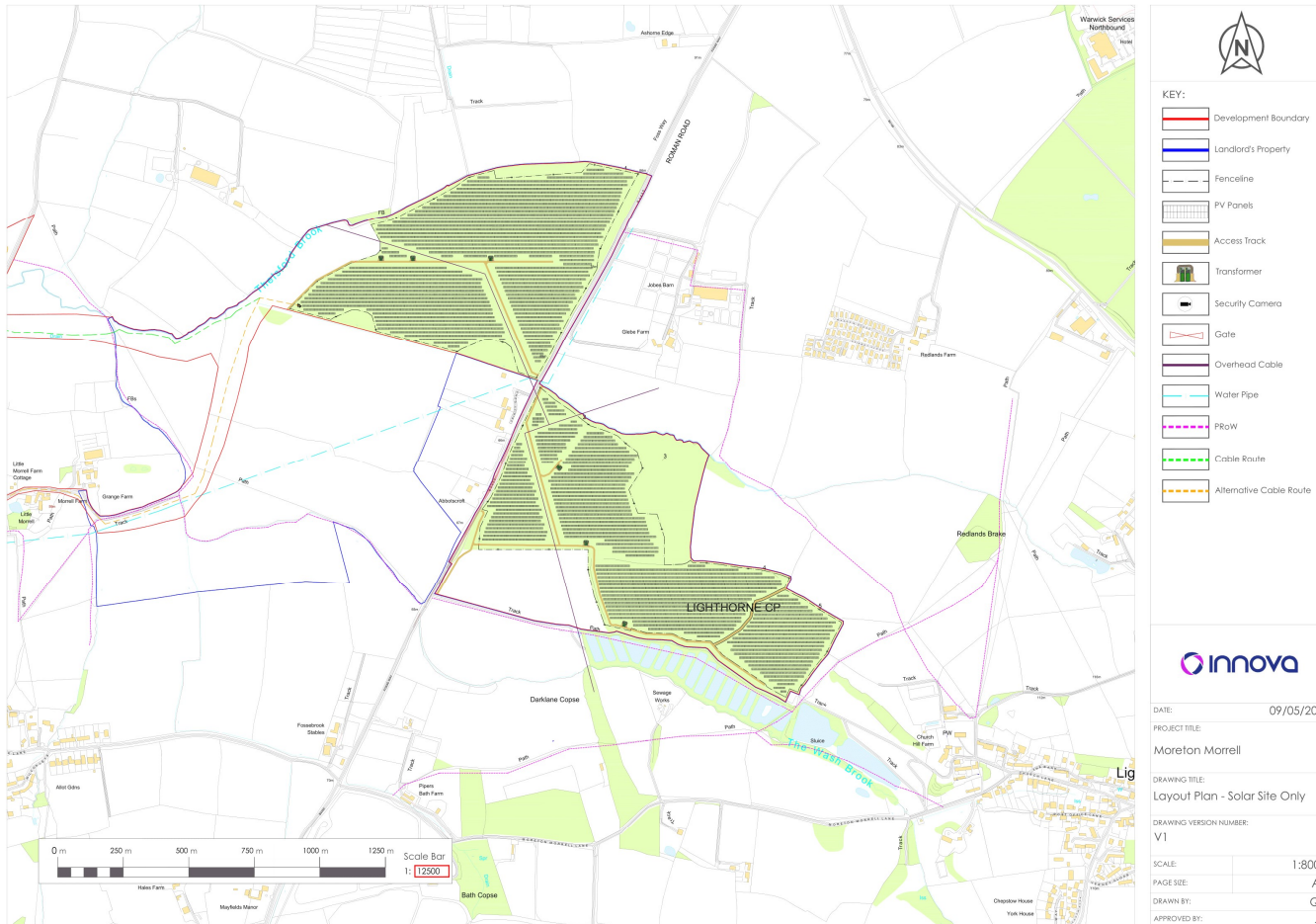


Deers Leap Solar Farm

Lighthorne Parish Council
14th May 2024

Proposed Layout



Key project details

- 20MW of solar proposed
- Equivalent to 4,662 homes powered by solar (7.5% of Stratford-on-avon district council).
- Access will be located off the B455 for both the Eastern and Western developments
- 120.2 acres of the development area

Why here?

- Grid Capacity
- Design influenced by Landscape, ALC, heritage, archeology and Flood zone.

Key project timescales:

- Submission of the planning application: August 2024
- Construction period: between 4-6 months.

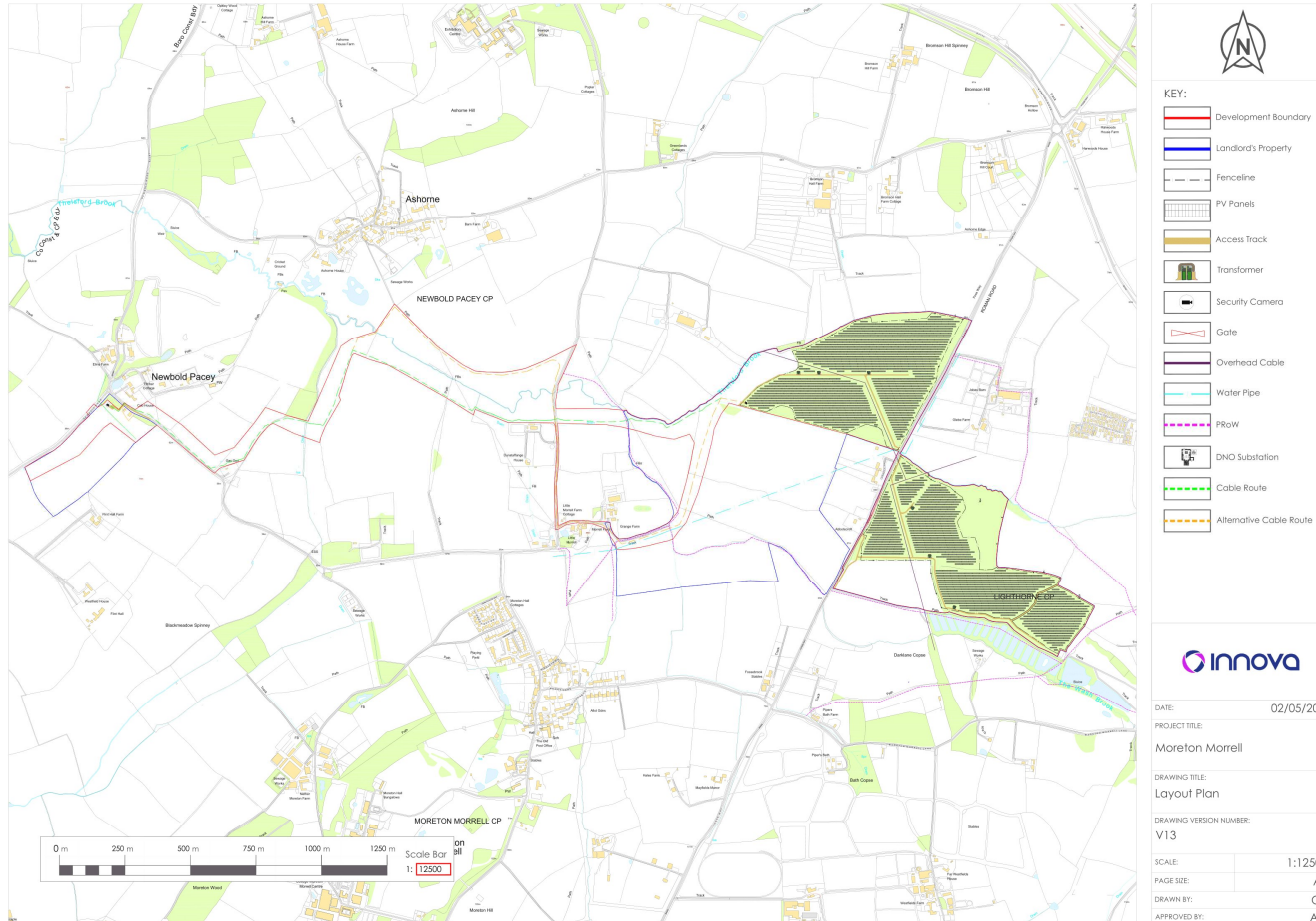
Proposed Layout – Design Amendments



Design Changes (following consultation)

- 1. Removal of panels in area sloping upward more visible to residents to the north of the development.
- 2. Removal of panels reducing visibility of the site to residents on the B455
- 3. New access point to be developed off the Fosse for construction. A pre-app with the local highways authority is also being undertaken alongside an independent road safety audit.

Cable Route



Cable Route Details

- The Point of connection to export electricity to the local network lies in Newbold Road
- An approximately 2.9km cable Route is required to reach the point of connection.
- Innova have explored various routes and are proposing a soft dig route across local landowners' property.
- Substation is also located adjacent to the point of connection.

Site Specific Surveys

ALC

- A detailed agricultural land survey has been undertaken across the site. This confirms that the development area comprises of entirely Grade 3b land, which is not best and most versatile farmland.
- The solar farm will be a temporary development (40 years) which as would not lead to significant or irreversible long-term loss of BMV agricultural land, as a resource for future generations.
- Grazing by sheep will be conducted whilst the solar farm is operational

Ecology Surveys

- We have undertaken several site-specific ecological surveys and the details of these will form part of the planning application.
- Great Crested Newt – Surveys have found newts on site and appropriate mitigation measures have been incorporated into our design.
- Breeding birds – Our breeding bird survey has been undertaken and has found some breeding pairs of skylarks. Additional plots for skylark habitats will be created to both replace the territories displaced but also provide greater opportunities for more breeding pairs.

Hydrology and Flood Assessments

- We have submitted a pre-app to the Lead local flood authority and are expecting feedback on our designs to incorporate into our design and planning submission.
- Our site is outside of designed flood zones.
- A flood risk assessment is being undertaken to submit as part of our planning application.



Site Specific Surveys

Arb

- A full tree survey has been undertaken providing the details root protection zones for trees within and adjacent to the site.

Noise

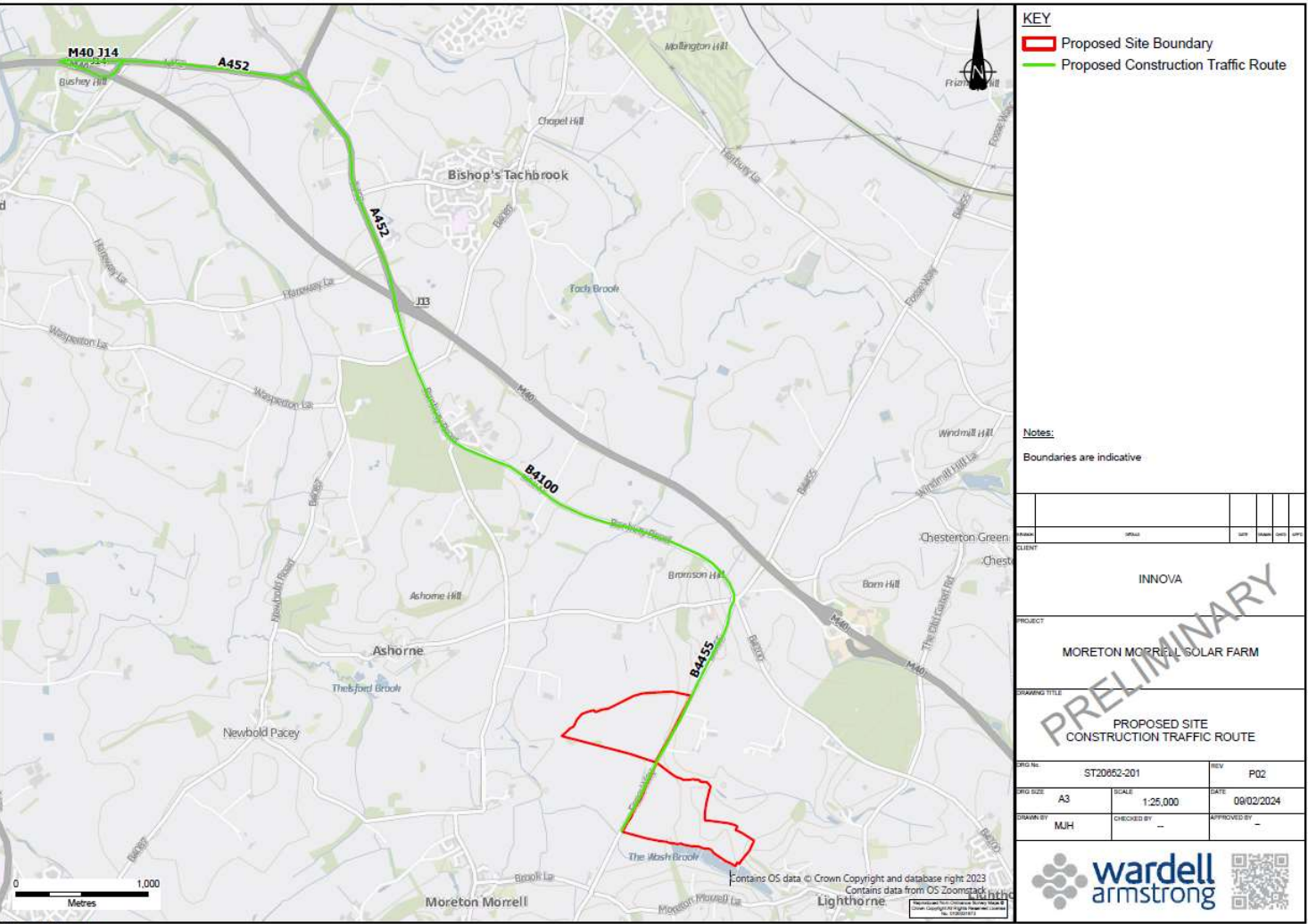
- The solar panels themselves do not have any moving parts but some of the elements include cooling components. The planning application will therefore be supported by a Noise Impact Assessment.
- This will include background noise monitoring to ensure that the development does not exceed background noise levels.

Glint and Glare

- Solar panels are fundamentally designed to absorb as much light as possible. The industry has developed high-tech anti-reflective coatings, and ultra-transparent glass to improve panel efficiency.
- Nonetheless a glint and glare assessment has been instructed to assess the potential for glint and glare at nearby receptors and include appropriate mitigation where necessary.

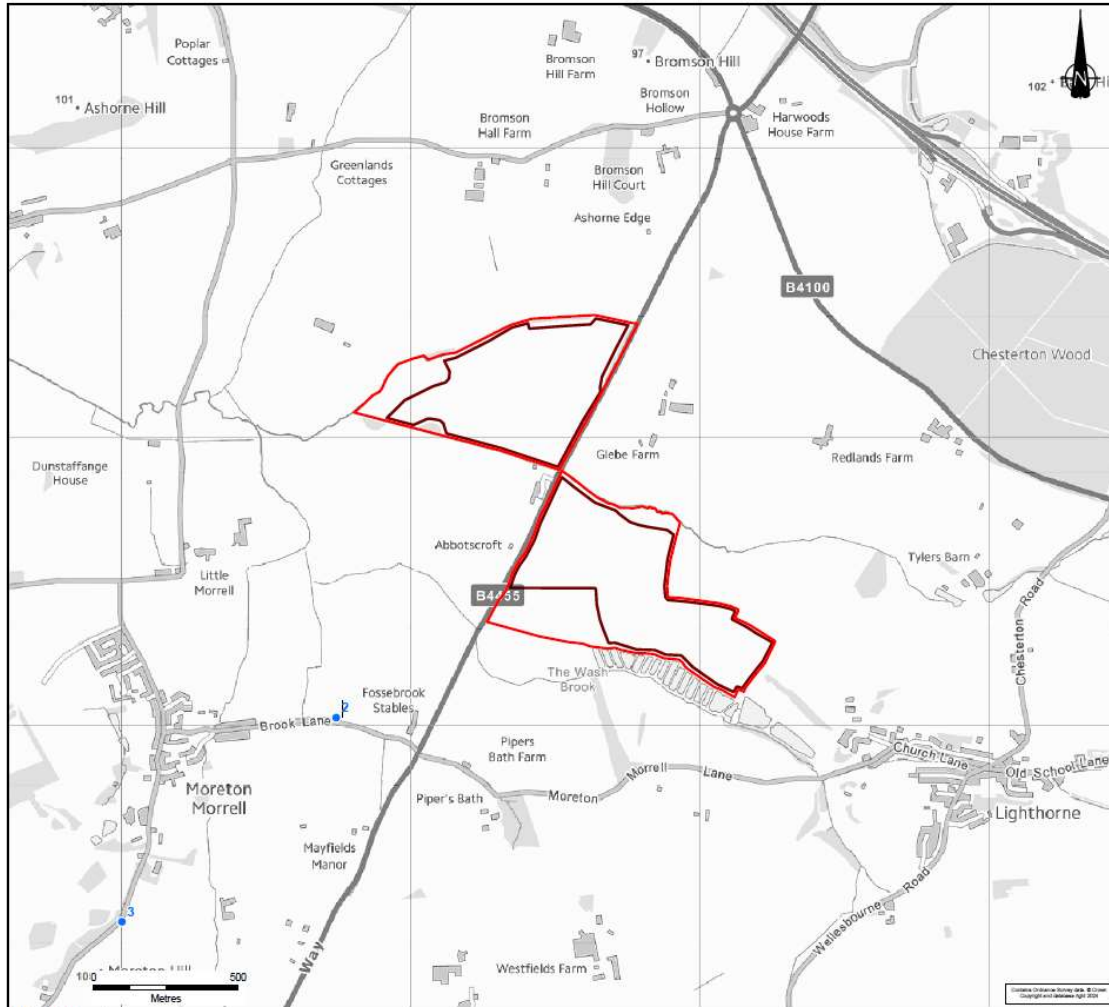


Proposed Construction Traffic Route



- The proposal will include two access points off the B4455 to access the eastern and western fields.
- The proposed construction traffic will avoid Moreton Morrell and Lighthorne
- The route for construction traffic is off the M40 junction 14, A452, B4100, B4455.
- Deliveries will likely be outside of typical peak travel hours of 8-9am and 5-6pm Mondays-Saturdays
- Construction activities will not take place on Sundays or Bank Holidays.

Viewpoint locations



- Viewpoints 2 & 3 were selected for photomontages for the public consultation.
- In addition, we have now agreed additional viewpoint locations with stratford landscape officer which will be used to assess the visibility of the site.
- Additional photomontages as agreed with the local authority will be submitted with the application.

Landscape and Visual - Photosheets


 Viewpoint 2 –
Upon
completion



 Viewpoint 2 –
year 15



Landscape and Visual - Photosheets

 View point 3 –
Upon
completion



 View point 3 –
Year 15



Community Benefit Fund

- We believe it is important that local communities share in the benefit our projects delivery.
- For all our solar and energy storage projects we offer a community benefit fund, which can be used to support local projects and priorities. We will work with our host communities to agree the best way to provide and administer this fund.
- Details of this are presented within our community consultation period and formalised at a suitable time. The first payment of the community benefit fund is likely to be within the first month after the first export of electricity from the Deer's Leap Solar Farm
- Every year the Deer's Leap Solar Farm will contribute the annual benefits for the 40-year lifetime.

OUR COMMUNITY PROMISE

Every year the project will contribute:

per MW of storage

£50

To the local
community

£20

Charitable
donation



per MW of solar

£250

To the local
community

£100

Charitable
donation