

From: James Whilding [<mailto:james.whilding@acorus.co.uk>]
Sent: Friday, November 27, 2015 05:23 PM
To: Kathryn Dunne
Subject: FW: North Wales Wind Farms Connection Project

Kathryn

Our client (Amber Real Estate Investments Limited) is the owner of the Bryn Golau poultry (broiler) farm which is referred to in paragraph 10.5.1 of the Land Use and Agriculture Chapter of the ES. Can you advise whether it is too late to make any representation and particularly in response to ExA's second written questions. Unfortunately we only received copy of the PINS correspondence dated 16th November 2015 this week from our client and therefore have had limited opportunity to consider the impact of the proposed development on our client's property.

The ExA's second written questions included the following to the Applicant.

Please could the Applicant explain why the Land Use and Agriculture Chapter of the ES does not provide assessments of significance of impacts upon farm operations for individual farm units and does not consider that this information is necessary.

We would agree with the ExA that individual assessments should have been published. Regardless, we would add that whilst our client's land is adjacent to the proposed route and not directly affected, as an adjoining neighbour there remains particular concerns regarding the development both during the build and post construction. Of particular note are the following issues:

- Increased risk of disease transmission and transfer of invasive weeds associated with vehicle movements along the working corridor. See comments below regarding biosecurity.
- Agricultural equipment or operations under or adjacent to the 132 kV Overhead Line. Such impacts could result in the short term loss of electricity due to power cuts. Previously submitted press cuttings referred to 89 incidents relating to SP Manweb and power cuts to 19 properties as a result of machinery colliding with power lines. Such accidents have implications on an intensive farming operation such as this – power failure and a breakdown in temperature control and ventilation if not acting upon immediately can result in considerable bird loss within 15 minutes. This can have significant financial implications on the business.
- Air quality Dust (PM10) and nitrogen dioxide (NO₂) emitted by vehicles both on and off-site during construction and decommissioning. See comments below regarding biosecurity.
- Health effects arising from short-term exposure to EMFs Electric and Magnetic Fields given the proximity of lines to our client's holding. There appears to be no conclusive evidence of no long term health risks.

Biosecurity seeks to minimise the potential for the introduction and spread of disease causing organisms on poultry sites. Everyone involved with poultry must 'buy in' to the concept of biosecurity. A weak link in the chain is potentially disastrous. In order to understand the risks of disease transfer it has to be noted that poultry diseases persist for long periods outside the infected birds in faeces and other discharges. A key element of a biosecurity program is based on the general principle the immediate environment for stock is clean, and everything outside is dirty. Movement from dirty to clean must therefore have a control measure. Therefore there are restrictions on visitors, movement of workers, cleaning and disinfectant and the use of protective clothing, reducing microbial load on vehicles and other mobile equipment by washing and disinfecting at critical times, appropriate handling of waste and controlling disease vectors, rodents wild birds and insects. In this

particular case the movement of vehicles can cause a problem and potentially move disease around the area. The creation of dust can impact on ventilation systems and clean air entering buildings (noting the environmental conditions within poultry buildings are carefully monitored and require strict conditions for bird welfare reasons). Lastly is the potential risk to a water supply. This supply needs to be consistent – any impact and loss, even short term can have a significant impact on bird welfare.

We trust these comments are useful and hope that despite being outside the target date, the Inspector will allow the information which we consider to be relevant to the impact argument.

Kind regards

James H Whilding MRICS FBIAC
Director
For Acorus Rural Property Services Ltd.
Chartered Surveyors & Planning Consultants

www.acorus.co.uk

Office 01392 873900
Fax 01392 877341
Mobile 07721 754567

Addlepool Business Centre
Woodbury Road
Clyst St George
Exeter
Devon
EX3 0NR