



# CLEVE HILL SOLAR PARK

ENVIRONMENTAL STATEMENT  
VOLUME 4 - TECHNICAL APPENDIX A7.3  
ASSESSMENT OF POTENTIAL VISUAL EFFECTS

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### **A7.3 TECHNICAL APPENDIX A7.3: ASSESSMENT OF POTENTIAL VISUAL EFFECTS**

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**Table C1: Analysis of Sensitivity of Viewpoints/Visual Receptors**

Receptor	Value Attached to View	Potential Receptors	Susceptibility of Receptors	Overall Sensitivity	Notes
National Cycle Network 1 (NCN 1)	High	Cyclists	High	High	Cyclists along the NCR1 are likely to be focused on the views towards the site and beyond to The Swale due to the open nature of the landscape. Distant views towards the Isle of Sheppey and the higher ground of the AONB. Cleve Hill substation, large agricultural farm buildings and presence of tall pylons create prominent vertical features which are detracting in a flat open landscape.
Saxon Shore Way Long Distance Footpath	High	Walkers	High	High	Walkers along Saxon Shore Way will be focused on views across the site and out towards The Swale from the elevated position along the long-distance footpath and views along Faversham Creek. Views looking into the site are disturbed by the scale and size of the pylons which cross through the site which create prominent vertical features within the landscape. The existing substation and large agricultural buildings are prominent but are less prominent depending on where you are along the Saxon Shore Way.
PRoW ZR485	Medium	Walkers	High	Medium	Walkers along the PRoW will be focused on the open expansive views across the CLS Area. There are detracting features of the large pylons, wooden trident poles, substation and large agricultural scale steel farm buildings, which detract and contrast with from a flat low lying landform.
PRoW ZR488	Medium	Walkers	Medium	Medium	Recreational walkers along the public right of way are likely to be focused on the countryside and the wider views across to The Swale. Walkers experience open views across a complicated landscape across various contrasting character areas and from a dynamic route at various levels. The landscape components include open low lying fields, Graveney Hill, rural properties and surrounding farmland including distant views to the Isle of Sheppey. Views are balanced with visual detractors such as Cleve Hill substation, the pylon corridor and low voltage route and larger industrial scale steel farm buildings. The direction of walkers will not be directly towards solar panels.
Faversham Road/ Seasalter Road	Low	Motorists	Medium	Low	View will be transient from vehicle users. Cyclists along the NCR1 are likely to be focused on the views towards the site and beyond to The Swale due to the open nature of the landscape. Limited vegetation screening. Distant views towards the Isle of Sheppey and AONB depending on direction of travel.
Sandbanks Road	Low	Motorists Residents	Low High	Low Medium	Limited views towards the site due to intervening vegetation and properties. As the road approaches Nagden Cottages, views of the site are visible due to limited vegetation cover allowing views across the site.
Broom Street	Low	Motorists	Low	Low	Limited views due to intervening properties and vegetation which screen views towards the site. In the far eastern part of Broom Street views open up towards the eastern part of the Core Landscape Study Area where there would be more open views due to limited vegetation and built Development.
Boat Users	High	Recreational Users	Medium	Medium	Limited views by the sea wall into the CLS Area.
<b>Viewpoints</b>					
1. Saxon Shore Way Long Distance Footpath and Nagden Cottages	High	Residents Walkers	High High	High High	Walkers along Saxon Shore Way will be focused on views across the site from the elevated position along the long-distance footpath and views along Faversham Creek. Residents are susceptible to changes in views, with limited vegetation screening.
2. Saxon Shore Way Long Distance Footpath northwest Corner of site	High	Walkers	High	High	Walkers along Saxon Shore Way will be focused on views across the site and out towards The Swale from the elevated position along the long-distance footpath and views along Faversham Creek.
3. Saxon Shore Way Long Distance Footpath at Junction of PROW	High	Walkers	High	High	Walkers along Saxon Shore Way will be focused on views across the site and out towards The Swale from the elevated position along the long-distance footpath.
4. Saxon Shore Way Long Distance Footpath northeast corner of site	High	Walkers Residents	High High	High High	Walkers moving west along Saxon Shore Way will be focused on views across the site and out towards The Swale from the elevated position along the long-distance footpath. Residents and people using holiday cabins are susceptible in to changes in view, though will be partially or fully screened by the sea defence bank.
5. NCR1 Faversham Road	High	Cyclists	High	High	Cyclists moving west along the NCR1, away from Whitstable, are likely to be focused on the views towards the site and beyond to The Swale due to the open nature of the landscape.
6. PROW ZR488 on Graveney Hill	Medium	Walkers	Medium	Medium	Walkers along the public right of way are likely to be focused on the countryside and the wider views across to The Swale. Walkers experience open views across a complicated landscape across various contrasting character areas and from a dynamic route at various levels. The landscape components include open low lying fields, Graveney Hill, rural properties and surrounding farmland including distant views to the Isle of Sheppey. Views are balanced with visual detractors such as Cleve Hill substation, the pylon corridor and low voltage route and larger industrial scale steel farm buildings
7. PRoW ZR488 near southern boundary	Low	Walkers	High	Medium	Walkers along the public right of way are likely to be focused on the countryside and the wider views across to The Swale. Walkers experience open views across a complicated landscape across various contrasting character areas and from a dynamic route at various levels. The landscape components include open low lying fields, Graveney Hill, rural properties and surrounding farmland including distant views to the Isle of Sheppey. Views are balanced with visual detractors such as Cleve Hill substation, the pylon corridor and low voltage route and larger industrial scale steel farm buildings. The direction of walkers will not be directly towards solar panels.
8. PROW ZR490 in proximity to All Saints Church	Medium	Walkers	Medium	Medium	Walkers along the public right of way are likely to be focused on the countryside in the immediate vicinity, with the only longer views towards the Swale being at 90 degrees to the path, and with intervening pylons.

Receptor	Value Attached to View	Potential Receptors	Susceptibility of Receptors	Overall Sensitivity	Notes
9. Victory Wood	High	Recreational Users	High	High	Recreational users are likely to be focused on the views of the countryside and open views beyond from this high vantage point.
10. PROW Near Warm House	Medium	Walkers	Medium	Medium	Walkers along the public right of way are likely to be focused on the countryside and the wider views across to The Swale.
11. Church Road Faversham	Low	Residents	High	Medium	Residents are susceptible in to changes in view. Vehicle users and passengers would have transitional views.
		Vehicle users	Low	Low	
12. Saxon Shore Way Long Distance Footpath at Shipwright Arms	High	Walkers/recreational users	High	High	Walkers along Saxon Shore Way will be focused on views across the site and out towards The Swale from the elevated position along the long-distance footpath and down Faversham Creek.
13. Saxon Shore Way Long Distance Footpath at Oare Marshes Nature Reserve	High	Walkers	High	High	Walkers along Saxon Shore Way will be focused on views across the site and out towards The Swale from the elevated position along the long-distance footpath and down Faversham Creek.
14. The Church of St. Thomas the Apostle - Harty	Medium	Church/Listed building	High	Medium	Users of the church will spend time within the church and the grounds of the church where they will be focused on wider views due to the open expansive landscape across The Swale.
15. Swale National Nature Reserve	High	Walkers/recreational users	High	High	Walkers along the public right of way are likely to be focused on the countryside and the wider views across to The Swale.
16. Whitstable Harbour	Medium	Recreational users	Medium	Medium	Recreational users and visitors are likely to be focused on the immediate vicinity of Whitstable, and views across Tankerton Bay, Whitstable Bay and The Swale.
17. PROW near to Mocketts Farm	Medium	Walkers	Medium	Medium	Walkers along the public right of way are likely to be focused on the countryside and the wider views across to The Swale.
18. Wraik Hill Pilgrims Lane	Low	Residents	High	Medium	Residents are susceptible in to changes in view. Vehicle users and passengers would have transitional views.
		Vehicle Users	Low	Low	
19. Whitstable Boorman Way	Low	Vehicle users	Low	Low	Vehicle users and passengers would have transitional views. Pedestrians along the pavement are more likely to be focused on views.
		Pedestrians	Medium	Low	
20. Shepherds Hill AONB	High	Residents	High	High	Residents are susceptible in to changes in view. Vehicle users and passengers would have transitional views.
		Vehicle Users	Low	Medium	
21. Mount Ephraim House Entrance	High	Recreational Users	High	High	Recreational users are likely to be enjoying surrounding views of the countryside and views beyond.
22. PRoW within the Site ZR485	Medium	Recreational User	Medium	Medium	Recreational users are likely to be focussed on the surrounding views of the arable fields and ditches, the pylons and land-ward sides of the sea defences.

Table C2: Analysis of Magnitude of Visual Change

								Construction	Operational			Decommissioning	
Receptor		Size and Scale of Change (after year 1)	Scale of Change (after 5 years)	Scale of Change (after 10 years)	Geographical Extent	Duration	Reversibility	Magnitude	Magnitude (Year 1)	Magnitude (Year 5)	Magnitude (after 10 years)	Magnitude	Notes
National Cycle Network 1 (NCN 1)	Winter	Small	Small	Small	Small	Long term	Reversible	Moderate	Slight	Slight	Slight/Negligible	Moderate	<u>Construction:</u> During the construction phase there would be visibility of equipment associated with the construction of the Development which includes the use of a crane and concrete batching plant, noting this of a temporary nature. There will be varying degree of visibility dependent on where along the NC1 route you are. The most exposed areas would be along Seasalter Road to the east of the Development where the views towards the Development are more open, and only when travelling towards the Development. As the route travels to the south of the Development along Sandbanks Road views are restricted by intervening vegetation and built form. There will be a higher presence of vehicles along the NCN1 which would use Seasalter Road to access the Development Site.
	Summer	Small	Small	Small	Small	Long term	Reversible	Moderate	Slight	Slight/Negligible	Negligible	Moderate	<u>Operational:</u> Views of the Development will be visible from a distance with the taller equipment of the substation more prominent, albeit an extension to the existing Cleve Hill Substation. Due to the low lying horizontal nature of the Development it is in keeping with the low lying landform across the site. The Development does not dominate the view and there are open expansive views beyond the site are maintained. <u>Decommissioning:</u> During the decommissioning stage there will be visibility of the panels and associated equipment been removed from site. The need for cranes may be required for the substation compound area. Vehicles associated with the decommissioning will be present on site. There will be a higher presence of vehicles along the NCN 1 which would use Seasalter Road to access the Development Site.
Saxon Shore Way Long Distance Footpath	Winter	Large	Large	Medium	Large	Long term	Reversible	Substantial	Substantial	Substantial	Substantial/Moderate	Moderate	<u>Construction:</u> During the construction phase of the project there would be full visibility of the Development during construction from the 7 km of path adjacent to the site, albeit at a distance of between 70 m and 3 km. The use of a crane and the construction compound will be visible, as will delivery vehicles, vehicles on site and construction activity. <u>Operational:</u> Large scale change in view due to the scale of the Development and the open nature of the landform with limited intervening vegetation. Solar panels will become a prominent new feature within the view from the 5 km of the path that is adjacent to the solar PV modules. This will reduce slightly after 10 years following the establishment of planting which will assist in integrating the Development.
	Summer	Large	Large	Medium	Large	Long term	Reversible	Substantial	Substantial	Substantial	Substantial/Moderate	Moderate	

								Construction	Operational			Decommissioning	
Receptor		Size and Scale of Change (after year 1)	Scale of Change (after 5 years)	Scale of Change (after 10 years)	Geographical Extent	Duration	Reversibility	Magnitude	Magnitude (Year 1)	Magnitude (Year 5)	Magnitude (after 10 years)	Magnitude	Notes
													Decommissioning: During the decommissioning stage there will be visibility of the panels and associated equipment being removed from site. Cranes may be required for the substation compound area. Vehicles associated with the decommissioning will be present on site.
PRoW ZR485	Winter	Large	Large	Large	Large	Large	Large	Substantial	Substantial	Substantial	Substantial	Moderate	Construction: During the construction phase of the project the PRoW would be fenced off from construction activity, with a staffed gate where the path crosses the spine road. There would be visibility of construction activity at some distance, with the site compound some 1.5 km east of the path, until the panels were constructed in the fields either side of the path, when the view would become the same as during the operational phase. Operational: Large scale change in view from this footpath due to the close proximity (c. 14 to 65 m) and height of the panels. The Development would dominate and would create a sense of enclosure in some parts where the panels are closer to together. Existing open views across the site and beyond to The Swale would be obscured for the entire duration of the scheme.
	Summer	Large	Large	Large	Large	Large	Large	Substantial	Substantial	Substantial	Substantial	Moderate	Decommissioning: During the decommissioning stage the view would remain as during the operational phase until the panels were removed from the fields adjacent to the path. Following this, there would be views of construction activity at some distance, with the site compound some 1.5 km east of the path.
PRoW ZR488	Winter	Large	Large	Medium	Large	Long term	Reversible	Moderate	Moderate	Moderate	Moderate	Moderate	Construction: During the construction phase there would be visibility of the erection of the solar panels for the short section of the path down the southwest side of Graveney Hill. There is potential for visibility of the temporary equipment such as the crane when extended. Delivery vehicles and vehicles on site will be visible. Operational: Views of panels will be prominent in the view due to the footpath running adjacent to the panels for c. 300 m. From elevated positions up Graveney Hill, views across the site and to the Swale will be available, with solar panels dominating the foreground to the north. Views beyond towards The Swale and wider landscape are still maintained. At 10 years the planting will have matured which will assist in screening the Development, particularly the in the foreground view, for the section next to the panels.
	Summer	Medium	Medium	Slight	Large	Long term	Reversible	Slight	Moderate	Moderate	Moderate	Moderate	Decommissioning: During the decommissioning stage there will be visibility of the panels and associated equipment being removed from site. The need for cranes may

								Construction	Operational			Decommissioning	
Receptor		Size and Scale of Change (after year 1)	Scale of Change (after 5 years)	Scale of Change (after 10 years)	Geographical Extent	Duration	Reversibility	Magnitude	Magnitude (Year 1)	Magnitude (Year 5)	Magnitude (after 10 years)	Magnitude	Notes
													be required for the substation compound area, which may be visible in the distance. Vehicles associated with the decommissioning will be present on site.
Faversham Road/Seasalter Road	Winter	Small	Small	Small	Small	Long term	Reversible	Moderate	Slight	Slight	Slight/Negligible	Moderate	<p><u>Construction:</u>                      During the construction phase there would be visibility of equipment associated with the construction of the Development which includes the use of a crane and construction vehicles, noting this of a temporary nature. For short sections of road, as panels are erected, these will become visible as in the operational phase. There will be a varying degree of visibility dependent on location along Faversham/ Seasalter Road. There will be a higher presence of vehicles along Seasalter Road to access the Development Site.</p> <p><u>Operational:</u>                      Views of the Development will be visible at a distance from certain, limited parts of the route, with the taller equipment of the substation more prominent. Due to the low lying horizontal nature of the Development it is in keeping with the low lying landform across the site. The Development does not dominate the view and there are open expansive views beyond the site that will be maintained.</p> <p><u>Decommissioning:</u>                      During the decommissioning stage there will be visibility of the panels and associated equipment being removed from site. The need for cranes may be required for the substation compound area, which may be visible in the distance. Vehicles associated with the decommissioning will be present on site. There will be a higher presence of vehicles along Seasalter Road to access the Development Site.</p>
	Summer	Small	Small	Small	Small	Long term	Reversible	Moderate	Slight	Slight/Negligible	Negligible	Moderate	
Sandbanks Road	Winter	Small	Small	Negligible	Small	Long term	Reversible	Slight	Slight	Slight	Negligible	Slight	<p><u>Construction:</u>                      There would be limited visibility from Sandbanks Road during the construction phase due to distance from the Development and intervening vegetation and built form. There may be some distant views from the temporary equipment (crane) from specific locations with open views to the north, but this will be over a limited period of the construction phase.</p> <p><u>Operational:</u>                      Views of the Development would be limited only to the far western part of Sandbanks Road where there are more open views to the north. Over time the mitigation planting will screen and further enhance existing vegetation on the southern boundary.</p> <p><u>Decommissioning:</u>                      There will be limited visibility due to the distance from the Development and intervening vegetation and built form. There may be some distant views from the temporary equipment (crane) but this will be for a limited period only.</p>
	Summer	Small	Small	Negligible	Small	Long term	Reversible	Slight	Slight	Slight	Negligible	Slight	

								Construction	Operational			Decommissioning	
Receptor		Size and Scale of Change (after year 1)	Scale of Change (after 5 years)	Scale of Change (after 10 years)	Geographical Extent	Duration	Reversibility	Magnitude	Magnitude (Year 1)	Magnitude (Year 5)	Magnitude (after 10 years)	Magnitude	Notes
Broom Street	Winter	Small	Small	Negligible	Small	Long term	Reversible	Slight	Slight	Slight	Negligible	Slight	<p><u>Construction:</u>                      There would be limited visibility in the southern section of Broom Street of elements of the construction, with more visibility from the northern part of the road. The use of temporary equipment (crane) to erect substation components would be visible when fully extended. Vehicles on site will be visible in the distance.</p> <p><u>Operational:</u>                      Views are limited only to the eastern part of Broom Street where views are more open. Views would be of the eastern part of the site. Over time this will reduce due to hedge and shelterbelt planting which would screen the Development.</p> <p><u>Decommissioning:</u>                      There would be limited visibility in the southern section of Broom Street with elements of the construction more visible in the northern part of the road. Vehicles on site will be visible in the distance.</p>
	Summer	Small	Small	Negligible	Small	Long term	Reversible	Slight	Slight	Negligible	Negligible	Slight	
Boat Users	Winter	Small	Small	Small	Large	Long term	Reversible	Slight	Slight	Slight	Slight	Slight	<p><u>Construction:</u>                      There would be limited views of the construction of the solar panels, due to screening by the sea defence bank. There would be distant views of the crane at the electrical compound, at a distance of more than 900 m. Views would be more readily available at high tide and from taller boats.</p> <p><u>Operational:</u>                      Limited views of the solar park due to the height of the sea wall which restricts views. Tips of the panels may be visible over the sea wall at high tide and from tall boats. The geographical extent is large but the size and scale are small due to the height of the infrastructure proposed.</p> <p><u>Decommissioning:</u>                      Limited views of the removal of solar panels. There would be distant views of the crane if needed for the erection of the substation components.</p>
	Summer	Small	Small	Small	Large	Long term	Reversible	Slight	Slight	Slight	Slight	Slight	

								Construction	Operational			Decommissioning	
Viewpoint		Size and Scale of Change (after year 1)	Scale of Change (after 5 years)	Scale of Change (after 10 years)	Geographical Extent	Duration	Reversibility	Magnitude	Magnitude (Year 1)	Magnitude (Year 5)	Magnitude (after 10 years)	Magnitude	Notes
Viewpoints													



Viewpoint		Size and Scale of Change (after year 1)	Scale of Change (after 5 years)	Scale of Change (after 10 years)	Geographical Extent	Duration	Reversibility	Construction Magnitude	Operational Magnitude (Year 1)	Operational Magnitude (Year 5)	Operational Magnitude (after 10 years)	Decommissioning Magnitude	Notes
1. Saxon Shore Way Long Distance Footpath and Nagden Cottages	Winter	Large	Large	Small	Large	Long term	Reversible	Moderate	Moderate	Moderate	Slight	Slight	<p><b>Construction:</b>                      During the construction phase there would be visibility of construction activity if taking place in the western half of the site. The construction of the Development will be visible from the properties at Nagden. The use of a crane and activity at the construction compound will be visible from the Saxon Shore Way, but not from VP 1. Delivery vehicles and vehicles on site will be visible.</p> <p><b>Operational:</b>                      Panels will be visible in the middle-distance due to the open nature of the view. Over time the mitigation planting will screen and further enhance existing vegetation on the southern boundary which will be limited the extent that the Development will be seen.</p> <p><b>Decommissioning:</b>                      During the decommissioning stage there will be visibility of the panels and associated equipment being removed from the site, but in close proximity only for a matter of days or weeks. Vehicles associated with the decommissioning will be present on site.</p>
	Summer	Large	Medium	Negligible	Large	Long term	Reversible	Moderate	Moderate	Slight	Slight	Slight	
2. Saxon Shore Way Long Distance Footpath north west Corner of site	Winter	Large	Large	Medium	Large	Long term	Reversible	Moderate	Substantial	Substantial	Substantial/Moderate	Slight	<p><b>Construction:</b>                      There would be full visibility of construction activities across the site, albeit at substantial distance (more than 1 km) for most of the construction phase. The use of a crane and construction compound activity will be visible from the Saxon Shore Way. The erection of the solar PV modules and their mounting structures will be the closest activities.</p> <p><b>Operational:</b>                      Expansive open views looking towards the CLS Area. Panels are a new feature in the view. The substation would not be easily discernible from this location due to the distance (c. 3 km). The panels do not obscure wider views towards The Swale channel or the AONB, nor to the higher ground further inland. The Development is somewhat contained by the sea wall.</p> <p><b>Decommissioning:</b>                      During the decommissioning stage there will be visibility of the panels and associated equipment being removed from site. Other activity will mostly be at a distance of more than 1 km.</p>
	Summer	Large	Large	Medium	Large	Long term	Reversible	Moderate	Substantial	Substantial	Substantial/Moderate	Slight	
3. Saxon Shore Way Long Distance Footpath at Junction of PROW	Winter	Large	Large	Medium	Large	Long term	Reversible	Substantial	Substantial	Substantial	Substantial/Moderate	Moderate	<p><b>Construction:</b>                      There would be full visibility of construction activities across the site, albeit at varying distances at different times (an average of c. 1 km). The use of a crane and construction compound activities will be visible. Delivery vehicles and vehicles on site will be visible, as well as the erection of solar PV modules and their mounting structures.</p> <p><b>Operational:</b>                      Panels are a new feature in the view. The taller apparatus of the substation equipment is visible in the distance but does not obscure views beyond the substation in the distance. The Development is contained in the low lying landform and sea wall which still allows</p>
	Summer	Large	Large	Medium	Large	Long term	Reversible	Substantial	Substantial	Substantial	Substantial/Moderate	Moderate	

Viewpoint		Size and Scale of Change (after year 1)	Scale of Change (after 5 years)	Scale of Change (after 10 years)	Geographical Extent	Duration	Reversibility	Construction Magnitude	Operational Magnitude (Year 1)	Operational Magnitude (Year 5)	Operational Magnitude (after 10 years)	Decommissioning Magnitude	Notes
													wider and distant views beyond the site towards the higher ground of the AONB and Whitstable. <u>Decommissioning:</u> During the decommissioning stage there will be visibility of the panels and associated equipment being removed from site. A crane may be required for the substation compound area. Vehicles associated with the decommissioning will be present on site.
4. Saxon Shore Way Long Distance Footpath north east corner of site	Winter	Medium	Medium	Small	Medium	Long term	Reversible	Moderate	Moderate	Moderate	Slight	Moderate	<u>Construction:</u> Construction activity around the construction compound will be visible, as will erection of the nearest solar PV modules. Activity further away will be screened by these nearer developments. <u>Operational:</u> Views of the Development will be visible at a distance with the taller equipment of the substation more prominent and visible above the bund. Due to the low lying horizontal nature of the Development it is in keeping with the low lying landform across the site. The Development does not dominate the view and there are open expansive views across and beyond the site are maintained. Screening planting on the bund reduces visibility of the substation over time. <u>Decommissioning:</u> During the decommissioning stage there will be visibility of the panels and associated equipment being removed from site. A crane may be required for the substation compound area. Vehicles associated with the decommissioning will be present on site.
	Summer	Medium	Medium	Small	Medium	Long term	Reversible	Moderate	Moderate	Moderate	Slight	Moderate	<u>Decommissioning:</u> During the decommissioning stage there will be visibility of the panels and associated equipment being removed from site. A crane may be required for the substation compound area. Vehicles associated with the decommissioning will be present on site.
5. NCR1 Faversham Road	Winter	Small	Small	Small	Small	Long term	Reversible	Moderate	Slight	Slight	Slight/Negligible	Slight	<u>Construction:</u> Construction activity around the construction compound will be visible, as will erection of the nearest solar PV modules. Activity further away will be screened by these nearer developments. <u>Operational:</u> Views of the Development will be visible at a distance with the taller equipment of the substation more prominent and visible above the bund. Due to the low lying horizontal nature of the Development it is in keeping with the low lying landform across the site. The Development does not dominate the view and there are open expansive views across and beyond the site are maintained. Screening planting on the bund reduces visibility of the substation over time. <u>Decommissioning:</u> During the decommissioning stage there will be visibility of the panels and associated equipment being removed from site. A crane may be required for the substation compound area. Vehicles associated with the decommissioning will be present on site.

Viewpoint	Season	Size and Scale of Change (after year 1)	Scale of Change (after 5 years)	Scale of Change (after 10 years)	Geographical Extent	Duration	Reversibility	Construction	Operational			Decommissioning	Notes
								Magnitude	Magnitude (Year 1)	Magnitude (Year 5)	Magnitude (after 10 years)	Magnitude	
	Summer	Small	Small	Small	Small	Long term	Reversible	Moderate	Slight	Slight	Slight/Negligible	Slight	
6. PROW ZR488 on Graveney Hill	Winter	Large	Large	Medium	Large	Long term	Reversible	Moderate	Moderate	Moderate	Moderate	Moderate	<p><u>Construction:</u>                      During the construction phase there would be visibility of the erection of the solar panels across the site. There is potential for visibility of the temporary equipment such as the crane when extended. Delivery vehicles and vehicles on site will be visible.</p> <p><u>Operational:</u>                      Views of panels are prominent and extend across the site. Views beyond towards The Swale and wider landscape are maintained. At 10 years the planting will have matured which will assist in softening foreground views of the Development.</p> <p><u>Decommissioning:</u>                      During the decommissioning stage there will be visibility of the panels and associated equipment being removed from site. Vehicles associated with the decommissioning will be present on site.</p>
	Summer	Medium	Medium	Slight	Large	Long term	Reversible	Moderate	Moderate	Moderate	Moderate	Moderate	
7. PROW ZR488 Near southern boundary	Winter	Large	Large	Medium	Large	Long term	Reversible	Slight	Moderate	Moderate	Slight	Slight	<p><u>Construction:</u>                      During the construction phase there would be visibility of from the erection of the solar panels, but activity in close proximity would be very short term (days or weeks). There is potential for visibility of the temporary equipment such as the crane when extended. Delivery vehicles and vehicles on site will be visible until the nearby panels are erected and screen views.</p> <p><u>Operational:</u>                      The panels will be a prominent new feature in the view due to the proximity of the Development to the PROW. The panels create a defined edge to the footpath. At year 10, the scale of change will reduce as vegetation matures assisting in screening of the panels.</p> <p><u>Decommissioning:</u>                      During the decommissioning stage there will be visibility of the panels and associated equipment been removed from site. The need for cranes may be required for the substation compound area, which may be visible in the distances. Vehicles associated with the decommissioning will be present on site.</p>
	Summer	Large	Medium	Medium	Large	Long term	Reversible	Slight	Moderate	Slight	Slight	Slight	
8. PROW ZR490 in proximity to All Saints Church	Winter	Medium	Medium	Small	Medium	Long term	Reversible	Slight	Moderate	Moderate	Slight	Slight	<p><u>Construction:</u>                      During the construction phase there would be visibility of from the erection of the solar panels in the distance. There is potential for visibility of the temporary equipment such as the crane when extended. Delivery vehicles and vehicles on site will be visible.</p> <p><u>Operational:</u></p>

Viewpoint		Size and Scale of Change (after year 1)	Scale of Change (after 5 years)	Scale of Change (after 10 years)	Geographical Extent	Duration	Reversibility	Construction Magnitude	Operational Magnitude (Year 1)	Operational Magnitude (Year 5)	Operational Magnitude (after 10 years)	Decommissioning Magnitude	Notes
	Summer	Small	Small	Small	Medium	Long term	Reversible	Slight	Moderate	Slight	Slight	Slight	The panels lie within the low lying landform and would still allow open views beyond the site. The larger equipment of the substation will be visible in the east of the view. Over time the views of the near edge of the panels will be softened by maturing planting. <u>Decommissioning:</u> During the decommissioning stage there will be visibility of the panels and associated equipment being removed from site at some distance. Vehicles associated with the decommissioning will be present on site.
9.Victory Wood	Winter	Small	Small	Negligible	Small	Long term	Reversible	Negligible	Slight	Negligible	Negligible	Negligible	<u>Construction:</u> There will be limited effects on views from Victory Wood during the construction phase due to the Development occupying a small proportion of the view, and on-site movement being imperceptible. <u>Operational:</u> Due to the distance from the Development, it will occupy a small proportion of the view, and tend to blend with views of the Swale immediately beyond. Intervening features including vegetation, built form, industrial, polytunnels and the wider seascape restrict views of the site. <u>Decommissioning:</u> There will be limited effects on views from Victory Wood during the decommissioning phase due to the Development occupying a small proportion of the view, and on-site movement being imperceptible.
	Summer	Small	Negligible	Negligible	Small	Long term	Reversible	Negligible	Slight	Negligible	Negligible	Negligible	
10.PROW Near Warm House	Winter	Small	Small	Negligible	Small	Long term	Reversible	Slight	Slight	Slight	Negligible	Slight	<u>Construction:</u> There will be limited views of the Development during construction. There is potential for glimpsed views between layers of vegetation. Vehicles associated with the construction may be visible dependent on where they are across the site. <u>Operational:</u> There would be glimpsed views of solar panels where there are gaps in the vegetation. At year 10, this will reduce as woodland planting adjacent to Warm House along the southern boundary will have screened the Development. <u>Decommissioning:</u> There will be limited views of the Development during decommissioning. There is potential for glimpsed views between layers of vegetation. Vehicles associated with the construction may be visible dependent on where they are across the site.
	Summer	Small	Small	Small	Small	Long term	Reversible	Slight	Slight	Negligible	Negligible	Negligible	
11.Church Road Faversham	Winter	Small	Small	Small	Small	Long term	Reversible	Negligible	Negligible	Negligible	Negligible	Negligible	<u>Construction:</u> There will be limited, if any, views of construction activity, and they would be distant views. The use of a crane may be visible in the distance. <u>Operational:</u> Views of the panels will be visible in the distance. Due to the low lying horizontal nature of the Development it will still allow open views towards the higher ground.

Viewpoint		Size and Scale of Change (after year 1)	Scale of Change (after 5 years)	Scale of Change (after 10 years)	Geographical Extent	Duration	Reversibility	Construction Magnitude	Operational Magnitude (Year 1)	Operational Magnitude (Year 5)	Operational Magnitude (after 10 years)	Decommissioning Magnitude	Notes
	Summer	Small	Small	Small	Small	Long term	Reversible	Negligible	Negligible	Negligible	Negligible	Negligible	<u>Decommissioning:</u> There will be limited, if any, views of decommissioning activity, and they would be distant views. The use of a crane may be visible in the distance.
12. Saxon Shore Way Long Distance Footpath at Shipwright Arms	Winter	Small	Small	Small	Large	Long term	Reversible	Slight	Slight	Slight	Slight	Slight	<u>Construction:</u> There would be minimal views of the erection of panels in the south eastern part of the Development site. There is a small potential for distant views of a crane at the electrical compound, however these would be distant views (c. 3 km). <u>Operational:</u> Views of the majority the site are restricted by the sea wall. To the south of the view as the site extends towards Nagden Cottages there would be distant views of the site. These would be limited due the low lying horizontal nature of the Development that sits within the low lying topography of the site and the screening effect of the sea wall.
	Summer	Small	Small	Small	Large	Long term	Reversible	Slight	Slight	Slight	Slight	Slight	<u>Decommissioning:</u> There would be minimal views of the removal of panels in the south eastern part of the Development site. There is a small potential for distant views of a crane at the electrical compound, however these would be distant views (c. 3 km).
13. Saxon Shore Way Long Distance Footpath in Oare Marshes Nature Reserve	Winter	Small	Small	Small	Large	Long term	Reversible	Slight	Negligible	Negligible	Negligible	Slight	<u>Construction:</u> There would be no views of the erection of panels. There is a small potential for distant views of a crane at the electrical compound, however these would be distant views (c. 3 km). <u>Operational:</u> Views of the site would be restricted by the sea wall. There is the potential for distant views of the taller substation structures. Open views towards the higher ground and to Whitstable are maintained.
	Summer	Small	Small	Small	Large	Long term	Reversible	Slight	Negligible	Negligible	Negligible	Slight	<u>Decommissioning:</u> There would be no views of the removal of panels. There is a small potential for distant views of a crane at the electrical compound, however these would be distant views (c. 3 km).

Viewpoint		Size and Scale of Change (after year 1)	Scale of Change (after 5 years)	Scale of Change (after 10 years)	Geographical Extent	Duration	Reversibility	Construction Magnitude	Operational Magnitude (Year 1)	Operational Magnitude (Year 5)	Operational Magnitude (after 10 years)	Decommissioning Magnitude	Notes
14. The Church of St. Thomas the Apostle - Harty	Winter	Small	Small	Small	Small	Long term	Reversible	Slight	Slight	Slight	Slight	Slight	<p><u>Construction:</u> There would be minimal views of the erection of panels at a distance of more than 2 km. There is a small potential for distant views of a crane at the electrical compound, however these would be distant views (over 3 km).</p> <p><u>Operational:</u> Views of the site will be restricted mostly by the sea wall there is potential for the tips to be seen at a distance of between 2 and 4 km. There is potential for distant views of the taller substation equipment at c. 3 km. Open views towards the higher ground and to Whitstable are maintained.</p>
	Summer	Small	Small	Small	Small	Long term	Reversible	Slight	Slight	Slight	Slight	Slight	<p><u>Decommissioning:</u> There would be minimal views of the removal of panels at a distance of more than 2 km. There is a small potential for distant views of a crane at the electrical compound, however these would be distant views (over 3 km).</p>
15. Swale National Nature Reserve	Winter	Small	Small	Small	Large	Long term	Reversible	Negligible	Negligible	Negligible	Negligible	Negligible	<p><u>Construction:</u> No views of the construction of solar panels and associated equipment. The use of temporary equipment (crane) would be visible in distant views.</p> <p><u>Operational:</u> Views of the site will be restricted by the sea wall. There is potential for distant views of the taller substation equipment. Open views towards the higher ground and to Whitstable are maintained.</p>
	Summer	Small	Small	Small	Large	Long term	Reversible	Negligible	Negligible	Negligible	Negligible	Negligible	<p><u>Decommissioning:</u> No views of the removal of solar panels and equipment. The use of temporary equipment (crane) would be visible in distant views.</p>
16. Whitstable Harbour	Winter	No Change	No Change	No Change	No Change	Long term	No Change	No Change	No Change	No Change	No Change	No Change	<p><u>Construction:</u> No views of the construction of solar panels and associated equipment would be available.</p> <p><u>Operational:</u> There would be no change in the overall composition of the view due to the distance and intervening landform, vegetation and Development.</p>
	Summer	No Change	No Change	No Change	No Change	Long term	Reversible	No Change	No Change	No Change	No Change	No Change	<p><u>Decommissioning:</u> No views of the construction of solar panels and associated equipment would be available.</p>

Viewpoint	Size and Scale of Change (after year 1)	Scale of Change (after 5 years)	Scale of Change (after 10 years)	Geographical Extent	Duration	Reversibility	Construction	Operational			Decommissioning	Notes	
							Magnitude	Magnitude (Year 1)	Magnitude (Year 5)	Magnitude (after 10 years)	Magnitude		
17. PROW near to Mocketts Farm	Winter	Small	Small	Small	Large	Long term	Reversible	Slight	Slight	Slight	Slight	Slight	<p><b>Construction:</b>                      There would be minimal views of the erection of panels at a distance of more than 2 km. There is a small potential for distant views of a crane at the electrical compound, however these would be distant views (over 4 km).</p> <p><b>Operational:</b>                      Views of the site will be restricted mostly by the sea wall there is potential for the tips to be seen at a distance of between 2 and 4 km. There is potential for distant views of the taller substation equipment at c. 3 km. Open views towards the higher ground and to Whitstable are maintained.</p> <p><b>Decommissioning:</b>                      There would be minimal views of the removal of panels at a distance of more than 2 km. There is a small potential for distant views of a crane at the electrical compound, however these would be distant views (over 4 km).</p>
	Summer	Small	Small	Small	Large	Long term	Reversible	Slight	Slight	Slight	Slight	Slight	
18. Wraik Hill Pilgrims Lane	Winter	Small	Negligible	Negligible	Small	Long term	Reversible	Negligible	Negligible	Negligible	Negligible	Negligible	<p><b>Construction:</b>                      No views of the construction of solar panels and associated equipment would be available.</p> <p><b>Operational:</b>                      The site is barely discernible from here due to the low lying nature of the Development and where it sits within the wider context of this view and its distance.</p> <p><b>Decommissioning:</b>                      No views of the removal of solar panels and associated equipment would be visible.</p>
	Summer	Negligible	Negligible	Negligible	Negligible	Long term	Reversible	Negligible	Negligible	Negligible	Negligible	Negligible	
19. Whitstable Boorman Way	Winter	Small	Small	Negligible	Small	Long term	Reversible	Negligible	Negligible	Negligible	Negligible	Negligible	<p><b>Construction:</b>                      There would be limited views of the construction of solar panels and associated equipment. The use of temporary equipment (crane) would be visible in the distant views.</p> <p><b>Operational:</b>                      The site is barely discernible from here due to the low lying nature of the Development and where it sits within the wider context of this view and its distance.</p> <p><b>Decommissioning:</b>                      There would be limited views of the removal of solar panels and associated equipment. The use of temporary equipment (a crane) would be visible in the distant views.</p>
	Summer	Small	Negligible	Negligible	Small	Long term	Reversible	Negligible	Negligible	Negligible	Negligible	Negligible	
20. Shepherds Hill AONB	Winter	Negligible	Negligible	No change	Negligible	Long term	Reversible	Negligible	Negligible	Negligible	Negligible	Negligible	<p><b>Construction:</b>                      No views of the construction of solar panels and associated equipment would be available.</p> <p><b>Operational:</b>                      There would be no change in the overall composition of the view due to the distance and intervening landform, vegetation and built form.</p> <p><b>Decommissioning:</b>                      No views of the removal of solar panels and associated equipment would be available.</p>
	Summer	Negligible	No change	No change	Negligible	Long term	Reversible	Negligible	Negligible	Negligible	Negligible	Negligible	

Viewpoint	Size and Scale of Change (after year 1)	Scale of Change (after 5 years)	Scale of Change (after 10 years)	Geographical Extent	Duration	Reversibility	Construction	Operational			Decommissioning	Notes	
							Magnitude	Magnitude (Year 1)	Magnitude (Year 5)	Magnitude (after 10 years)	Magnitude		
21. Mount Ephraim House Entrance	Winter	Negligible	No change	No change	Negligible	Long term	Reversible	Negligible	Negligible	Negligible	Negligible	Negligible	<p><u>Construction:</u> No views of the construction of solar panels and associated equipment would be available.</p> <p><u>Operational:</u> There would be no change in the overall composition of the view due to the distance and intervening landform, vegetation and built form.</p> <p><u>Decommissioning:</u> No views of the removal of solar panels and associated equipment would be available.</p>
	Summer	Negligible	No change	No change	Negligible	Long term	Reversible	Negligible	Negligible	Negligible	Negligible	Negligible	
22. PRoW within the Site ZR485	Winter	Large	Large	Large	Large	Large	Large	Substantial	Substantial	Substantial	Substantial	Substantial	<p><u>Construction:</u> During the construction phase of the project the PRoW would be fenced off from construction activity, with a staffed gate where the path crosses the spine road. There would be visibility of construction activity at some distance, with the site compound some 1.5 km east of the path, until the panels were constructed in the fields either side of the path, when the view would become the same as during the operational phase.</p> <p><u>Operational:</u> Large scale change in view from this footpath due to the close proximity (c. 14 to 65 m) and height of the panels. The Development would dominate and would create a sense of enclosure in some parts where the panels are closer to together. Existing open views across the site and beyond to The Swale would be obscured for the entire duration of the scheme.</p> <p><u>Decommissioning:</u> During the decommissioning stage the view would remain as during the operational phase until the panels were removed from the fields adjacent to the path. Following this, there would be views of construction activity at some distance, with the site compound some 1.5 km east of the path.</p>
	Summer	Large	Large	Large	Large	Large	Large	Substantial	Substantial	Substantial	Substantial	Substantial	



**Table C3: Assessment of Visual Effects and Significance (Bold type = Significant Effect)**

			Construction	Operational			Decommissioning	Construction	Operational			Decommissioning	
Receptor		Sensitivity	Magnitude	Magnitude (after Construction/ year 1)	Magnitude (5 years)	Magnitude (10 years)	Magnitude	Visual Effects	Visual Effects (after Construction/ year 1)	Visual Effects (after 5 years)	Visual Effects (after 10 years)	Visual Effects	Nature of Effect (Negative, Positive, Neutral)
National Cycle Network 1 (NCN 1)	Winter	High	Moderate	Slight	Slight	Slight/Negligible	Moderate	<b>Major/Moderate</b>	<b>Moderate</b>	<b>Moderate</b>	Moderate/Minor	<b>Major/Moderate</b>	Negative
	Summer	High	Moderate	Slight	Slight/Negligible	Negligible	Moderate	<b>Major/Moderate</b>	<b>Moderate</b>	Moderate/Minor	Moderate/Minor	<b>Major/Moderate</b>	Negative
Saxon Shore Way Long Distance Footpath	Winter	High	Substantial	Substantial	Substantial	Substantial/Moderate	Moderate	<b>Major</b>	<b>Major</b>	<b>Major</b>	<b>Major/Moderate</b>	<b>Major/Moderate</b>	Negative
	Summer	High	Substantial	Substantial	Substantial	Substantial/Moderate	Moderate	<b>Major</b>	<b>Major</b>	<b>Major</b>	<b>Major/Moderate</b>	<b>Major/Moderate</b>	Negative
PRoW ZR485	Winter	Medium	Substantial	Substantial	Substantial	Substantial	Moderate	<b>Major/Moderate</b>	<b>Major/Moderate</b>	<b>Major/Moderate</b>	<b>Major/Moderate</b>	<b>Moderate</b>	Negative
	Summer	Medium	Substantial	Substantial	Substantial	Substantial	Moderate	<b>Major/Moderate</b>	<b>Major/Moderate</b>	<b>Major/Moderate</b>	<b>Major/Moderate</b>	<b>Moderate</b>	Negative
PRoW ZR488	Winter	Medium	Moderate	Moderate	Moderate	Moderate	Moderate	<b>Moderate</b>	<b>Moderate</b>	<b>Moderate</b>	<b>Moderate</b>	<b>Moderate</b>	Negative
	Summer	Medium	Moderate	Moderate	Moderate	Moderate	Moderate	<b>Moderate</b>	<b>Moderate</b>	<b>Moderate</b>	<b>Moderate</b>	<b>Moderate</b>	Negative
Faversham Road/ Seasalter Road	Winter	Low	Moderate	Slight	Slight	Slight/Negligible	Moderate	Moderate/Minor	Minor	Minor	Minor	Moderate/Minor	Negative
	Summer	Low	Moderate	Slight	Slight/Negligible	Negligible	Moderate	Moderate/Minor	Minor	Minor/Negligible	Minor/Negligible	Moderate/Minor	Negative
Sandbanks Road	Winter	Low (Road users) Medium (Walkers)	Slight	Slight	Slight	Negligible	Slight	Minor Moderate/Minor	Minor Moderate/Minor	Minor Moderate/Minor	Minor/Negligible Minor	Minor Moderate/Minor	Negative
	Summer	Low (Road users) Medium (Walkers)	Slight	Slight	Slight	Negligible	Slight	Minor Moderate/Minor	Minor Moderate/Minor	Minor Moderate/Minor	Minor/Negligible Minor	Minor Moderate/Minor	Negative
Broom Street	Winter	Low (Road users) Medium (Walkers)	Slight	Slight	Slight	Negligible	Slight	Minor Moderate/Minor	Minor Moderate/Minor	Minor Moderate/Minor	Negligible Minor	Minor Moderate/Minor	Negative
	Summer	Low (Road users) Medium (Walkers)	Slight	Slight	Negligible	Negligible	Slight	Minor Moderate/Minor	Minor Moderate/Minor	Minor/Negligible Minor	Minor/Negligible Minor	Minor Moderate/Minor	Negative
Boat Users	Winter	Medium	Slight	Slight	Slight	Slight	Slight	Moderate/Minor	Moderate/Minor	Moderate/Minor	Moderate/Minor	Moderate/Minor	Negative
	Summer	Medium	Slight	Slight	Slight	Slight	Slight	Moderate/Minor	Moderate/Minor	Moderate/Minor	Moderate/Minor	Moderate/Minor	Negative

Viewpoint	Sensitivity	Construction	Operational			Decommissioning	Construction	Operational			Decommissioning	Nature of Effect (Negative, Positive, Neutral)	
		Magnitude	Magnitude (after Construction/year 1)	Magnitude (5 years)	Magnitude (10 years)	Magnitude	Visual Effects	Visual Effects (after Construction/year 1) (Bold type = Significant Effect)	Visual Effects (after 5 years) (Bold type = Significant Effect)	Visual Effects (after 10 years) (Bold type = Significant Effect)	Visual Effects		
1. Saxon Shore Way and Nagden Cottages	Winter	High (Residents)	Moderate	Moderate	Moderate	Slight	Slight	<b>Major/Moderate</b> for residents	<b>Major/Moderate</b> for residents	<b>Major/Moderate</b> for residents	<b>Moderate</b> for residents	<b>Moderate</b> for residents	Negative
		High (Walkers)						<b>Major/Moderate</b> for walkers	<b>Major/Moderate</b> for walkers	<b>Major/Moderate</b> for walkers	<b>Moderate</b> for walkers	<b>Moderate</b> for walkers	
	Summer	High (Residents)	Moderate	Moderate	Slight	Slight	Slight	<b>Major/Moderate</b> for residents	<b>Major/Moderate</b> for residents	<b>Moderate</b> for residents	<b>Moderate</b> for residents	<b>Moderate</b> for residents	Negative
		High (Walkers)						<b>Major/Moderate</b> for walkers	<b>Major/Moderate</b> for walkers	<b>Moderate</b> for walkers	<b>Moderate</b> for walkers	<b>Moderate</b> for walkers	
2. Saxon Shore Way NW Corner of site	Winter	High	Moderate	Substantial	Substantial	Substantial/Moderate	Slight	<b>Major/Moderate</b> for walkers	<b>Major</b> for walkers	<b>Major</b> for walkers	<b>Major/Moderate</b> for walkers	<b>Moderate</b> for walkers	Negative
	Summer	High	Moderate	Substantial	Substantial	Substantial/Moderate	Slight	<b>Major/Moderate</b> for walkers	<b>Major</b> for walkers	<b>Major</b> for walkers	<b>Major/Moderate</b> for walkers	<b>Moderate</b> for walkers	Negative
3. Saxon Shore Way at Junction of PROW	Winter	High	Substantial	Substantial	Substantial	Substantial/Moderate	Moderate	<b>Major</b> for walkers	<b>Major</b> for walkers	<b>Major</b> for walkers	<b>Major/Moderate</b> for walkers	<b>Major/Moderate</b> for walkers	Negative
	Summer	High	Substantial	Substantial	Substantial	Substantial/Moderate	Moderate	<b>Major</b> for walkers	<b>Major</b> for walkers	<b>Major</b> for walkers	<b>Major/Moderate</b> for walkers	<b>Major/Moderate</b> for walkers	Negative
4. PROW NE corner of site	Winter	High (Walkers)	Moderate	Moderate	Moderate	Slight	Moderate	<b>Major/Moderate</b> for walkers	<b>Major/Moderate</b> for walkers	<b>Major/Moderate</b> for walkers	<b>Moderate</b> for walkers	<b>Major/Moderate</b> for walkers	Negative
		High (Residents)						<b>Major/Moderate</b> for residents	<b>Major/Moderate</b> for residents	<b>Major/Moderate</b> for residents	<b>Moderate</b> for residents	<b>Major/Moderate</b> for residents	
	Summer	High (Walkers)	Moderate	Moderate	Moderate	Slight	Moderate	<b>Major/Moderate</b> for walkers	<b>Major/Moderate</b> for walkers	<b>Major/Moderate</b> for walkers	<b>Moderate</b> for walkers	<b>Major/Moderate</b> for walkers	Negative
		High (Residents)						<b>Major/Moderate</b> for residents	<b>Major/Moderate</b> for residents	<b>Major/Moderate</b> for residents	<b>Moderate</b> for residents	<b>Major/Moderate</b> for residents	
5. NCR1 Faversham Road	Winter	High (Cyclists)	Moderate	Slight	Slight	Slight/Negligible	Slight	<b>Major/Moderate</b> for cyclists	<b>Moderate</b> for cyclists	<b>Moderate</b> for cyclists	Moderate/Minor for cyclists	<b>Moderate</b> for cyclists	Negative
	Summer	High (Cyclists)	Moderate	Slight	Slight	Slight/Negligible	Slight	<b>Major/Moderate</b> for cyclists	<b>Moderate</b> for cyclists	<b>Moderate</b> for cyclists	Moderate/Minor for cyclists	<b>Moderate</b> for cyclists	Negative
6. PROW ZR488 on	Winter	Medium	Moderate	Moderate	Moderate	Moderate	Moderate	<b>Moderate</b> for walkers	<b>Moderate</b> for walkers	<b>Moderate</b> for walkers	<b>Moderate</b> for walkers	<b>Moderate</b> for walkers	Negative

			Construction	Operational			Decommissioning	Construction	Operational			Decommissioning	
Viewpoint		Sensitivity	Magnitude	Magnitude (after Construction/year 1)	Magnitude (5 years)	Magnitude (10 years)	Magnitude	Visual Effects	Visual Effects (after Construction/year 1) (Bold type = Significant Effect)	Visual Effects (after 5 years) (Bold type = Significant Effect)	Visual Effects (after 10 years) (Bold type = Significant Effect)	Visual Effects	Nature of Effect (Negative, Positive, Neutral)
Graveney Hill	Summer	Medium	Moderate	Moderate	Moderate	Moderate	Moderate	Moderate for walkers	<b>Moderate</b> for walkers	<b>Moderate</b> for walkers	<b>Moderate</b> for walkers	<b>Moderate</b> for walkers	Negative
7. PROW ZR488 Near southern boundary	Winter	Medium	Slight	Moderate	Moderate	Slight	Slight	Moderate/Minor for walkers	<b>Moderate</b> for walkers	<b>Moderate</b> for walkers	Minor for walkers	Moderate/Minor for walkers	Negative
	Summer	Medium	Slight	Moderate	Slight	Slight	Slight	Moderate/Minor for walkers	<b>Moderate</b> for walkers	Moderate/Minor for walkers	Moderate/Minor for walkers	Moderate/Minor for walkers	Negative
8. PROW ZR490 in proximity to All Saints Church	Winter	Medium	Slight	Moderate	Moderate	Slight	Slight	Moderate/Minor for walkers	<b>Moderate</b> for walkers	<b>Moderate</b> for walkers	Moderate/Minor for walkers	Moderate/Minor for walkers	Negative
	Summer	Medium	Slight	Moderate	Slight	Slight	Slight	Moderate/Minor for walkers	<b>Moderate</b> for walkers	Moderate/Minor for walkers	Moderate/Minor for walkers	Moderate/Minor for walkers	Negative
9. Victory Wood	Winter	High	Negligible	Slight	Negligible	Negligible	Negligible	Moderate/Minor for walkers	Moderate/Minor for walkers	Moderate/Minor for walkers	Moderate/Minor for walkers	Moderate/Minor for walkers	Negative
	Summer	High	Negligible	Slight	Negligible	Negligible	Negligible	Moderate/Minor for walkers	Moderate/Minor for walkers	Moderate/Minor for walkers	Moderate/Minor for walkers	Moderate/Minor for walkers	Negative
10. PROW Near Warm House	Winter	Medium (Walkers)	Slight	Slight	Slight	Negligible	Slight	Moderate/Minor	Moderate/Minor	Moderate/Minor	Minor	Moderate/Minor	Negative
	Summer	Medium (Walkers)	Slight	Slight	Negligible	Negligible	Negligible	Moderate/Minor	Moderate/Minor	Minor	Minor	Minor	Negative
11. Church Road Faversham	Winter	Medium (Residents) Low (Vehicle users)	Negligible	Negligible	Negligible	Negligible	Negligible	Minor for residents Minor/Negligible for vehicle users	Minor for residents Minor/Negligible for vehicle users	Minor for residents Minor/Negligible for vehicle users	Minor for residents Minor/Negligible for vehicle users	Minor for residents Minor/Negligible for vehicle users	Negative
	Summer	Medium (Residents) Low (Vehicle users)	Negligible	Negligible	Negligible	Negligible	Negligible	Minor for residents Minor/Negligible for vehicle users	Minor for residents Minor/Negligible for vehicle users	Minor for residents Minor/Negligible for vehicle users	Minor for residents Minor/Negligible for vehicle users	Minor for residents Minor/Negligible for vehicle users	Negative
12. PROW at Shipwright Arms	Winter	High (Walkers)	Slight	Slight	Slight	Slight	Slight	<b>Moderate</b> for walkers/recreational users	<b>Moderate</b> for walkers/recreational users	<b>Moderate</b> for walkers/recreational users	<b>Moderate</b> for walkers/recreational users	<b>Moderate</b> for walkers/recreational users	Negative
	Summer	High (Walkers)	Slight	Slight	Slight	Slight	Slight	<b>Moderate</b> for walkers/recreational users	<b>Moderate</b> for walkers/recreational users	<b>Moderate</b> for walkers/recreational users	<b>Moderate</b> for walkers/recreational users	<b>Moderate</b> for walkers/recreational users	Negative
13. PROW in Oare Marshes Nature Reserve	Winter	High	Slight	Negligible	Negligible	Negligible	Slight	<b>Moderate</b> for walkers	Moderate/Minor for walkers	Moderate/Minor for walkers	Moderate/Minor for walkers	<b>Moderate</b> for walkers	Negative
	Summer	High	Slight	Negligible	Negligible	Negligible	Slight	<b>Moderate</b> for walkers	Moderate/Minor for walkers	Moderate/Minor for walkers	Moderate/Minor for walkers	<b>Moderate</b> for walkers	Negative
14. The Church of St. Thomas	Winter	Medium	Slight	Slight	Slight	Slight	Slight	Moderate/Minor for users of the church	Moderate/Minor for users of the church	Moderate/Minor for users of the church	Moderate/Minor for users of the church	Moderate/Minor for users of the church	Negative

			Construction	Operational			Decommissioning	Construction	Operational			Decommissioning	
Viewpoint		Sensitivity	Magnitude	Magnitude (after Construction/year 1)	Magnitude (5 years)	Magnitude (10 years)	Magnitude	Visual Effects	Visual Effects (after Construction/year 1) (Bold type = Significant Effect)	Visual Effects (after 5 years) (Bold type = Significant Effect)	Visual Effects (after 10 years) (Bold type = Significant Effect)	Visual Effects	Nature of Effect (Negative, Positive, Neutral)
the Apostle - Harty	Summer	Medium	Slight	Slight	Slight	Slight	Slight	Moderate/Minor for users of the church	Moderate/Minor for users of the church	Moderate/Minor for users of the church	Moderate/Minor for users of the church	Moderate/Minor for users of the church	Negative
15. Swale National Nature Reserve	Winter	High	Negligible	Negligible	Negligible	Negligible	Negligible	Moderate/Minor	Moderate/Minor	Moderate/Minor	Moderate/Minor	Moderate/Minor	Negative
	Summer	High	Negligible	Negligible	Negligible	Negligible	Negligible	Moderate/Minor	Moderate/Minor	Moderate/Minor	Moderate/Minor	Moderate/Minor	Negative
16. Whitstable Harbour	Winter	Medium	No Change	No Change	No Change	No Change	No Change	No effect	No effect	No effect	No effect	No effect	No effect
	Summer	Medium	No Change	No Change	No Change	No Change	No Change	No effect	No effect	No effect	No effect	No effect	No effect
17. PROW near to Mocketts Farm	Winter	Medium	Slight	Slight	Slight	Slight	Slight	Moderate/Minor	Moderate/Minor	Moderate/Minor	Moderate/Minor	Moderate/Minor	Negative
	Summer	Medium	Slight	Slight	Slight	Slight	Slight	Moderate/Minor	Moderate/Minor	Moderate/Minor	Moderate/Minor	Moderate/Minor	Negative
18. Wraik Hill Pilgrims Lane	Winter	Medium (Residents)	Negligible	Negligible	Negligible	Negligible	Negligible	Minor for residents	Minor for residents	Minor for residents	Minor for residents	Minor for residents	Neutral
		Low (Vehicle users)	Negligible	Negligible	Negligible	Negligible	Negligible	Minor/Negligible for vehicle users	Minor/Negligible for vehicle users	Minor/Negligible for vehicle users	Minor/Negligible for vehicle users	Minor/Negligible for vehicle users	
	Summer	Medium (Residents)	Negligible	Negligible	Negligible	Negligible	Negligible	Minor for residents	Minor for residents	Minor for residents	Minor for residents	Minor for residents	Neutral
19. Whitstable Boorman Way	Winter	Low	Negligible	Negligible	Negligible	Negligible	Negligible	Minor/Negligible	Minor/Negligible	Minor/Negligible	Minor/Negligible	Minor/Negligible	Neutral
	Summer	Low	Negligible	Negligible	Negligible	Negligible	Negligible	Minor/Negligible	Minor/Negligible	Minor/Negligible	Minor/Negligible	Minor/Negligible	Neutral
20. Shepherds Hill AONB	Winter	High (Residents)	Negligible	Negligible	Negligible	Negligible	Negligible	Moderate/Minor	Moderate/Minor	Moderate/Minor	Moderate/Minor	Moderate/Minor	Neutral
		Medium (Vehicle Users)	Negligible	Negligible	Negligible	Negligible	Negligible	Minor	Minor	Minor	Minor	Minor	
	Summer	High (Residents)	Negligible	Negligible	Negligible	Negligible	Negligible	Moderate/Minor	Moderate/Minor	Moderate/Minor	Moderate/Minor	Moderate/Minor	Neutral
21. Mount Ephraim House Entrance	Winter	High	Negligible	Negligible	Negligible	Negligible	Negligible	Moderate/Minor	Moderate/Minor	Moderate/Minor	Moderate/Minor	Moderate/Minor	Neutral
	Summer	High	Negligible	Negligible	Negligible	Negligible	Negligible	Moderate/Minor	Moderate/Minor	Moderate/Minor	Moderate/Minor	Moderate/Minor	Neutral
22. PRoW within the Site ZR485	Winter	Medium	Substantial	Substantial	Substantial	Substantial	Substantial	<b>Major/Moderate</b> for walkers	<b>Major/Moderate</b> for walkers	<b>Major/Moderate</b> for walkers	<b>Major/Moderate</b> for walkers	<b>Major/Moderate</b> for walkers	Negative
	Summer	Medium	Substantial	Substantial	Substantial	Substantial	Substantial	<b>Major/Moderate</b> for walkers	<b>Major/Moderate</b> for walkers	<b>Major/Moderate</b> for walkers	<b>Major/Moderate</b> for walkers	<b>Major/Moderate</b> for walkers	Negative

**Table C4: Assessment of Cumulative Magnitude of Visual Change (Construction, Operational and Decommissioning)**

								Construction	Operational			Decommissioning	
Receptor		Size and Scale of Change (after year 1)	Scale of Change (after 5 years)	Scale of Change (after 10 years)	Geographical Extent	Duration	Reversibility	Magnitude	Magnitude (Year 1)	Magnitude (Year 5)	Magnitude (after 10 years)	Magnitude	Notes
National Cycle Network 1 (NCN 1)	Winter	Small	Negligible	Negligible	Medium	Long term	Reversible	Negligible	Negligible	Negligible	Negligible	Negligible	All phases: The difference in effects between the addition of the Development to the current baseline, and the addition of the Development to the cumulative baseline is very small, because cumulative development close to the NCN 1 is minimal, within 2 km of the CLS Area.
	Summer	Small	Negligible	Negligible	Medium	Long term	Reversible	Negligible	Negligible	Negligible	Negligible	Negligible	
Saxon Shore Way Long Distance Footpath	Winter	Small	Negligible	Negligible	Medium	Long term	Reversible	Negligible	Negligible	Negligible	Negligible	Negligible	All phases: The difference in effects between the addition of the Development to the current baseline, and the addition of the Development to the cumulative baseline is very small, because cumulative development close to the Saxon Shore Way is minimal within 2 km of the CLS Area.
	Summer	Small	Negligible	Negligible	Medium	Long term	Reversible	Negligible	Negligible	Negligible	Negligible	Negligible	
Sandbanks Road	Winter	Negligible	Negligible	Negligible	Small	Long term	Reversible	Negligible	Negligible	Negligible	Negligible	Negligible	All phases: The difference in effects between the addition of the Development to the current baseline, and the addition of the Development to the cumulative baseline is minimal, because no cumulative development is proposed in proximity to Sandbanks Road.
	Summer	Negligible	Negligible	Negligible	Small	Long term	Reversible	Negligible	Negligible	Negligible	Negligible	Negligible	

								Construction	Operational			Decommissioning	
Viewpoint		Size and Scale of Change (after year 1)	Scale of Change (after 5 years)	Scale of Change (after 10 years)	Geographical Extent	Duration	Reversibility	Magnitude	Magnitude (Year 1)	Magnitude (Year 5)	Magnitude (after 10 years)	Magnitude	Notes
<b>Viewpoints</b>													
1. Saxon Shore Way Long Distance Footpath and Nagden Cottages	Winter	Small	Negligible	Negligible	Medium	Long term	Reversible	Negligible	Negligible	Negligible	Negligible	Negligible	All phases: The difference in effects between the addition of the Development to the current baseline, and the addition of the Development to the cumulative baseline is very small, because there would be minimal views of cumulative development from this viewpoint.
	Summer	Small	Negligible	Negligible	Medium	Long term	Reversible	Negligible	Negligible	Negligible	Negligible	Negligible	
2. Saxon Shore Way Long Distance Footpath north west Corner of site	Winter	Small	Small	Negligible	Small	Long term	Reversible	Slight	Slight	Negligible	Negligible	Negligible	All phases: The difference in effects between the addition of the Development to the current baseline, and the addition of the Development to the cumulative baseline is very small, because there would be minimal views of cumulative development from this viewpoint.
	Summer	Small	Small	Negligible	Small	Long term	Reversible	Slight	Negligible	Negligible	Negligible	Negligible	
3. Saxon Shore	Winter	Small	Small	Negligible	Small	Long term	Reversible	Slight	Slight	Negligible	Negligible	Negligible	All phases:

Viewpoint	Size and Scale of Change (after year 1)	Scale of Change (after 5 years)	Scale of Change (after 10 years)	Geographical Extent	Duration	Reversibility	Construction	Operational			Decommissioning	Notes	
							Magnitude	Magnitude (Year 1)	Magnitude (Year 5)	Magnitude (after 10 years)	Magnitude		
Way Long Distance Footpath at Junction of PROW												The difference in effects between the addition of the Development to the current baseline, and the addition of the Development to the cumulative baseline is very small, because there would be minimal views of cumulative development from this viewpoint.	
	Summer	Small	Small	Negligible	Small	Long term	Reversible	Slight	Negligible	Negligible	Negligible		Negligible
11. Church Road Faversham	Winter	Medium	Medium	Medium	Medium	Long term	Reversible	Slight	Slight	Slight	Slight	Negligible	<p><b>Construction:</b>                      There is potential for visibility during construction due to the visibility of both cumulative developments along Oare Creek in combination with the Development, however the Development would contribute minimally to any change in views, and at a distance, unlike the cumulative development.</p> <p><b>Operational:</b>                      There is potential for visibility during the operational phase due to the visibility of both cumulative developments along Oare Creek in combination with the Development, however the Development would contribute minimally to any change in views, and at a distance, unlike the cumulative development.</p> <p><b>Decommissioning:</b>                      There will be limited views during the decommissioning stage and these would be distant views. Any cumulative development would be long-established by the time of decommissioning the Development, and additional effects relative to the non-cumulative assessment would be minimal.</p>
	Summer	Medium	Medium	Medium	Medium	Long term	Reversible	Slight	Slight	Slight	Slight	Negligible	
12. Saxon Shore Way Long Distance Footpath at Shipwright Arms	Winter	Small	Small	Small	Medium	Long term	Reversible	Slight	Slight	Slight	Negligible	Negligible	<p><b>All phases:</b>                      The difference in effects between the addition of the Development to the current baseline, and the addition of the Development to the cumulative baseline is very small, because there would be minimal views of cumulative development from this viewpoint.</p>
	Summer	Small	Small	Small	Medium	Long term	Reversible	Slight	Slight	Negligible	Negligible	Negligible	

**Table C5: Assessment of Cumulative Visual Effects and Significance**

Receptor	Sensitivity	Construction	Operational			Decommissioning	Construction	Operational			Decommissioning	Nature of Effect (Negative, Positive, Neutral)
		Magnitude	Magnitude (after Construction/ year 1)	Magnitude (5 years)	Magnitude (10 years)	Magnitude	Visual Effects	Visual Effects (after Construction/ year 1) (Bold type = Significant Effect)	Visual Effects (after 5 years) (Bold type = Significant Effect)	Visual Effects (after 10 years) (Bold type = Significant Effect)	Visual Effects	
National Cycle Network 1 (NCN 1)	Winter	High	Negligible	Negligible	Negligible	Negligible	Moderate/Minor	Moderate/Minor	Moderate/Minor	Moderate/Minor	Moderate/Minor	Negative
	Summer	High	Negligible	Negligible	Negligible	Negligible	Moderate/Minor	Moderate/Minor	Moderate/Minor	Moderate/Minor	Moderate/Minor	Negative
Saxon Shore Way Long Distance Footpath	Winter	High	Negligible	Negligible	Negligible	Negligible	Moderate/Minor	Moderate/Minor	Moderate/Minor	Moderate/Minor	Moderate/Minor	Negative
	Summer	High	Negligible	Negligible	Negligible	Negligible	Moderate/Minor	Moderate/Minor	Moderate/Minor	Moderate/Minor	Moderate/Minor	Negative
Sandbanks Road	Winter	Low (Road users)	Negligible	Negligible	Negligible	Negligible	Minor/Negligible	Minor/Negligible	Minor/Negligible	Minor/Negligible	Minor/Negligible	Negative
		Medium (Walkers)					Minor	Minor	Minor	Minor	Minor	
		High (Residents)					Moderate/Minor	Moderate/Minor	Moderate/Minor	Moderate/Minor	Moderate/Minor	
	Summer	Low (Road users)	Negligible	Negligible	Negligible	Negligible	Minor/Negligible	Minor/Negligible	Minor/Negligible	Minor/Negligible	Minor/Negligible	
Summer	Medium (Walkers)					Minor	Minor	Minor	Minor	Minor		
	High (Residents)					Moderate/Minor	Moderate/Minor	Moderate/Minor	Moderate/Minor	Moderate/Minor		

Viewpoint	Sensitivity	Construction	Operational			Decommissioning	Construction	Operational			Decommissioning	Nature of Effect (Negative, Positive, Neutral)
		Magnitude	Magnitude (after Construction/ year 1)	Magnitude (5 years)	Magnitude (10 years)	Magnitude	Visual Effects	Visual Effects (after Construction/ year 1) (Bold type = Significant Effect)	Visual Effects (after 5 years) (Bold type = Significant Effect)	Visual Effects (after 10 years) (Bold type = Significant Effect)	Visual Effects	
<b>Viewpoints</b>												
1. Saxon Shore Way and Nagden Cottages	Winter	High (Residents)	Negligible	Negligible	Negligible	Negligible	Moderate/Minor for residents	Moderate/Minor for residents	Moderate/Minor for residents	Moderate/Minor for residents	Moderate/Minor for residents	Negative
		High (Walkers)					Moderate/Minor for walkers	Moderate/Minor for walkers	Moderate/Minor for walkers	Moderate/Minor for walkers	Moderate/Minor for walkers	
	Summer	High (Residents)	Negligible	Negligible	Negligible	Negligible	Moderate/Minor for residents	Moderate/Minor for residents	Moderate/Minor for residents	Moderate/Minor for residents	Moderate/Minor for residents	Negative
		High (Walkers)					Moderate/Minor for walkers	Moderate/Minor for walkers	Moderate/Minor for walkers	Moderate/Minor for walkers	Moderate/Minor for walkers	
2. Saxon Shore Way	Winter	High	Slight	Slight	Negligible	Negligible	<b>Moderate</b> for walkers	<b>Moderate</b> for walkers	Moderate/Minor for walkers	Moderate/Minor for walkers	Moderate/Minor for walkers	Negative

Viewpoint	Sensitivity	Construction	Operational			Decommissioning	Construction	Operational			Decommissioning	Nature of Effect (Negative, Positive, Neutral)	
		Magnitude	Magnitude (after Construction/year 1)	Magnitude (5 years)	Magnitude (10 years)	Magnitude	Visual Effects	Visual Effects (after Construction/year 1) (Bold type = Significant Effect)	Visual Effects (after 5 years) (Bold type = Significant Effect)	Visual Effects (after 10 years) (Bold type = Significant Effect)	Visual Effects		
NW Corner of site	Summer	High	Slight	Negligible	Negligible	Negligible	Negligible	<b>Moderate</b> for walkers	Moderate/Minor for walkers	Moderate/Minor for walkers	Moderate/Minor for walkers	Moderate/Minor for walkers	Negative
	Winter	High	Slight	Slight	Negligible	Negligible	Negligible	<b>Moderate</b> for walkers	<b>Moderate</b> for walkers	Moderate/Minor for walkers	Moderate/Minor for walkers	Moderate/Minor for walkers	Negative
3. Saxon Shore Way at Junction of PROW	Summer	High	Slight	Negligible	Negligible	Negligible	Negligible	<b>Moderate</b> for walkers	Moderate/Minor for walkers	Moderate/Minor for walkers	Moderate/Minor for walkers	Moderate/Minor for walkers	Negative
	Winter	Medium (Residents) Low (Vehicle users)	Slight	Slight	Slight	Slight	Negligible	Moderate/Minor for residents Minor for vehicle users	Moderate/Minor for residents Minor for vehicle users	Moderate/Minor for residents Minor for vehicle users	Moderate/Minor for residents Minor for vehicle users	Minor for residents Minor/Negligible for vehicle users	Negative
11. Church Road Faversham	Summer	Medium (Residents) Low (Vehicle users)	Slight	Slight	Slight	Slight	Negligible	Moderate/Minor for residents Minor for vehicle users	Moderate/Minor for residents Minor for vehicle users	Moderate/Minor for residents Minor for vehicle users	Moderate/Minor for residents Minor for vehicle users	Minor for residents Minor/Negligible for vehicle users	Negative
	Winter	High (Residents) High (Walkers)	Slight	Slight	Slight	Negligible	Negligible	<b>Moderate</b> for residents <b>Moderate</b> for walkers/recreational users	<b>Moderate</b> for residents <b>Moderate</b> for walkers/recreational users	<b>Moderate</b> for residents <b>Moderate</b> for walkers/recreational users	Moderate/Minor for residents Moderate/Minor for walkers/recreational users	Moderate/Minor for residents Moderate/Minor for walkers/recreational users	Negative
12. PROW at Shipwright Arms	Summer	High (Residents) High (Walkers)	Slight	Slight	Negligible	Negligible	Negligible	<b>Moderate</b> for residents <b>Moderate</b> for walkers/recreational users	<b>Moderate</b> for residents <b>Moderate</b> for walkers/recreational users	Moderate/Minor for residents Moderate/Minor for walkers/recreational users	Moderate/Minor for residents Moderate/Minor for walkers/recreational users	Moderate/Minor for residents Moderate/Minor for walkers/recreational users	Negative