



Oaklands Farm Solar Park

Consultation Report

Appendix 17.1 – 2024 Targeted Consultation with specified
landowners – Consultation letter (7 February 2024)

January 2024

Applicant: Oaklands Farm Solar Ltd

Document Reference: EN010122/APP/5.2

Date: January 2024

Pursuant to: APFP Regulation: 5(2)(q)

Author: Thirty4/7 Communications Ltd

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1. 2024 Targeted Consultation letter with specified landowners (7 February 2024)

Oaklands Farm Solar Limited | Prospect House | 5 Thistle Street | Edinburgh | EH2 1DF |

ADDRESSEE

Contact person

Ashley McInnes

Email

info.oaklands-solarfarm@baywa-re.co.uk

Date

07/02/2024

Dear Sirs

Oaklands Farm Solar Limited

Statutory Consultation - Section 42 and Section 44 of the Planning Act 2008

Your Reference – XXXX

This letter is being sent to you as part of a statutory consultation exercise being carried out pursuant to Section 42 of the Planning Act 2008 (the “2008 Act”).

Oaklands Farm Solar Limited (“the Applicant”) intends to develop a large-scale solar plus energy storage facility, known as Oaklands Farm Solar Park (“the project”). Oaklands Farm Solar Limited is a wholly owned subsidiary of BayWa r.e. UK Ltd.

The facility will be located on land west of the village of Rosliston, and east of Walton on Trent. The proposals comprise a solar farm plus energy storage covering approximately 410 acres, to be connected to the national electricity network at the Drakelow National Grid substation.

As the expected generating capacity of the project at this stage is circa 138 megawatts of solar power and circa 37.5 megawatts of energy storage capacity, the project is a nationally significant infrastructure project as defined by Section 15(3) of the 2008 Act. The Applicant is required to make an application to the Secretary of State for Development Consent Order (“DCO”). If the DCO application is accepted, the Planning Inspectorate will then process and examine the application and then make a recommendation to the Secretary of State for Business, Energy and Industrial Strategy. The final decision on the DCO application will be made by the Secretary of State.

We have recently undertaken an exercise to refresh our book of reference. As part of that exercise, you have been identified as having an interest in the land needed for the Scheme. As part of normal statutory process, we would have consulted with yourself, and any comments received would have been considered in the development of the DCO application. As the application is due to be submitted it is not possible for us to engage in formal statutory consultation with yourself but we would like to hear your views so we can have regard to them and, if necessary, make any changes to the Scheme.

The DCO application will contain full details of the project and will be accompanied by an Environmental Statement in accordance with the 2008 Act and the Infrastructure Planning (Environmental Impact Assessment) Regulations 2017.

Your interest in the land

Under sections 42 and 44 of the 2008 Act, the Applicant is required to consult with those who have an interest in the land affected by the proposed application or who may be affected by the project. Further to diligent enquiry, the Applicant has identified that you may be a person that is either (1) an owner, lessee, tenant, or occupier of land within the project site boundary, (2) a person who holds an interest in the land or has the power to sell or convey the land or release the land within the project site boundary, or (3) might be entitled to make a relevant compensation claim if Oaklands Farm Solar Park is consented and constructed.

Please refer to the set of plans (provided on the project website (www.baywa-re.co.uk/en/solar/oaklands-solar-farm#project-description) or available free of charge upon request) showing all affected land within the project site boundary. In addition, the enclosed plan shows the project site boundary.

The Applicant is already in discussions with all of the main landowners required to deliver the project. The Application will seek to include compulsory acquisition powers within the DCO, including powers to acquire land or rights in land together with temporary possession of land.

Consultation on Oaklands Farm Solar Park

Should the DCO application be accepted by the Planning Inspectorate, then we will write to you notifying you of acceptance under the provisions of section 56 of the Planning Act 2008 and tell you how you can submit comments on the accepted DCO application.

However, with a view of ensuring that you are fully informed due to your interest in the affected land, we are enclosing the following documents in paper copy to help you understand our proposals and share your views with us:

- A Scheme Plan showing the extents of the Scheme

We also wish to draw your attention to the consultation materials which are available to be inspected or downloaded free of charge from the scheme website.

How to respond to this consultation

The Consultation Summary Document and other consultation materials (available from 21st April 2022 on the project website (www.baywa-re.co.uk/en/solar/oaklands-solar-farm#project-description)), explain the specific topics on which the Applicant is seeking feedback. Consultees are not however restricted to commenting on these issues, and the Applicant welcomes feedback on any aspect of the proposals for Oaklands Farm Solar Park. **Responses must be received no later than 11.59pm on Wednesday 7th March 2024.** Responses received after this time may not be considered.

When providing your response, please include your name and contact details (a postal or email address) and confirm the nature of your interest in the proposed project. Responses must be submitted:

- (a) By completing a feedback form - available online via the project website (<https://www.baywa-re.co.uk/en/solar/oaklands-solar-farm>).
- (b) By emailing: info.oaklands-solarfarm@baywa-re.co.uk
- (c) In writing to: FREEPOST TC CONSULTATION (no further address or stamp required)

Further information

If you would like further information about this letter, the consultation or Oaklands Farm Solar Park, please contact the project team by using one of the contact methods provided below:

Email: info.oaklands-solarfarm@baywa-re.co.uk

Post: FREEPOST TC CONSULTATION (no further address or stamp required)

Phone: 

We look forward to hearing from you.

Yours faithfully



Ashley McInnes

Oaklands Farm Solar Park Project Manager
BayWa r.e. UK Limited, on behalf of Oaklands Farm Solar Limited

Encs:

1. Project Site Boundary Plan



Key:  Site Boundary

Interest: N/A

Location: Land at south Derbyshire, East Midlands, DE12 8LR


Coords: 423035, 317714

Schema Name: Oaklands Farm Solar Project

Drawing Name: Information Plan

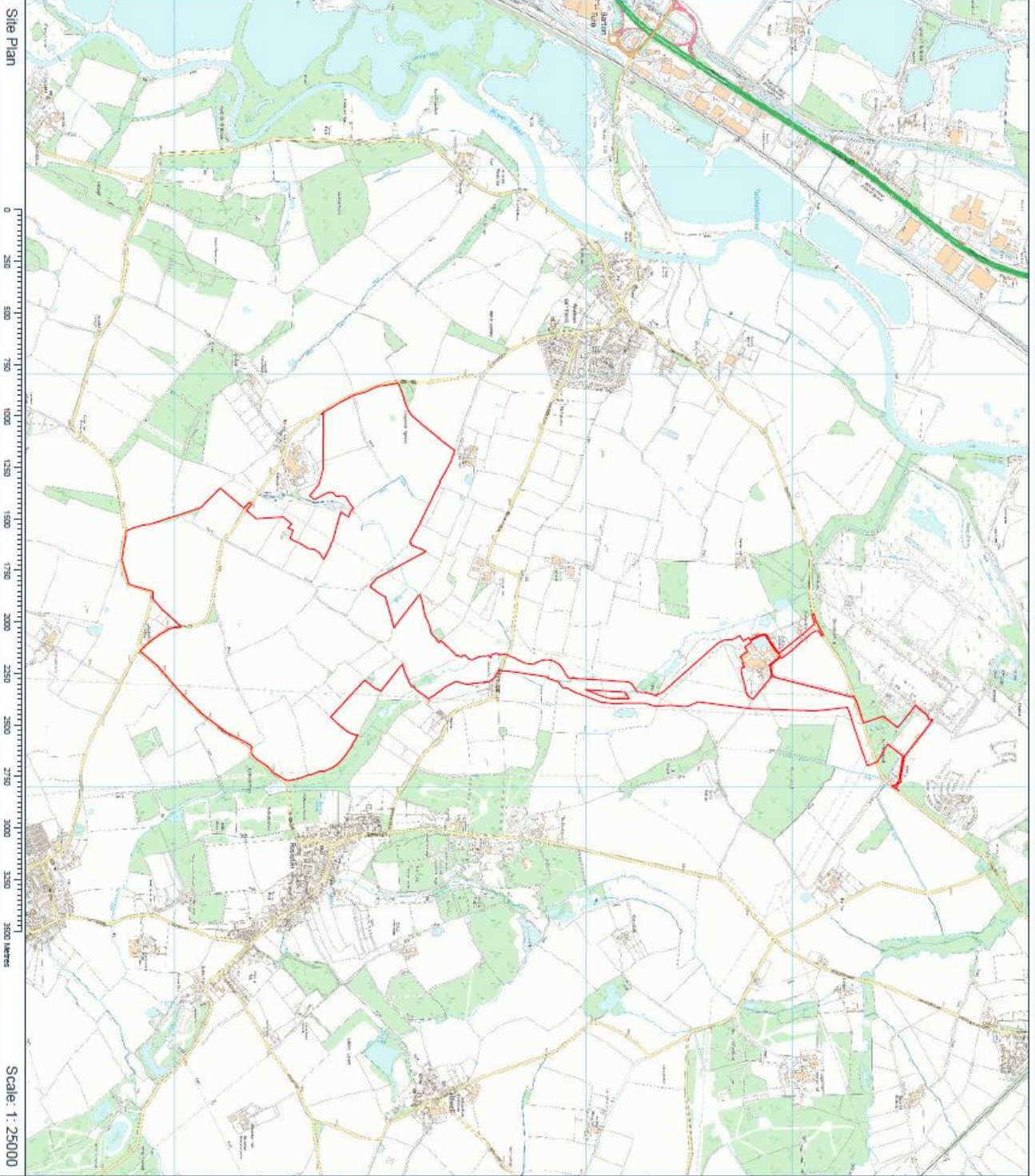
Drawing No: 21005016_PLN_INFO_294_1

Rev	Date	Description
-	06.02.2024	First Issue

Drawn:	AL	
Approved:	VS	
Sheet No:	1 of 1	
Sheet Size:	A4	



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Site Plan

0 250 500 750 1000 1250 1500 1750 2000 2250 2500 2750 3000 3250 3500 Metres

Scale: 1:25000



Oaklands Farm Solar Feedback Form

Deadline for feedback: 11.59pm 7th March 2024

We value your feedback. Please complete this form and let us know your thoughts about the Oaklands Farm Solar Park proposals.

You can return this form via several methods, including:

- ◆ Handing it to a member of the project team or placing in a ballot box at a consultation event;
- ◆ Posting it to FREEPOST TC CONSULTATION (no further address or stamp required);
- ◆ Scanning and emailing a copy to info.oaklands-solarfarm@baywa-re.co.uk;
- ◆ Alternatively, you can fill out an online version at the Project Website: www.baywa-re.co.uk/en/solar/oaklands-solar-farm

About you:

Name: _____

Organisation (if any): _____

Address: _____

Email: _____

Phone: _____

Age: _____

Any additional information you would like to share about you that can help in our assessment of the comments you provide (such as occupation, disability, gender):

Your comments will be anonymous, and we will only identify you in these reports with your express permission. Further information on protection of your data can be found: <https://www.baywa-re.co.uk/en/data-protection/baywa-re-uk/>

Have you found this consultation exercise informative?

- Yes No Unsure
Please explain your answer:

Additional space

GDPR statement: Oaklands Farm Solar Limited, a wholly owned subsidiary of BayWa re. UK, are committed to safeguarding the personal information collected from this survey and we recognise our obligations in meeting commitments of the General Data Protection Regulation (GDPR) and the Data Protection Act 2018. By providing your feedback and any contact details, you are consenting to the use of this data by the Applicant to assess feedback related to issues associated with the Oaklands Farm Solar project. Your data will be stored in safe and secure place and will be deleted when no longer required. Your information will only be shared within the Oaklands Farm Solar Project team and consultants, including Trinity47 Communications Ltd, which is assisting us with our public consultation activities.

Your data and any information provided to us will be used for the following purposes only:

- Respond to specific questions or enquiries submitted during the consultation.
- To send you updates about the project (where you provide us with your contact details).
- Develop a Consultation Report (or similar document) about this public consultation that will be submitted to the Planning Inspectorate and/or other relevant planning bodies; this will be a publicly available document.

Your comments will be anonymous, and we will only identify you in these reports with your express permission. Further information on protection of your data can be found:

<https://www.baywa-re.co.uk/en/data-protection/baywa-re-uk/>

Please use the blank space on the back for any additional information you wish to provide.

Do you support the use of solar energy to generate electricity in the UK?

Yes No Unsure

Please explain why you support/do not support use of solar energy as part of the UK energy mix?

Are you in favour of the proposals for Oaklands Farm Solar Park in principle?

Yes No Unsure

Please explain why you support/do not support the proposals in principle?

The questions below relate to information contained within the Consultation Summary Document. Please review the Consultation Summary Document as you consider your feedback to these questions:

1. Do you have any comments on the proposed siting or layout of the solar farm and energy storage facility considering any known constraints in this area?

2. Do you have any comments on our assessment of any landscape and visual impact considerations including our landscaping proposals as set out in the Landscape Strategy Plan?

3. With regard to ecology, biodiversity and land use, do you have any views on the environmental considerations of the proposals and the mitigation measures required to address any impacts identified?

4. With regard to water resources and flood risk, glint and glare, air quality, noise, historic environment or cumulative impacts, do you have any views on the environmental considerations of the proposals and the mitigation measures required to address any impacts?

5. Do you have any comments on the connection route, or whether you would prefer the use of overhead or underground cables?

6. With regard to traffic, transport and construction, do you have any views on the proposals and the mitigation measures required to address any impacts identified?

7. Do you feel that the proposed new right of way shown on the consultation materials is appropriate? Do you have any alternative suggestions for local access and routes through or around the site?

8. Do you have any thoughts on how this project could provide local community benefit?

9. Do you have any other comments on the proposals for Oaklands Farm Solar Park?