

11 DCCW2008/1385/F - TO INSTALL A RESIDENTIAL WIND TURBINE AT THE GRANARY, MANSELL LACY, HEREFORD, HEREFORDSHIRE, HR4 7HQ**For: Mr. M. Parsons per Mr. J. Stoney, Next Generation Turbines Ltd., Unit 2a Westwood Industrial Estate, Pontrilas, Hereford, HR2 0EL****Date Received: 28 May 2008 Ward: Wormsley Ridge Grid Ref: 42620, 45376****Expiry Date: 23 July 2008**

Local Member: Councillor AJM Blackshaw

1. Site Description and Proposal

- 1.1 The application site is comprised of a detached dwelling set within a substantial curtilage situated on the south-eastern fringe of the hamlet of Mansell Lacy.
- 1.2 The application seeks permission to erect a domestic wind turbine, which will help to reduce the properties reliance on the national grid by producing an electricity supply from a sustainable and renewable energy source. The turbine is comprised of a head unit with three blades (3.7 metres total diameter) mounted on top of a 10.5 metre high monopole, sited to the northwest of the dwelling close to an established boundary formed by a hedgerow interspersed with mature trees.

2. Policies

2.1 Herefordshire Unitary Development Plan 2007:

Policy S1	-	Sustainable Development
Policy DR1	-	Design
Policy DR2	-	Land Use and Activity
Policy DR4	-	Environment
Policy H18	-	Alterations and Extensions
Policy LA2	-	Landscape Character and Areas Least Resilient to Change
Policy CF4	-	Renewable Energy

2.2 National:

PPS22	-	Renewable Energy
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3. Planning History

- 3.1 None relevant.

4. Consultation SummaryStatutory Consultations

- 4.1 Defence Estates: The MoD have no objection to the proposal.

Internal Council Advice

- 4.2 Traffic Manager: No objection.
- 4.3 Conservation Manager: Comments awaited.
- 4.4 Head of Environmental Health & Trading Standards: No objection.

5. Representations

- 5.1 Mansell Lacy Parish Council: No objection. Two Parish Councillors inspected this project site and were impressed with it. It will not be an eyesore and will not affect nearby dwellings. This is an example of harmless technology using only wind and must be applauded. We thoroughly recommend this application for approval.
- 5.2 Mr. Smith, Watergate Cottage: Objection, we live about a quarter of a mile away from the application site, and feel that the wind turbine will be conspicuous and obtrusive, being visible to all properties on the south and east of the village, harming the quiet and attractive residential area. The benefits of wind turbines have yet to be proved.
- 5.3 Mr. Bokin, Church Cottage: Objection. The proposed wind turbine will be in full view of the Church, and as such we believe it should be situated out of sight below roof level. We are also concerned that it should be silent in operation, rather than being with acceptable limits as it may be in use 24 hours a day.

The full text of these letters can be inspected at Central Planning Services, Garrick House, Widemarsh Street, Hereford and prior to the Sub-Committee meeting.

6. Officer's Appraisal

- 6.1 The primary matters for consideration in determining this application are the impact of the wind turbine on the visual and residential amenity of the wider locality.
- 6.2 The application site is set within a small rural hamlet situated on ground which rises gently to the east forming part of a wider rolling landscape, which characterises this part of the County. Consequently having consideration for the comparatively modest scale of the proposed development it is considered that localised as well as longer views of the wind turbine site will be limited by the natural topography of the landscape as well as an established pattern of field enclosures, which incorporate tall mature trees.
- 6.3 Although the comments raised in the two letters of objection are noted, it is not considered that the wind turbine, will give rise to any demonstrable harmful effect in terms of the amenity of the wider landscape setting. Therefore it is not considered that a refusal on the grounds of landscape impact could be defended at appeal.
- 6.4 With regard to the concerns raised about noise, information submitted with the application demonstrates that the turbine will not be audible above the background noise level, and it is not therefore considered that it will harm the residential amenity of the dwellings in the wider locality.
- 6.5 Overall, the application complies with the relevant policies in the development plan, and as such, approval is recommended.

RECOMMENDATION

That planning permission be granted subject to the following condition:

- 1. **A01 (Time limit for commencement (full permission)).**

Reason: Required to be imposed by Section 91 of the Town and Country Planning Act 1990.

Informatives:

- 1. **The applicant is advised that they are required to give notice of the date upon which construction both starts and is completed in writing to:**

Defence Estates, Operations North, Safeguarding Wind Energy, Kingston Road, Sutton Coldfield, B75 7RL. Please quote reference DE/C/SUT/43/10/6667.

- 2. **N01 - Access for all.**
- 3. **N19 - Avoidance of doubt - Approved Plans.**
- 4. **N15 - Reason(s) for the Grant of PP/LBC/CAC.**

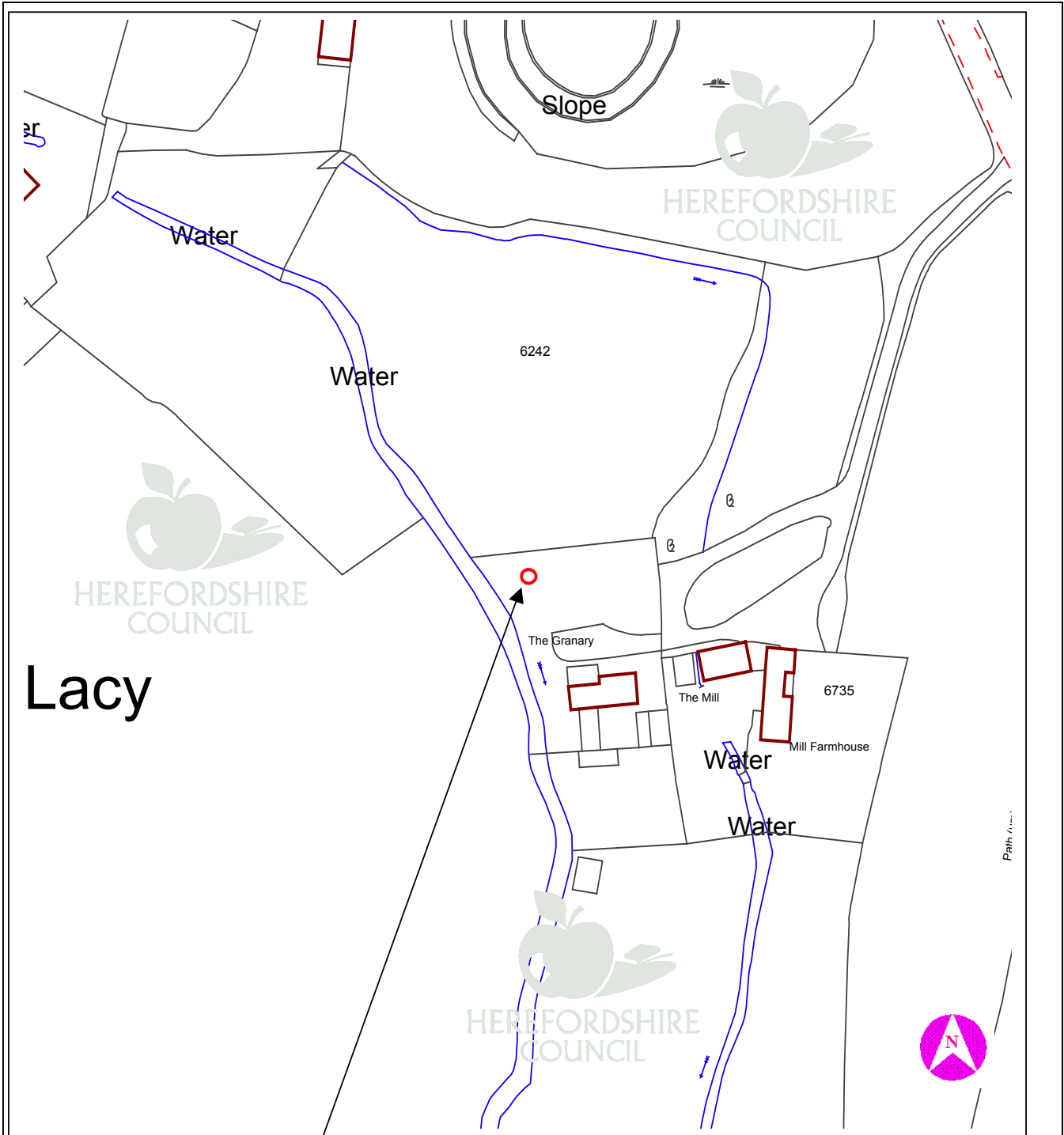
Decision:

Notes:

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Background Papers

Internal departmental consultation replies.



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APPLICATION NO: DCCW2008/1385/F

SCALE : 1 : 1250

SITE ADDRESS : The Granary, Mansell Lacy, Hereford, Herefordshire, HR4 7HQ

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