

# Chillaton Newsletter

---

21<sup>st</sup> July 2014

There will be an extra meeting of the Parish Council at Milton Abbot village hall on Tuesday 29<sup>th</sup> July at 7.30pm.

Proposed Wind Turbine – Cardwell Farm, Long Cross - Application 00786/2014

An application has been made to the Borough Council for a wind turbine near Cardwell Farm that would be 54.7 metres [180 feet] high at the blade tip. The application is not for planning permission, but for a ruling on whether or not an Environmental Impact Assessment has to be carried out before a planning application can be submitted. That decision is made by the Borough Council, but the Parish Council will consider whether to raise any concerns there may be, at this stage.

A 'pre-application consultation' has also just started with a deadline of 7<sup>th</sup> August for comments to be made to the consultants for the applicants. This is done so that wind turbine developers can understand any concerns that local residents may have and respond them if possible.

If you have any views on this application, you should make them known to the consultants as soon as possible. They can be contacted at [enquiries@planexconsulting.co.uk](mailto:enquiries@planexconsulting.co.uk) quoting reference 'Cardwell Farm'

A copy of the consultation letter is attached, together with a map showing the 'Zone of Theoretical Visibility' from which the turbine may be visible.

More information is available on the West Devon Borough Council website at <http://apps.westdevon.gov.uk/planningsearch/default.aspx?shortid=00786/2014>

If you do respond to the consultants, please send a copy to the Parish Clerk at [howardasbridge@btinternet.com](mailto:howardasbridge@btinternet.com)

The Parish Council will be advised of the latest situation, at its meeting on 29<sup>th</sup> July.

Potential Development Sites

At its last meeting, the Parish Council approved the comments of Chillaton parish councillors on various potential development sites in Chillaton and they will now be sent to the Borough Council.

There was one change, to add a reference to the existence of several streams under the land between Sunwaye and Marlow Crescent that make it impracticable to develop much, if any, of this site. The views of the Parish Council on all the Chillaton sites are in the draft minutes of its meeting on 2<sup>nd</sup> July and can be accessed by clicking on the Parish council button on the website.

The Parish Council now has to complete the same process for potential development sites in Milton Abbot.

Neighbourhood Plan

The Parish Council has been thinking about developing a Neighbourhood Plan for the parish for some time. A Neighbourhood Plan contains a review of housing needs in the area and identifies where any necessary development might take place. It can also look at various other aspects of life in the parish. Once it has been approved by an independent inspector and passed by a local referendum, it is something that by law the Borough Council must take into account when determining planning applications.

The recent list of potential development sites in the parish has made the Council realise that if we want to see any new housing meet local needs and the necessary development take place on the most appropriate sites, we must have a Neighbourhood Plan.

There is a limited amount of government grant aid available to help with the cost of the process and the Parish Council will consider whether or not to apply for funding to appoint a consultant to help the Steering Group that will be responsible for drafting the Plan.

This is a great opportunity for anyone interested in the future of the village to get involved and make a difference. Once approved, a Neighbourhood Plan cannot be ignored. The Steering Group should be set up in September and more information will be available in the coming month.

Mr Howard Asbridge,  
Grouped Parish Clerk,  
Laurel Cottage,  
Chillaton,  
Lifton,  
Devon PL16 0HS

17th July 2014

Dear Sir/Madam,

**Consultation on proposed planning application for a single wind turbine generator with hub height of 40m and rotor diameter of 29.1m at Cardwell Farm, Longcross, Milton Abbot, Devon, as per Section 61W, Town and Country Planning Act 1990.**

We are writing to consult you about the proposed installation of a single, medium scale wind turbine generator at Cardwell Farm, Longcross, Milton Abbot, Devon, PL19 0PY, national grid reference 243560, 079860. A Location Plan is submitted as part of this letter. The turbine location is indicated on the plan attached by the red square.

The consultation request is submitted by Planex Consulting Ltd, on behalf of the owner and operator of the farm, Messrs Alford, and the wind turbine development company, Southern Wind Power Ltd.

The purpose of pre-application consultation for this scheme is to ensure that we can take local opinion regarding the proposal at an early stage in the planning process. Dwellings within the vicinity of the development proposal have been consulted and Milton Abbot Parish Council have also been notified of the proposal.

Southern Wind Power Ltd has considerable experience in delivering appropriately scaled wind turbine development for farmers throughout the south west and has conducted a thorough appraisal of the suitability of the site for wind power generation. Various iterations of turbine scale and layout have been considered at the feasibility stage. The proposed location has been selected on the basis that it will minimise landscape and visual effects, especially in relation to Dartmoor National Park and the Tamar Valley of Outstanding Natural Beauty.

The proposal is to erect a medium scale wind turbine generator with a hub height of 40m, and blade diameter of 29.10m (height to tip 54.7m). The turbine would require a concrete foundation measuring 7.0m x 6.0m. The development would not require the installation of any permanent access track at the site.

A figure illustrating the 'Zone of Theoretical Visibility' (ZTV) is presented as part of this submission which shows the potential visibility of the turbine. It should be noted that the ZTV output is based upon a 'bare earth' digital terrain model which does not take into account localised screening effects generated by existing vegetation and structures and therefore represents a 'worst case scenario'. The ZTV demonstrates that the theoretical visibility is concentrated within a distance of 1.5km-2km.

A full appraisal of landscape and visual impacts will be presented as part of the full planning application.

Pre-application feasibility studies have demonstrated that the turbine will not generate adverse noise impacts to any potential residential receptors.

Should you have any queries or interest in wind power in general we would direct you towards evidence presented in a study entitled 'Common Concerns about Wind Power' published by the Centre for Sustainable Energy, which can be viewed online at:

In our opinion this document addresses many of the concerns which are frequently encountered in the wind turbine planning process and provides useful reference material for those who may be unfamiliar with wind power.

Please send any comments you would like to express at this stage via email to [enquiries@planexconsulting.co.uk](mailto:enquiries@planexconsulting.co.uk), or by post, with the reference 'Cardwell Farm' by 7th August 2014 (21 days).

A full appraisal of the proposed development will be presented as part of the full planning application for a wind turbine at the site. A separate period of public consultation will be carried out as part of the determination period where further submissions can be made.

Yours faithfully,

A handwritten signature in black ink, appearing to read "Alexis Tysler".

**Alexis Tysler**

Director



# Proposed wind turbine at Cardwell Farm, Long Cross

54.7m [180ft] at blade tip height.

Zone of Theoretical Visibility of turbine at maximum tip height

Boundary of Tamar Valley AONB

Boundary of Dartmoor National Park

