

[REDACTED]

14<sup>th</sup> October 2015

To the attention of the Examining Authority;

**Reference point: Land Plans Sheet 9: Grid box (300750, 368000), reference 'Filter beds'**

As previously brought to your attention, I own a valuable plot of land within the boundaries of Hafod farm which the proposed North Wales Wind farm connection will cross in close proximity. This plot of land has planning permission for a dwelling located approximately 40 meters from the B5382. One of the many factors that influenced my purchase of the plot was the overlooking scenery of the Clwydian range, an area of outstanding natural beauty. The property will also benefit from extensive views to the southerly direction from where the proposed connection will travel and will be seen from a distance (for approximately 1km from the dwelling) crossing agricultural land. The proposed connection will finally cross the land to the rear of the plot, approximately 50 meters from the dwelling.

SP Manweb have failed to acknowledge the impacts that the proposed connection will have on my future property. As development has yet to proceed, SP Manweb have failed to recognise that the property will lie within the 200m boundary from the Overhead line, which is deemed of moderate significance in terms of visual effects. I believe the plot of land should be valued by SP Manweb as if the property exists as development is planned for the near future.

A lot of time, investment and effort was dedicated to obtaining planning permission on the plot of land. I had to overcome many obstacles and it was a lengthy ordeal, however it was all worthwhile as this is where my wife and I plan to live in the near future. The proposed connection would have a detrimental impact on my plans for my dream property and the lack of personal consultation by SP Manweb has left me bitterly disappointed.

Yours faithfully

Meilir Jones