

**From:** [REDACTED]  
**To:** [Mona Offshore Wind Project](#)  
**Cc:** [REDACTED]  
**Subject:** Re -The Examining authority"s written questions and requests for information (EX Q2) Mona Offshore Wind Farm Scheme- Our client/ Affected party -; Mr AEM Owen (Land occupier ) Our Ref:- Mon..OWE.A-4-C  
**Date:** 03 December 2024 09:32:02

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REGISTRATION ID NO-:20048007

Dear Sirs,

With reference to Q2.6.13-:

1. With regard to an update on negotiations since CAH1(EV 008) [-albeit unfortunately we are unable to locate item EV-008 on the Examination library as at 19<sup>th</sup> November,2024]- ;

i)There has been one meeting held with the Applicants' representatives Dalcour Maclaren and exchange of correspondence .

ii)Whilst we have received draft Heads of Terms for an Occupier's consent (and associated plan ) in respect of cable route ,only an incomplete preliminary template document (excluding an associated plan) has been received regarding the occupied land affected by the proposed onshore substation site (which is insufficient ,at this juncture, to progress meaningful discussions) .

iii) Given the extent of the area earmarked to be affected our client would benefit from receiving formal agreement from the Applicant ,together with a condition included within the Development Consent Order, to indemnify against any expense , loss and inconvenience sustained from the long term adverse impact of the proposed scheme on the affected party's dairy enterprise (to satisfy the principle of equivalence) to -:

- a. enable to secure other land ( where available and possible ) and feeding stuffs (of suitable quality) as necessary , and/or in the event of this not being reasonably practicable,
- b. to compensate the future loss of viability of the business (both temporarily and permanently ) . In this respect there is a need to bear in mind that our client is the long term occupier of the affected land and the dairy enterprise has evolved to its existing productive capacity in consequence of the same .

iv) Furthermore, in my latter e-mail correspondence to Dalcour Maclaren on 21<sup>st</sup> November ,2024 the following has been requested (on which no response has yet been received) -:

***'In accordance with our discussion at Bodysgaw Isa on 11<sup>th</sup> November I would be grateful if you can please formally confirm that your client (Mona Offshore Wind Ltd) will be willing to pay compensation to Mr AEM Owen to enter into an arrangement to source silage and /or grazing (if possible) for the dairy herd to reflect the tenanted land anticipated not to be available pursuant to /during the above proposed scheme. Moreover , it would be appreciated (from the supplemental mapping information provided during our meeting) if we can ,please, receive detail of the anticipated***

***timeline and quantity of the tenanted land that will be permanently lost and temporarily unavailable to our client (together with an associated plan illustrating the same ) as if enabling (pre scheme preparatory) works are potentially due to start during the second half of 2025 our client would benefit from having this information ratified as soon as practicable ( to enable such an arrangement to be made ,where possible, at the earliest opportunity in 2025 ) .It is anticipated ,of course, that Mona Offshore Wind ltd shall , in such circumstances ,require to approve such an arrangement in advance of it being finalised and naturally Mr Owen will need the associated professional costs, reasonably incurred, to be paid for by your client together with any extra expense and time sustained in respect of undertaking the arrangement (e.g. carting produce from any extended distance to Bodysgaw Isa etc ).I'm sure you will appreciate, owing to the scarcity of land available in the locality, our client needs to be in position , henceforth ,to enter transactions as soon as possible should appropriate opportunities arise .'***

2. Appertaining to the question raised on whether any supplemental comment applies in respect of the Applicant's response to Davis Meade Property Consultants in respect of REP4-078 – it is interpreted that this item applies to a different Affected Party not represented by DMPC .

Yours faithfully,

[REDACTED]

[REDACTED] MRICS FAAV

Director & RICS Registered Valuer

For and on behalf of :

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