Minerals and Waste**

The adopted Nottinghamshire and Nottingham Replacement Waste Local Plan, Part 1: Waste Core Strategy (adopted 10 December 2013) and the saved, non-replaced policies of the Waste Local Plan (adopted 2002), along with the adopted Nottinghamshire Minerals Local Plan (adopted March 2021), form part of the development plan for the area. As such, relevant policies in these plans need to be considered. In addition, Minerals Safeguarding and Consultation Areas (MSA/MCA) have been identified in Nottinghamshire and, in accordance with Policy SP7 of the Nottinghamshire Minerals Local Plan, these should be taken into account where proposals for non-minerals development fall within them.

### *Minerals*

In relation to the Minerals Local Plan, the proposed site is not within a defined 'Minerals Safeguarding Area', but does border, to the east, the MSA for Gypsum. Due to the temporary nature of this type of development, the County Council raises no objection to this proposal.

### *Waste*

In terms of the Waste Core Strategy, there is an existing waste management facility in the vicinity of the proposed development: the 'Thoroton STW'. It is important that appropriate measures should be considered so as not to affect the future operation of this facility. This is important in terms of safeguarding our existing waste management facilities (in accordance with Policy WCS10 of the Waste Core Strategy).

### **Archaeology**

There are several areas of significant archaeological remains of at least regional significance identified by the geophysics. In addition, there are features within every field of the proposed site and the potential for further significant features to be obscured by alluvium. Without further information on these remains the archaeological risk and therefore cost of the mitigation schemes cannot be reasonably understood. The applicant's proposals for areas of exclusion and surface-only works are appreciated, but there remain concerns that the trial trenching may prove that some of the features are associated with potentially Schedulable features.

It is agreed that further investigation is required to inform the options for archaeological mitigation, but it is strongly recommended that this work is carried out prior to determination.

### **Landscape**

It is noted that a landscape and visual assessment has been submitted by the applicants.

Via East Midlands, the highway and design company established by Nottinghamshire County Council, provides landscape services to support the determination of planning applications.

[Environmental Consultancy – Via East Midlands \(viaem.co.uk\)](http://www.viaem.co.uk)

If further advice is needed and to discuss the terms, please contact:

#### **Mike Elliott**

PRINCIPAL LANDSCAPE ARCHITECT , VIA EAST MIDLANDS

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### **Conclusion**

It should be noted that all the above comments could be subject to change, as a result of any ongoing negotiations between the County Council, the Local Planning Authority and the applicants. These comments are based on the information supplied and are without prejudice to any comments the County Council may make on any future planning applications submitted for this site.

Should you require any further assistance in relation to any of these matters please do not hesitate to contact me.

Yours faithfully

Kathryn Haley  
Principal Planning Officer  
Nottinghamshire County Council

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