

Our Contact: Frank Whitley
Direct Dial: 01684 272078
Email: frank.whitley@tewkesbury.gov.uk

12 July 2024

Lighthouse Development Consulting
FAO Nick Beddoe
The Senate
3rd Floor Southernhay House
Exeter
EX1 1UG

Dear Sir/Madam

**Town and Country Planning (Environmental Impact Assessment) Regulations 2017
Regulation 5: Request for a Screening Opinion: 23/00006/SCR**

PROPOSAL Request for a EIA Screening for proposed solar farm with a 35 MW output for a temporary period of 50 years, including battery storage units, associated infrastructure, permanent grid connection hub and environmental enhancements.

LOCATION Part Parcel 5847
Main Street
Wormington
Broadway
Gloucestershire

I refer to your correspondence dated 29 September 2023 requesting an EIA screening opinion in respect of the above development.

This is the adopted screening opinion of the Local Planning Authority in respect of the proposed development identified above. The screening opinion is given in respect of that part of the proposed development within Tewkesbury Borough Council area, taking into account potential cumulative effects of approved development in Wychavon District. It is understood a separate decision has been issued by Wychavon District Council under reference W/23/01980/SCR.

The reason for this decision (statement as required under Reg. 5(5) of the EIA Regulations 2017) is that the development proposals have been assessed in relation to the selection criteria for screening Schedule 2 development as set out in Schedule 3 of the EIA Regulations 2017. I can confirm that, based on the information submitted the Local Planning Authority is of the opinion that the submission of an Environmental Statement in connection with this development at this time is **not required**.

The Local Planning Authority has taken into account the size and nature of the proposed development, the location of the potential development site and the likely impact of the proposal on the character and appearance of the area, the potential increase in traffic, the potential effects on biodiversity, heritage assets, trees, hydrology (including flood risk), land contamination, noise and air quality, and the potential socio economic implications of the development including cumulative impacts on the local area. Further details and reasons for this decision are set out in the attached report.

I can confirm that in accordance with the regulations, a copy of this decision has been placed on the appropriate register.

Yours faithfully

N.Bryant

Associate Director- Planning
Tewkesbury Borough Council
ENC EIA Matrix

TEWKESBURY BOROUGH COUNCIL
The Town and Country Planning (Environmental Impact Assessment) Regulations 2017
Screening Matrix

1. Case Details		
a.	LPA Case Reference: 23/00006/SCR	
b.	Site Address: Part Parcel 5847 Main Street Wormington Broadway Gloucestershire	
c.	Description of Development: Request for a EIA Screening for proposed solar farm with a 35 MW output for a temporary period of 50 years, including battery storage units, associated infrastructure, permanent grid connection hub and environmental enhancements.	
d.	Key constraints: Proximity to residential dwellings Proximity to River Isbourne and potential flooding Proximity to Cotswolds AONB Ecological impacts Narrow lanes in the local highway network. Cumulative impact of solar panels proposed in within Wychavon District	
Is the project Schedule 1 development according to Schedule 1 of the EIA Regulations? If YES, which description of development (THEN GO TO Q4)		No
Is the project Schedule 2 development under EIA Regulations? If YES, under which description of development in Column 1 and Column 2?		Yes Column 1 3(a) – Energy industry (industrial installations for the production of electricity, steam and hot water).
Is the development within, partly within, or near a 'sensitive area' as defined by Regulation 2 of the EIA Regulations?		No
If YES, which area?		n/a
Are the applicable thresholds/criteria in Column 2 exceeded/met?		yes
If YES, which applicable threshold/criteria?		Site area exceeds 0.5ha
3. LPA/SOS Screening		
Has the LPA or SoS issued a Screening Opinion (SO) or Screening Direction (SD)? (In the case of Enforcement appeals, has a Regulation 37 notice been issued)?		No
If YES, is a copy of the SO / SD on the file?		N/A
If YES, is the SO / SD positive?		N/A
4. Environmental Statement		
Has the appellant supplied an ES for the current or previous (if		No

reserved matters or conditions) application?	
--	--

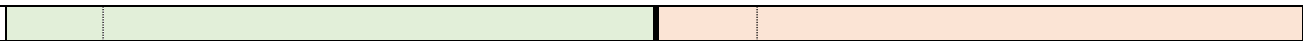
SCREENING

Questions to be considered	(Part 2a) / (Part 2b) – Answer to the question & explanation of reasons (Yes/No or Not Known or N/A)		(Part 3a) / (Part 3b) (only if Yes in part 2a) – Is a significant effect likely? (Yes/No or Not Known or N/A)	
	Briefly explain answer to Part 2a and, if applicable and/or known, include name of feature and proximity to site (If answer in Part 2a / 2b is 'No', the answer to Part 3a/3b is N/A)		Is a significant effect likely, having regard particularly to the magnitude and spatial extent (including population size affected), nature, intensity and complexity, probability, expected onset, duration, frequency and reversibility of the impact and the possibility to effectively reduce the impact? If the finding of no significant effect is reliant on specific features or measures of the project envisaged to avoid, or prevent what might otherwise have been, significant adverse effects on the environment these should be identified in bold.	
1. NATURAL RESOURCES				
1.1 Will construction, operation or decommissioning of the project involve actions which will cause physical changes in the topography of the area?	No		No	No likely significant effects
1.2 Will construction or operation of the project use natural resources above or below ground such as land, soil, water, materials/minerals or energy which are non- renewable or in short supply?	No	The project will not utilise above or below ground natural resources.	No	No likely significant effects
1.3 Are there any areas on/around the location which contain important, high quality or scarce resources which could be affected by the project, eg forestry, agriculture, water/coastal, fisheries, minerals?	No	Grade 3 agricultural land according to Natural England Regional Land Classification Map		No likely significant effects

Questions to be considered	(Part 2a) / (Part 2b) – Answer to the question & explanation of reasons (Yes/No or Not Known or N/A)		(Part 3a) / (Part 3b) (only if Yes in part 2a) – Is a significant effect likely? (Yes/No or Not Known or N/A)	
2. WASTE				
2.1 Will the project produce solid wastes during construction or operation or decommissioning?	Yes	<p>During the site preparation stage some very limited waste may be generated would be sorted and stored prior to disposal/recycling off site. During construction excavated spoil material and materials would be temporarily stored.</p> <p>Residual waste material would be removed from the site.</p>	No	No likely significant effects which could not be dealt with through good practice or condition.
3. POLLUTION AND NUISANCES				
3.1 Will the Project release pollutants or any hazardous, toxic or noxious substances to air?	No	<p>The site comprises agricultural land and is unlikely to contain contaminants.</p> <p>There may be some release of dust or noise during the construction phase which would be limited and temporary</p> <p>The proposed use as battery storage would not release emissions.</p>	No	Normal operation is unlikely to result in pollutants.
3.2 Will the Project cause noise and vibration or release of light, heat, energy or electro-magnetic radiation?	Yes	<p>There would likely be temporary noise impacts arising during the clearance and construction phase and cable laying underground, which would take place during normal working hours. During the operational phase, some noise is likely to be generated from the substation. These periods are likely to be limited. Lighting is not required during operation but would be available in instances of</p>	No	No likely significant effects

		<p>maintenance/security and could be controlled.</p> <p>The use would cause no significant electromagnetic radiation, heat or energy releases are expected.</p>		
3.3 Will the Project lead to risks of contamination of land or water from releases of pollutants onto the ground or into surface waters, groundwater, coastal waters or the sea?	Yes	<p>There is some potential for pollution to ground at surface waters arising from spillages of oil/diesels from construction plans and equipment. However, this risk is considered to be consistent with all construction works. The normal operation of the site would not result in release of pollutants.</p>	N/A	
3.4 Are there any areas on or around the location which are already subject to pollution or environmental damage eg where existing legal environmental standards are exceeded, which could be affected by the project?	No	<p>There are no known areas surrounding the site which are subject to pollution or environmental damage which would be affected by the project.</p>	N/A	
4. POPULATION AND HUMAN HEALTH				
4.1 Will there be any risk of major accidents (including those caused by climate change, in accordance with scientific knowledge) during construction, operation or decommissioning?	No	<p>The nature of the project is such that there is no increased risk to human health or the population of major accidents, during construction or the lifetime of the use.</p> <p>Any risk would be contained within the site through fire monitoring and contamination suppression measures. Care and measures could be put in place during the construction phase to minimize risk.</p>	No	No significant effects are anticipated.
4.2 Will the project present a risk to the population (having regard to population density) and their human health during construction, operation or decommissioning? (For example due to water contamination or air	No	.	No	No significant effects are anticipated.

pollution)

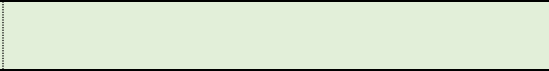


Questions to be considered	(Part 2a) / (Part 2b) – Answer to the question & explanation of reasons (Yes/No or Not Known or N/A)		(Part 3a) / (Part 3b) (only if Yes in part 2a) – Is a significant effect likely? (Yes/No or Not Known or N/A)	
5. WATER RESOURCES				
5.1 Are there any water resources including surface waters, eg rivers, lakes/ponds, coastal or underground waters on or around the location which could be affected by the project, particularly in terms of their volume and flood risk?	No	The substation lies within Flood Zone 1. The proposal is unlikely to have an adverse impact on flood risk or watercourses as the proposal would need to provide appropriate surface water management and flood risk measures	No	
6. BIODIVERSITY (SPECIES AND HABITATS)				
6.1 Are there any protected areas which are designated or classified for their terrestrial, avian and marine ecological value, or any non-designated / non-classified areas which are important or sensitive for reasons of their terrestrial, avian and marine ecological value, located on or around the location and which could be affected by the project? (Eg wetlands, watercourses or other water-bodies, the coastal zone, mountains, forests or woodlands, undesignated nature reserves or parks. (Where designated indicate level of designation (international, national, regional or local))).	No	The site is not located within any sensitive areas	No	No effects are anticipated.
6.2 Could any protected, important or sensitive species of flora or fauna which use areas on or around the site, eg for breeding, nesting, foraging, resting, over-wintering or migration, be affected by the project?	No	The nature and scale of the development is unlikely to affect sensitive species. The site is agricultural land used for arable crop rotation and is therefore regularly disturbed.	No	No effects are anticipated.

Questions to be considered	(Part 2a) / (Part 2b) – Answer to the question & explanation of reasons (Yes/No or Not Known or N/A)		(Part 3a) / (Part 3b) (only if Yes in part 2a) – Is a significant effect likely? (Yes/No or Not Known or N/A)	
7. LANDSCAPE AND VISUAL				
7.1 Are there any areas or features on or around the location which are protected for their landscape and scenic value, and/or any non-designated / non-classified areas or features of high landscape or scenic value on or around the location which could be affected by the project? (See question 8.1 for consideration of impacts on heritage designations and receptors, including on views to, within and from designated areas). Where designated indicate level of designation (international, national, regional or local).	Yes	The site does not lie within a nationally protected landscape but is approximately 1km from the Cotswolds National Landscape boundary. The visual impact could be assessed and mitigated through an appropriate Landscape and Visual Impact Assessment.	No	
7.2 Is the project in a location where it is likely to be highly visible to many people? (If so, from where, what direction, and what distance?)	No		No	No significant effects are anticipated and any effects could be assessed and likely mitigated
8. CULTURAL HERITAGE/ARCHAEOLOGY				
8.1 Are there any areas or features which are protected for their cultural heritage or archaeological value, or any non-designated / classified areas and/or features of cultural heritage or archaeological importance on or around the location which could be affected by the project (including potential impacts on setting, and views to, form and within)? Where designated indicate level of designation (international, national, regional or local).	Yes	The site does not fall within any national designation of heritage interest, though there are heritage assets in the wider area. Archaeological deposits of heritage interest in the area could be recorded and safeguarded by appropriate conditions	No	No significant effects are anticipated

Questions to be considered	(Part 2a) / (Part 2b) – Answer to the question & explanation of reasons (Yes/No or Not Known or N/A)		(Part 3a) / (Part 3b) (only if Yes in part 2a) – Is a significant effect likely? (Yes/No or Not Known or N/A)	
9. TRANSPORT AND ACCESS				
9.1 Are there any routes on or around the location which are used by the public for access to recreation or other facilities, which could be affected by the project?	Yes	There is a network of public rights of way in the area	no	
9.2 Are there any transport routes on or around the location which are susceptible to congestion or which cause environmental problems, which could be affected by the project?	Yes	Narrow rural lanes could be an issue, though routes to and from the proposed development can be controlled by condition to avoid causing congestion and harming amenity in populated areas.	N/A	
10. LAND USE				
10.1 Are there existing land uses or community facilities on or around the location which could be affected by the project? Eg housing, densely populated areas, industry / commerce, farm/agricultural holdings, forestry, tourism, mining, quarrying, facilities relating to health, education, places of worship, leisure / sports / recreation.	No		N/A	
10.2 Are there any plans for future land uses on or around the location which could be affected by the project?	No	There are no significant proposals, developments or allocations in or around the proposed site and the proposal would not affect projects farther afield.	No	
11. LAND STABILITY AND CLIMATE				
11.1 Is the location susceptible to earthquakes, subsidence, landslides, erosion, or extreme / adverse climatic conditions, eg temperature inversions, fogs, severe winds, which could	No	There are no known adverse ground or climatic conditions which would present environmental problems.	No	

cause the project to present environmental problems?



Questions to be considered	(Part 2a) / (Part 2b) – Answer to the question & explanation of reasons (Yes/No or Not Known or N/A)		(Part 3a) / (Part 3b) (only if Yes in part 2a) – Is a significant effect likely? (Yes/No or Not Known or N/A)		
12. CUMULATIVE EFFECTS					
12.1 Could this project together with existing and/or approved development result in cumulation of impacts together during the construction/operation phase?	Yes	The majority of development proposed is to take place within Wychavon District Council area. Proposals have been screened by Wychavon District Council under ref 23/01980/SCR where an ES was deemed not required. Planning permission has been granted for development within Wychavon District under ref W/23/02423/FUL. Cumulative effects are not considered significant.	N/A		
13. TRANSBOUNDARY EFFECTS					
13.1 Is the project likely to lead to transboundary effects? (The Regulations require consideration of the transboundary nature of the impact. Due to the England's geographical location the vast majority of TCPA cases are unlikely to result in transboundary impacts).	No	The solar array part of development and the substation are separated by 4km of underground cable, which crosses the boundary between Wychavon District and Tewkesbury Borough areas. Due to the limited impact of development and separation distance, there are not considered any transboundary effects.	N/A		

5. CONCLUSIONS – ACCORDING TO EIA REGULATIONS SCHEDULE 3

In view of the character of the project, its location, the types and characteristics of potential impact, and mitigation measures that would be employed to manage its impacts, it is considered that the development would be unlikely to have significant effects on the environment and an environmental impact assessment is therefore not required.

In reaching this conclusion the Local Authority has had regard to the advice of Environmental Health, Historic England, the County Archaeologist, Natural England, the Environment Agency, the Local Lead Flood Authority, Council's Ecology Adviser, Gloucestershire County Highway Authority and National Highways (formerly Highways England).

6. SCREENING DECISION

If a SO / SD has been provided do you agree with it?	N/A
Is it necessary to issue a SD?	No
Is an ES required?	No

7. ASSESSMENT (EIA REGS SCHEDULE 2 DEVELOPMENT)	OUTCOME	
Is likely to have significant effects on the environment	ES required	
Not likely to have significant effects on the environment	ES not required	
More information is required to inform direction	Request further info	

OFFICER	Frank Whitley Senior Planning Officer
DATE	25 July 2024