

# MONA OFFSHORE WIND PROJECT

## Initial Statement of Common Ground between Mona Offshore Wind Project and Isle of Anglesey County Council (IoACC)

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Image of an offshore wind farm

**MONA OFFSHORE WIND PROJECT**

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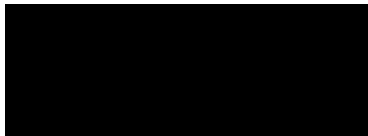

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## MONA OFFSHORE WIND PROJECT

### Glossary

Term	Meaning
Applicant	Mona Offshore Wind Limited.
Development Consent Order (DCO)	An order made under the Planning Act 2008 granting development consent for one or more Nationally Significant Infrastructure Project (NSIP).
Marine licence	The Marine and Coastal Access Act 2009 requires a marine licence to be obtained for licensable marine activities. Section 149A of the Planning Act 2008 allows an applicant for a DCO to apply for a 'deemed' marine licence as part of the DCO process. In addition, licensable activities within 12nm of the Welsh coast require a separate marine licence from Natural Resource Wales (NRW).
Mona Offshore Wind Project	The Mona Offshore Wind Project is comprised of both the generation assets, offshore and onshore transmission assets, and associated activities.
The Planning Inspectorate	The agency responsible for operating the planning process for Nationally Significant Infrastructure Projects.

### Acronyms

Acronym	Description
DCO	Development Consent Order
EIA	Environmental Impact Assessment
ES	Environmental Statement
HRA	Habitat Regulation Assessment
IoACC	Isle of Anglesey County Council
ISAA	Information to Support Appropriate Assessment
LEMP	Landscape and Ecology Management Plan
MHWS	Mean High Water Springs
MLWS	Mean Low Water Springs
OSP	Offshore Substation Platform
PEIR	Preliminary Environmental Information Report
SLVI	Seascape, Landscape and Visual Impact
SLVIA	Seascape, Landscape and Visual Impact Assessment
SoCG	Statement of Common Ground

### Units

Unit	Description
kV	Kilovolts

# 1 INITIAL STATEMENT OF COMMON GROUND BETWEEN MONA OFFSHORE WIND PROJECT AND ISLE OF ANGLESEY COUNTY COUNCIL (IOACC)

## 1.1 Introduction

### 1.1.1 Overview

1.1.1.1 This initial Statement of Common Ground (SoCG) has been prepared between Mona Offshore Wind Limited (hereafter referred to as ‘the Applicant’) and Isle of Anglesey County Council (IoACC), together the parties. The SoCG sets out the areas of agreement and disagreement between the parties in relation to the proposed Development Consent Order (DCO) application for the Mona Offshore Wind Project.

1.1.1.2 The need for a SoCG between the Applicant and IoACC is set out within the Rule 6 letter that was issued by the Planning Inspectorate on 07 June 2024.

1.1.1.3 This document is intended to provide the Examining Authority with an overview of the level of common ground between the parties. The SoCG will identify where agreement has been reached, where differences lie and the reasons for disagreement or outstanding matters. The SoCG will also be used to facilitate further discussion between the parties. The SoCG will be updated during the Mona Offshore Wind Project Examination.

### 1.1.2 Mona Offshore Wind Project Elements under IoACC’s Remit

The element of the Mona Offshore Wind Project which may affect the interests of IoACC is Work Number 1, seaward of Mean Low Water Springs (MLWS). This Work is detailed in Schedule 1 (Authorised Project), Part 1 (Authorised Development) of the Draft DCO (APP-023).

1.1.2.1 This SoCG covers the following topics of relevance to IoACC:

- Seascape, landscape and visual resources
- Socio-economics.

1.1.2.2 In respect of the above topics, the following matters are covered in this SoCG:

- Scoping
- Consultation
- Policy
- Surveys
- Baseline Environment
- Project Design Envelope
- Assessment methodology
- Assessment of the effects from the project alone
- Assessment of the effects from the project cumulatively with other projects
- Mitigation (including outline Management Plans).

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### 1.1.3 Overview of Mona Offshore Wind Project

1.1.3.1 Mona Offshore Wind Project is a proposed offshore wind farm located in the east Irish Sea. The Mona Offshore Wind Project will include both offshore and onshore infrastructure and consist of:

- **Mona Array Area:** This is where the wind turbines, Offshore Substation Platforms (OSPs), foundations (for both wind turbines and OSPs), inter-array cables, interconnector cables and offshore export cables will be located
- **Mona Offshore Cable Corridor and Access Areas:** The corridor located between the Mona Array Area and the landfall up to Mean High Water Springs (MHWS), in which the offshore export cables will be located and in which the intertidal access areas are located
- **Intertidal access areas:** The area from MHWS to Mean Low Water Springs (MLWS) which will be used for access to the beach and construction related activities
- **Landfall:** This is where the offshore export cables make contact with land and the transitional area where the offshore cabling connects to the onshore cabling
- **Mona Onshore Development Area:** The area in which the landfall, Mona Onshore Cable Corridor, Mona Onshore Substation, mitigation areas, temporary construction infrastructure (such as access roads and construction compounds), operational access to the Mona Onshore Substation and the 400 kV connection to National Grid infrastructure will be located
- **Mona Onshore Substation:** This is where the new substation will be located, containing the components for transforming the power supplied from the offshore wind farm up to 400 kV
- **Mona 400 kV Grid Connection Cable Corridor:** The corridor from the Mona Onshore Substation to the National Grid substation.

### 1.1.4 Approach to SoCG

1.1.4.1 This initial SoCG has been developed during the pre-examination phase and will be progressed during the examination phases of the Mona Offshore Wind Project. In accordance with discussions between the parties, the SoCG is focused on those issues raised by IoACC within its response to Scoping, Section 42 consultation that has underpinned the pre-application consultation between the parties. This SoCG also includes those issues raised by IoACC during the post-application phase (i.e. relevant representations and pre-examination meetings).

1.1.4.2 The structure of this SoCG is as follows:

- Section 1.1: Introduction
- Section 1.2: Summary of SoCG
- Section 1.3: Summary of consultation
- Section 1.4: Agreement log.

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**1.2 Summary of SoCG**

**1.2.1 Overview**

1.2.1.1 This initial SoCG outlines the consultation that has taken place between the parties during the pre-application and post-application phase of the Mona Offshore Wind Project. The agreement logs present the position reached on 07 August 2024 (Deadline 1).

**1.2.2 Summary of Those Matters Agreed, Ongoing Points of Discussion and Not Agreed**

1.2.2.1 Table 1.1 provides a summary of those matters agreed, an ongoing point of discussion or not agreed between the parties.

**Table 1.1: Summary of areas agreed, ongoing points of discussion and not agreed between the parties.**

Topic	Agreement status
<b>Seascape, landscape and visual resources</b>	
Scoping	Agreed
Consultation	Agreed
Policy	Agreed
Surveys	Agreed
Baseline Environment	Agreed
Project Design Envelope	Agreed
Assessment methodology	Agreed
Assessment of the effects from the project alone	Not agreed
Assessment of the effects from the project cumulatively with other projects	Not agreed
Mitigation (including outline Management Plans).	Not agreed
Landscape enhancement package	Agreed
<b>Socio-economics</b>	
Scoping	Agreed
Consultation	Agreed
Policy	Agreed
Baseline Environment	Agreed
Project Design Envelope	Agreed
Assessment methodology	Agreed
Assessment of the effects from the project alone	Agreed
Assessment of the effects from the project cumulatively with other projects	Agreed
Mitigation (including outline Management Plans).	Agreed

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**1.3 Summary of consultation**

1.3.1.1 Table 1.2 below provides an overview of the consultation undertaken by the Applicant with IoACC during the pre-application phases of the Mona Offshore Wind Project.

1.3.1.2 Table 1.3 below provides a summary of the consultation undertaken by the Applicant with IoACC during the post-application phases of the Mona Offshore Wind Project

**Table 1.2: Summary of pre-application consultation with IoACC.**

Date	Form of consultation	Statutory or non-statutory engagement	Summary of consultation
28 September 2022	Meeting	Non-statutory engagement	Seascape, Landscape and Visual Impact Workshop 1 – matters discussed include: the approach to identifying the onshore and offshore cable route corridors, the baseline environment and design principles; and the maximum design scenario.
01 June 2023	Section 42 Statutory Consultation Response	Statutory engagement	IoACC confirmed support for low carbon developments and provided comment on opportunities to maximise the socio-economic benefit of the project. IoACC recommended that a Skills and Employment Strategy should be prepared and local content should be maximised.  IoACC also commented on Seascape, Landscape and Visual Impact (SLVIA), confirming that the methodology appeared to be in line with best practice, but the assessment of significance, and its reporting, differed from the main ES methodology used by other disciplines. Further detail of mitigation and/or enhancement measures was also sought.

**Table 1.3: Summary of post-application consultation with IoACC.**

Date	Form of consultation	Statutory or non-statutory engagement	Summary of consultation
17 May 2024	Relevant representation	Statutory engagement	Seascape, Landscape and Visual Impacts – the Council requested further clarification on the choice of methodology
29 July 2024	SoCG discussion	Statutory engagement	Discussion around drafting of SoCG for Deadline 1 submission
13 November 2024	Meeting	Non-statutory	Meeting to discuss an updated draft of the SoCG and the Isle of Anglesey without prejudice landscape enhancement package.
5 December 2024	Meeting	Non-statutory	Meeting to discuss without prejudice landscape enhancement package
16 December 2024	Meeting	Non-statutory	Meeting to discuss without prejudice landscape enhancement package
7 January 2025	Meeting	Non-statutory	Meeting to discuss without prejudice landscape enhancement package



## 1.4 Agreement log

1.4.1.1 This section of the SoCG sets out the level of agreement between the parties. For each matter the status is identified as being either agreed, not agreed or an ongoing point of discussion, according to the criteria set out in Table 1.4 below.

**Table 1.4: Position definitions and colour coding.**

Position and colour coding	Definition of position
Agreed	The matter is considered to be agreed between the parties.
Ongoing point of discussion	The matter is neither agreed or not agreed and is a matter where further discussion is required between the parties.
Not agreed, but not material	The matter is not considered to be agreed between the parties, but is not deemed material
Not agreed	The matter is not considered to be agreed between the parties.

1.4.1.2 Table 1.5 and Table 1.6 set out the level of agreement between the parties for each relevant component of the application (as identified in section 1.1.2).

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**1.4.2 Seascape, landscape and visual resources**

**Table 1.5: Agreement Log between the parties on Seascape, landscape and visual resources.**

Reference Number	Discussion point	Applicant's Position	IoACC's Position	Status
<b>EIA</b>				
IOACC.SLV.1	Scoping	Agreement to the scoping of impacts for the EIA for seascape, landscape and visual resources.	No additional comments provided by IoACC.	Agreed
IOACC.SLV.2	Consultation	The Applicant has undertaken adequate consultation with IoACC on the potential impacts of the Mona Offshore Wind Project on seascape, landscape and visual resources.	IoACC consider that adequate consultation has been undertaken on the potential impacts of the Mona Offshore Wind project on seascape, landscape and visual resources.	Agreed
IOACC.SLV.3	Consultation	The Application documents have had due regard to matters raised by IoACC through statutory and non-statutory consultation on potential impacts on seascape, landscape and visual resources.	IoACC consider that the documents in the DCO Application have had due regard to the matters raised by IoACC during statutory and non-statutory consultation with regards to potential impacts on seascape, landscape and visual resources.	Agreed
IOACC.SLV.4	Policy	The Application documents have identified and considered all plans and policies relevant to seascape, landscape and visual resources, within IoACC's remit.	IoACC consider that the seascape, landscape and visual resources documents in the DCO Application have considered all relevant plans and policies within IoACC's remit.	Agreed
IOACC.SLV.5	Surveys	The site-specific surveys have been undertaken in accordance with agreed methodologies.	IoACC agree that the photographic surveys have been undertaken in accordance with the appropriate methodologies.	Agreed
IOACC.SLV.6	Baseline environment	Sufficient primary and secondary data (including site-specific surveys) has been collated to appropriately characterise the seascape, landscape and visual baseline environment for the purposes of Environmental Impact Assessment (EIA) within Volume 2, Chapter 8: Seascape and visual resources (APP-060).	IoACC were consulted on the representative viewpoints for the photographic surveys and agree that sufficient data has been gathered to appropriately characterise the seascape, landscape and visual baseline	Agreed

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Reference Number	Discussion point	Applicant's Position	IoACC's Position	Status
IOACC.SLV.7	Study area	The seascape, landscape and visual resources study area is appropriate for the receptors, sites and impacts assessed.	IoACC agree that the study area used for the seascape, landscape and visual resources assessment is appropriate.	Agreed
IOACC.SLV.8	Project design envelope	The assessment in Volume 2, Chapter 8: Seascape and visual resources (APP-060) has appropriately defined the Maximum Design Scenario (MDS) for the purposes of EIA.	The turbine layout option was discussed in the SLVIA workshop dated 28/09/2022. IoACC advised which option they considered represented the maximum design scenario for the purpose of the SLVIA assessment. IoACC agree that this option has been assessed in Volume 2, Chapter 8: Seascape and visual resources (APP-060).	Agreed
IOACC.SLV.9	Assessment methodology	The sensitivity of seascape, landscape and visual receptors has been correctly identified and sufficiently described within Volume 2, Chapter 8: Seascape and visual resources (APP-060).	IoACC consider that the sensitivity and significance of the receptors have been appropriately described.	Agreed
IOACC.SLV.10	Assessment methodology	The methodologies used within Volume 2, Chapter 8: Seascape and visual resources (APP-060) are appropriate for assessing the potential impacts of Mona Offshore Wind Project with regard to seascape, landscape and visual resources.	IoACC consider that the matters raised in its Relevant Representation regarding the methodology to assess significance of effects have been addressed in the Applicant's Response to Relevant Representations (PDA-008).	Agreed
IOACC.SLV.11	Assessment of the effects from the project alone	The likely significant adverse residual effects (in EIA terms) identified within Volume 2, Chapter 8: Seascape and visual resource (APP-060) represent a comprehensive list of the likely significant adverse residual effects on seascape, landscape and visual resources.	IoACC consider that the likely significant adverse effects identified in Volume 2, Chapter 8: Seascape and visual resource (APP-060) as a result of the Project alone are comprehensive.  The IoACC considers that the development will cause significant and adverse effects on the character and special qualities of the Isle of Anglesey National Landscape (Area of Outstanding Natural Beauty).	Not Agreed

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Reference Number	Discussion point	Applicant's Position	IoACC's Position	Status
IOACC.SLV.12	Assessment of the effects from the project cumulatively with other projects	The likely significant adverse residual effects (in EIA terms) which are predicted to arise from the development of Mona Offshore Wind Project cumulatively with other project and plans identified within Volume 2, Chapter 8: Seascape and visual resources (APP-060) represent a comprehensive list of the likely significant adverse residual effects on seascape, landscape and visual resources.	<p>IoACC consider that the likely significant adverse effects identified in Volume 2, Chapter 8: Seascape and visual resource (APP-060) as a result of the project cumulatively with other projects and plans are comprehensive.</p> <p>The IoACC considers that the development along with other projects will cumulatively cause visual changes to the setting of the Isle of Anglesey National Landscape (Area of Outstanding Natural Beauty).</p> <p>The IoACC are also of the opinion that the Wales Coastal Path users would experience both combined and sequential cumulative impacts as a result of the proposal and wind turbines with the consented Awel y Mon development. At locations such as Penmon Point, the cumulative effect would be greater than the effect of the Mona Array Area in isolation, and it is likely to be significant.</p>	Not Agreed
IOACC.SLV.13	Mitigation	The mitigation measures and conditions outlined in Volume 2, Chapter 8: Seascape and visual resources (APP-060) and the Mitigation and Monitoring schedule (APP-196) are appropriate and will ensure significant effects are avoided.	The mitigation measures and conditions outlined in Volume 2, Chapter 8: Seascape and visual resources (APP-060) and the Mitigation and Monitoring schedule (APP-196) are not adequate to address likely significant landscape and visual effects on the Anglesey Coast National Landscape.	Not agreed

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Reference Number	Discussion point	Applicant's Position	IoACC's Position	Status
IOACC.SLV.14	Landscape Enhancement Scheme	<p>The Applicant and IoACC have engaged to discuss a landscape enhancement package for the effects from the Mona Array Area.</p> <p>The Applicant has presented a scheme, set out in the Landscape Enhancement Scheme Principles (S_D7_30) to IoACC. Following detailed discussions between the parties the Landscape Enhancement Scheme Principles have been agreed, and is considered adequate to offset landscape and seascape impacts that may arise from the presence of Mona alone, and in combination with other projects.</p> <p>The Landscape Enhancement Scheme Principles are secured in Requirement 28 of the draft DCO (C1 F08). By inclusion of the Requirement in the draft DCO the Applicant has removed its 'without-prejudice' position and committed to the landscape enhancement scheme being delivered as secured.</p>	<p>The compensation measures and conditions outlined in the Landscape Enhancement Scheme are appropriate and will ensure significant effects are addressed.</p> <p>The Applicant has presented a scheme, set out in the Landscape Enhancement Scheme Principles (S_D7_30) to IoACC. Following detailed discussions between the parties the Landscape Enhancement Scheme Principles have been agreed, and is considered adequate to offset landscape and seascape impacts that may arise from the presence of Mona alone, and in combination with other projects.</p> <p>The Landscape Enhancement Scheme Principles are secured in Requirement 28 of the draft DCO (C1 F08).</p>	Agreed

**1.4.3 Socio-economics**

**Table 1.6: Agreement Log between the parties on Socio-economics.**

Reference Number	Discussion point	Applicant's Position	IoACC's Position	Status
<b>EIA</b>				
IOACC.SE.1	Scoping	Agreement to the scoping of impacts for the EIA for socio-economics.	No additional comments provided by IoACC.	Agreed
IOACC.SE.2	Consultation	The Applicant has undertaken adequate consultation with IoACC on the potential impacts of the Mona Offshore Wind Project on onshore economic, social and tourism receptors.	IoACC consider that adequate consultation has been undertaken on the potential impacts of the Mona Offshore Wind project on onshore economic, social and tourism receptors.	Agreed

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Reference Number	Discussion point	Applicant's Position	IoACC's Position	Status
IOACC.SE.3	Consultation	The Application documents have had due regard to matters raised by IoACC through statutory and non-statutory consultation on potential impacts on onshore economic, social and tourism receptors.	IoACC consider that the documents in the DCO Application have had due regard to the matters raised by IoACC during statutory and non-statutory consultation with regards to potential impacts on onshore economic, social and tourism receptors	Agreed
IOACC.SE.4	Policy	The Application documents have identified and considered all plans and policies relevant to socio-economics, within IoACC's remit.	IoACC consider that the socio-economic documents in the DCO Application have considered all relevant plans and policies within IoACC's remit.	Agreed
IOACC.SE.5	Baseline environment	Sufficient primary and secondary data has been collated to appropriately characterise the socio-economic baseline environment for the purposes of Environmental Impact Assessment (EIA) within Volume 4, Chapter 3: Socio-economics (APP-077).	IoACC consider that sufficient data have been collated to characterise the baseline environment within Volume 4, Chapter 3: Socio-economics (APP-077).	Agreed
IOACC.SE.6	Study area	The socio-economic study area is appropriate for the receptors, sites and impacts assessed.	IoACC agree that the study area used for the socio-economics assessment is appropriate.	Agreed
IOACC.SE.7	Project design envelope	The assessment in Volume 4, Chapter 3: Socio-economics (APP-077) has appropriately defined the Maximum Design Scenario (MDS) for the purposes of EIA.	IoACC consider that the MDS has been appropriately defined for the purposes of EIA.	Agreed
IOACC.SE.8	Assessment methodology	The sensitivity of socio-economic receptors has been correctly identified and sufficiently described within Volume 4, Chapter 3: Socio-economics (APP-077).	IoACC consider that the sensitivity and significance of receptors have been appropriately described within Volume 4, Chapter 3: Socio-economics (APP-077).	Agreed
IOACC.SE.9	Assessment methodology	The methodologies used within Volume 4, Chapter 3: Socio-economics (APP-077) are appropriate for assessing the potential impacts of Mona Offshore Wind Project with regard to onshore economic, social and tourism receptors.	IoACC consider that the methodologies used for assessing impacts within Volume 4, Chapter 3: Socio-economics (APP-077) are appropriate.	Agreed
IOACC.SE.10	Assessment of the effects from the project alone	There will be no significant effects on onshore economic, social and tourism receptors in EIA terms.	IoACC agree that there will be no significant adverse effects on onshore economic, social and tourism receptors as a result of the project alone.	Agreed

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Reference Number	Discussion point	Applicant's Position	IoACC's Position	Status
IOACC.SE.11	Assessment of the effects from the project cumulatively with other projects	The likely significant beneficial residual effects (in EIA terms) cumulatively with other project and plans identified within Volume 4, Chapter 3: Socio-economics (APP-077) represent a comprehensive list of the likely significant beneficial residual effects on economic, social and tourism receptors.	IoACC agree that there will be significant beneficial effects on onshore economic, social and tourism receptors as a result of the project cumulatively with other projects and plans	Agreed
IOACC.SE.12	Mitigation	The mitigation measures and conditions outlined in Volume 4, Chapter 3: Socio-economics (APP-077) and the Mitigation and Monitoring schedule (APP-196) are appropriate and will ensure significant effects are avoided.	IoACC agree that the mitigation measures are appropriate	Agreed

**Other Documents and Plans**

IOACC.SE.13	Outline Skills and Employment Plan (APP-210)	<p>The Outline Skills and Employment Plan is secured under a requirement of the DCO and is considered appropriate with regard to identifying opportunities for employment and training.</p> <p>The Outline Skills and Employment Plan submitted at Deadline 4 includes updates to secure collaboration with the Welsh Government, the Regional Skills Partnership, relevant Local Authorities [including IoACC] to establish an effective monitoring and evaluation approach.</p> <p>The Applicant is also progressing engagement with Welsh Government on an MoU that covers the Outline Skills and Employment Plan and progressing engagement with the Regional Skills Partnership to continue the development process of the final Skills and Employment Plan (to be agreed post-consent).</p>	<p>The Council requires the Outline Skills and Employment Plan to provide adequate assurance that every effort will be made at all project phases to ensure maximum local and regional employment, skills and supply chain opportunities.</p> <p>The Council considers that the Plan in its current form is too high level and that engagement has not taken place with all relevant stakeholders, including in particular the Regional Skills Partnership, Grwp Llandrillo Menai, WG and M-Sparc. Early engagement is required, including at pre-application and application stage, to understand the existing baseline and availability and to align these with the project requirements. This will allow an understanding of what is available to the project and to identify any gaps in order to put early interventions and actions in place to ensure maximum local opportunities and benefits are secured. This engagement should be long term and continue across all project phases to ensure maximum local benefits are realized from the project.</p>	Agreed
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Reference Number	Discussion point	Applicant's Position	IoACC's Position	Status
			<p>It is also key as part of the above exercise to understand the timescales and requirements of other projects in the region in order to ensure alignment of opportunities and that skills can be transferred from one project to the other.</p> <p>We would suggest that a meeting is arranged with all key stakeholders to discuss and progress the detail of the Plan further at the earliest convenience. We would then expect an updated Outline Plan to be submitted to the examination.</p> <p>The Council welcomes that the Outline Skills and Employment Plan includes updates to secure collaboration with the Welsh Government, the Regional Skills Partnership, relevant Local Authorities to establish an effective monitoring and evaluation approach.</p> <p>The Council notes that the applicant is progressing engagement with Welsh Government on an MoU that covers the Outline Skills and Employment Plan and progressing engagement with the Regional Skills Partnership to continue the development process of the final Skills and Employment Plan. This level of engagement will allow the applicant an understanding of the existing baseline and availability to along these with the project requirements. This will also allow an understanding of what it available to the project and to identify any gaps in order to put early interventions and actions in place to ensure maximum local opportunities and benefits are secured. The Council encourages that this engagement should be long term and continue across all project phases to ensure maximum local benefits are realized from the project.</p> <p>The Council welcomes that the Outline Skills and Employment Plan is secured under a requirement</p>	



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			of the DCO and intend upon commenting upon the Plan as part of the requirement discharge process.	