

Town and Country Planning Act 1990

Land south of the M20, Church Lane, Aldington, Kent (known as East Stour Solar Farm)

Appeal by EDF Energy Renewables Limited (trading as EDF Renewables)

Proof of Evidence by DP Withycombe MSc CMLI on behalf of Ashford Borough Council

Local Authority Reference: 22/00668/AS

Planning Inspectorate Reference: APP/E2205/W/24/3352427

Inquiry date: 4th February 2025



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Appendix 1

Aldington: East Stour Solar Farm

Environmental Statement Volume 2A - Written Statement and Appendices (April 2022)

Initial Comments on ES Chapter 11: Landscape and Visual Impact

This note has been prepared by Land Management Services Ltd for Ashford Borough Council. This note has been informed by a desk top review of the Environmental Statement (principally Chapter 11), three meetings with ABC planning case officers and a site visit undertaken on 17th November 2022. This note does not provide comprehensive comments on the LVIA chapter, but has been prepared as an initial note to highlight what are considered to be fundamental concerns relating to ES Chapter 11 addressing Landscape and Visual Impact.

LVIA Methodology

The LVIA Methodology is set out in Appendix 11-2. The Methodology is inadequate and lacks any definitions or criteria used to inform judgements on landscape and visual sensitivity, value, susceptibility to change, magnitude of change and assessment of effects. Professional judgement is ultimately what informs the assessment, but the guidance set out in GLVIA3 and best practice adopted by the vast majority of Landscape Architecture practices when undertaking LVIAs, is to clearly set out the criteria which have been used to inform judgements, to enable the decision maker to properly understand the process that has been gone through in undertaking the LVIA and how conclusions have been reached. Without some form of defined criteria the judgements and conclusions of the ES LVIA as summarised in Table 11.2 are largely meaningless to the decision maker. In essence the lack of methodology makes it very difficult for ABC as decision maker to understand how the respective conclusions have been reached and whether they provide a reasonable assessment of the anticipated impacts and effects of the scheme. As a simple comparison the LVIA Methodology submitted as part of the PEIR for the neighbouring Stonestreet Scheme is comprehensive and consistent with current guidance and best practice.

Layout and Approach

The overall layout of the LVIA chapter is confusing. Methodology and conclusions are intermingled in the baseline assessment and the assessment includes simplified sweeping statements (see for instance the section on Findings of Visual Analysis Paras 11.50 to 11.55) with little evidence to substantiate the conclusions drawn. This makes the assessment process very difficult to follow. It is also unclear whether, and if so how, the LVIA has informed the design process. GLVIA3 is clear on the role of LVIA as part of the design process (GLVIA 3 Paras 4.5 to 4.10). The purpose of an LVIA is to inform the development and design of the scheme. There is little or no evidence in the ES Chapter as to how the LVIA has informed the current locations, proposed layout of the solar panels and any mitigation.

GLVIA3 is also clear on the need to clearly distinguish between impacts on landscape as a resource and visual amenity. The chapter does seek to distinguish between landscape and visual matters but these are frequently confused or combined in the document.

The illustrative material and plans are also inadequate, in particular with regard to site topography, key landscape features and analysis (woodlands, hedges, etc) and clear identification of the locations of properties described in the LVIA.

Landscape Character Assessment

The LVIA chapter quotes extensively from the various published Landscape Character Assessments covering the site and surrounding area, but provides limited analysis of the degree to which the land affected by the proposals reflects the key characteristics of the various landscape character areas within the published assessments. There is very limited description of the landscape characteristics of the Site. This is fundamental to an understanding of the site and to inform assessment of the anticipated impacts and effects of the proposals on landscape character.

Table 11.2 combines assessment of effects on landscape character and visual amenity by primary reference to the 12 viewpoints. This confuses the distinction between landscape and visual receptors as highlighted above. The analysis in the main body of the LVIA again confuses the landscape and visual amenity distinction (the analysis relating to the LCAs includes long sections on viewpoints).

Visual Assessment

Only 12 representative viewpoints are included in the LVIA. This is a major development in a rural location. The inclusion of only 12 representative viewpoints (of which 4 are longer distance views from the AONB) is inadequate for an impact assessment of this scale. There are substantial parts of the ZTV for which no viewpoints are included. No viewpoints are included within or around the eastern most land parcel or array (east of Church Lane). Footpath AE459 would run through the middle of this part of the scheme. Single viewpoints are included for other key visual receptors such as PRoW AE457 and Church Lane, amongst others which cannot be representative of the impact of the scheme on these receptors. The purpose of the inclusion of representative views is to demonstrate the anticipated visibility of the scheme in the local area. The ZTV shown on Figure 1 suggests that the scheme may also be visible from a number of locations to the north, south, east and west. No viewpoints are included from these locations, so it is not possible for ABC to verify conclusions of the LVIA as to the anticipated visibility of the scheme. We strongly agree with the similar points raised in the comments from ABC Recreation Services as to the inadequate coverage of potential views from visual receptors including local PRoW, roads and properties. The purpose of the use of representative viewpoints is not to replace a site assessment, but they should provide ABC with an understanding of the extent of the visual receptors affected and assessment of effects on visual amenity from those receptors.

Photomontages 1-8 show a sequence from baseline, wireline, 1 yr and 10 yr. Viewpoints 9 to 12 (from the AONB) only appear to show baseline images. The quality of the photomontages looks good, but the impact assessment (and conclusions in the LVIA) all rely on summer views eg Viewpoint 2 is assessed as Major/Moderate adverse at completion and no effect at Year 10. This would clearly not be the case in winter. Table 11.2 also appears to omit assessment of effects after 10 years for some viewpoints eg Viewpoint 1. In some cases Major/Moderate or significant adverse effects are identified even after 10 years eg Viewpoint 3, whilst in others the assessment concludes that effects will reduce by Year

10, which are not backed up by the photomontages which show very limited change to the view eg Viewpoints 6 and 7. The impact assessment should inform a review of the scheme and mitigation ie the LVIA as part of the design process. The mitigation shown for Viewpoints 6 and 7 appears to have very limited effect. This substantiates the concerns raised by the Church Lane Residents Group and Aldington Parish Council as to the long term harm to the views from Footpath AE474 and AE478 as a consequence of the location of panels on the south side of Bested Hill.

Cumulative Impacts

There is limited consideration of cumulative impacts. There is reference to the existing Sellindge Solar Farm, but there is no reference to the proposed East Stour scheme. A cumulative assessment should include both existing and potential schemes. Given the combined extents and similarity of the East Stour and Stonestreet schemes this is felt to be of particular importance in this instance and should be addressed in the LVIA.

Conclusions

Overall the LVIA chapter is lacking in many areas which make it extremely difficult for ABC to rely on the findings and conclusions of the LVIA in providing a reasonable and representative assessment of the anticipated impacts and effects of the proposals. The principal areas of concern are:

- lack of a clearly defined methodology to inform an understanding of the conclusions and judgements reached;
- the LVIA is poorly set out such that it is extremely difficult to follow the logic of the assessment process;
- the evidence base is inadequate, in particular the lack of representative views and identification of visual receptors (in particular PRow);
- lack of assessment of cumulative effects, in particular with regard to the neighbouring Stonestreet scheme;
- lack of evidence as to how the assessment has informed the design process and mitigation;
- conclusions (in particular with regard to visual amenity) are very broad brush and seem to exaggerate the anticipated benefits of mitigation.

Land Management Services Ltd
5th December 2022

Appendix 2

Aldington: East Stour Solar Farm

SEI Chapter 11 Landscape and Visual Impact - Written Statement and Appendices (January 2024)

Introduction

In December 2022 Land Management Services Ltd (LMS) prepared a report for Ashford Borough Council on the Landscape and Visual Impact Assessment (LVIA) submitted as part of the planning application by EDF for the East Stour Solar Farm. The report was informed by a desk top review of the Environmental Statement (principally Chapter 11), three meetings with ABC planning case officers and a site visit undertaken on 17th November 2022. The report was not a comprehensive LVIA review but was prepared as an initial note to highlight what were considered to be key concerns relating to ES Chapter 11 addressing Landscape and Visual Impact.

In January 2024 EDF submitted Supplementary Environmental Information (SEI) including a Written Statement and updated Figures and Visualisations, and a response to the comments made by LMS in December 2022.

This further report by LMS offers comments on the January 2024 SEI and has been informed by a desk top review of the SEI documents.

LVIA Methodology

The LMS December 2022 report concluded that the LVIA methodology set out in the April 2022 ES Appendix 11.2 was *inadequate and lacks any definitions or criteria used to inform judgements on landscape and visual sensitivity, value, susceptibility to change, magnitude of change and assessment of effects* and that *the lack of methodology makes it very difficult for ABC as decision maker to understand how the respective conclusions have been reached and whether they provide a reasonable assessment of the anticipated impacts and effects of the scheme.*

The January 2024 SEI includes a revised Methodology (Appendix 11.1 LVIA/CLVIA Method of Assessment). This report considers that the updated Methodology offers a more comprehensive and detailed explanation which is more consistent with best practice guidance, principally that set out in GLVIA3 and Technical Guidance notes issued by the Landscape Institute.

Appendix 11.1 describes the guidance used to prepare the Methodology, the nature of sources which inform the LVIA/CLVIA and identification of receptors, describes the process for evaluating the value, susceptibility and sensitivity of receptors and includes matrices to clarify how judgements have been reached. Similarly, there is a clear explanation and matrices to describe the process of evaluating effects of the proposals, including an explanation and matrices for assessment of the magnitude of change and overall assessment of landscape and visual effects.

Further detail on the approach to CLVIA is included in the SEI Chapter 11 Written Statement.

The SEI includes a rebuttal to the comments made in the LMS December report. Comments on the rebuttal and other points are set out below.

LVIA Layout and Approach

While the inclusion of a more detailed Methodology is helpful in understanding the overall approach and the basis for judgements and conclusions, many of the concerns from our initial review of the LVIA Chapter in December 2022 with regard to the layout remain, which in our view makes the assessment process difficult to follow.

Site Layout and Design

The LMS report of December 2022 found that *there is little or no evidence in the ES Chapter as to how the LVIA has informed the current locations, proposed layout of the solar panels and any mitigation.*

Section 1 of the SEI Chapter 11 includes a discussion of Solar Farm Design Progression. This section responds to questions posed during a meeting with ABC in June 2023. The SEI sets out the background to the selection of the application site and the considerations given to the suitability of the initial available landholding. The identified constraints on areas of the landholding are set out and include landscape and visual factors and an explanation of how these influenced the final layout. The SEI also references residential views and comments and how these were addressed to achieve the final layout. The SEI does therefore offer a greater level of understanding of how landscape and visual factors informed the final layout. It is important, however, to note that the January 2024 SEI does not appear to propose any change to the quantum and extents of solar panels from the April 2022 EIA and therefore many of the concerns from our December 2022 review and comments raised by others (ABC Recreation Services and Church Lane Group) would remain.

Section 2 of SEI Chapter 11 discusses the Mitigation Rationale. The SEI includes a revised and annotated Figure 11.9 Rev A Mitigation Plan, which includes additional native hedgerow planting or existing hedgerow enhancement at selected locations, and a series of cross sections representing the landscape proposals associated with Public Rights of Way within the application site. The locations are shown on Figure 11.14 Cross Section Locations. These additional plans are helpful in understanding the anticipated impacts and effects of the proposals on the PRoWs and the experience for PRoW users.

Landscape Character Assessment

The LMS December 2022 report commented that *the chapter does seek to distinguish between landscape and visual matters but these are frequently confused or combined in the document and concluded also that illustrative material and plans are also inadequate, in particular with regard to site topography, key landscape features and analysis (woodlands, hedges, etc) and clear identification of the locations of properties described in the LVIA.*

The SEI responds that the use of viewpoint locations *to assess effects of the proposals on landscape character provides an additional layer of information and robustness to the assessment* (para 11.34). While it is acknowledged that a visual representation of landscape may be helpful in illustrating landscape features or qualities within a landscape character context, assessment of landscape effects would normally consider visibility of the receptors

as only one of a number of factors. As stated in the previous LMS report, the LVIA, while quoting extensively from published Landscape Character Assessments, *provides only limited analysis of the degree to which the land affected by the proposals reflects the key characteristics of the various landscape character areas within the published assessments. There is very limited description of the landscape characteristics of the Site.* The SEI provides limited further supporting baseline assessment information in this context and in the absence of a detailed analysis of the baseline conditions and representativeness of the site itself in a landscape character context it remains difficult to understanding the assessment of effects.

While the more detailed Methodology supplied in Appendix 11.1 is helpful in setting out the parameters for assessment, the LVIA Chapter as submitted in the original planning application is not fully consistent with the Methodology. Of particular note is the consideration of “Landscape fabric”, defined in the Methodology as the “landscape features and elements on the site”. As mentioned above, there appears to be no real baseline assessment of landscape elements (or of landscape qualities) reflected by the site itself which would inform an assessment of sensitivity. The assessment of effects on landscape fabric (Chapter 11, para 11.28) appears to be limited to a short paragraph which is considered to be too generalised and insufficient as an analysis of effects on the landscape features and qualities of the site itself.

The SEI provides no further illustrative material with regard to *site topography, key landscape features and analysis (woodlands, hedges, etc) and clear identification of the locations of properties described in the LVIA.* The concerns expressed in the LMS report therefore remain.

Visual Assessment

The LMS December 2022 report commented that the *inclusion of only 12 representative viewpoints (of which 4 are longer distance views from the AONB) is inadequate for an impact assessment of this scale.* It was considered also that single viewpoints from key receptors such as PRoW AE457 and Church Lane, were insufficient to be representative of the impact of the scheme on these receptors. The LMS report also commented on the absence of viewpoints from a number of locations to the north, south, east and west which the ZTV suggests may have views of the site, and inadequate coverage of potential views from visual receptors including local PRoW, roads and properties. It is noted here also that the LVIA still does not include any viewpoints from PRoW AE459, although the route would traverse the proposed area of solar panels east of Church Lane which is currently open farmland. The inclusion of illustrative cross sections along PRoW AE459 is helpful in this respect, but does not inform an assessment as to the anticipated visual impacts and effects to footpath users, which we consider should be included. LMS also commented on the absence of winter photography, which would normally be used to depict “worst case scenario” in a visual context while trees are not in leaf.

Assessment of visual effects would also benefit from review within the context of the Methodology in SEI Appendix 11.1. For example, on the basis of the visualisation for Viewpoint 2 (as shown in Appendix 11.2 of the submitted LVIA), magnitude of change is assessed as “None”, with consequent “no effects on visual amenity”. However, the view would change substantially from the existing view of open farmland to one of relatively young

woodland. While this may be considered to be beneficial in comparison with the predicted change to the view at completion, it nevertheless represents a substantial change to the baseline view, and the magnitude cannot be assessed as “None”. As an additional comment, it is also considered that the Year 10 visual representation suggests a greater level of development and maturity of the mitigation planting than would actually be the case, especially in winter.

The SEI offers a further viewpoint (viewpoint 13) at the request of the Kent Downs AONB and identifies an additional series of viewpoints (A-E) to support the CLVIA. The SEI offers no additional LVIA viewpoints representing key receptors as identified above, and the limited number of LVIA representative viewpoints therefore remains a concern.

The SEI relies on comments within the narrative to give due consideration to winter views. It is unfortunate that winter views have not been provided as there has been ample time to prepare winter views since the initial comments were made in December 2022. The lack of evidence in the form of winter photography, which might be expected for a proposal of this scale and nature, is unhelpful and makes it difficult for ABC to understand visual effects of the proposals in a winter context.

LMS commented on apparent inconsistencies between the photomontages and assessment of effects, specifically that *in some cases Major/Moderate or significant adverse effects are identified even after 10 years eg Viewpoint 3, whilst in others the assessment concludes that effects will reduce by Year 10, which are not backed up by the photomontages which show very limited change to the view eg Viewpoints 6 and 7*. The SEI response gives the reasons for the assessment of effects on Viewpoint 7 and suggests, broadly speaking, that effects are assessed on a continuum and are a question of professional judgement. While this is understood, it would be helpful to have further detail on assessment of residual effects where the photomontages do not appear to support a long term diminution compared with effects at completion.

The SEI includes enhanced mitigation proposals at Figure 11.9. There is, however, no indication in the SEI that this would reduce the anticipated impacts and effects described in the April 2022 EIA.

Cumulative Impacts

The LMS 2022 report sought a more comprehensive assessment of cumulative impacts, especially within the context of the nearby Stone Street¹ solar scheme to the west.

The SEI includes a CLVIA covering the Stone Street scheme and other solar schemes which were not formal applications at the time of the submission of the East Stour Solar Farm application and the proposed Otterpool Park Garden Town. The Written Statement includes additional details of the assessment methodology appropriate to CLVIA to supplement Appendix 11.1. The CLVIA is supported by five new viewpoints and by Figures 11.25 and 11.26 which illustrate the CZTVs of the scheme in conjunction with the other identified schemes.

¹ Incorrectly referenced as East Stour in the LMS December 2022 report

The CLVIA acknowledges that viewpoints A-E were taken during summer months and do not reflect winter views in terms of screening from vegetation in the local landscape. Again, it would be helpful to include winter photography and an assessment of visual effects based on winter conditions.

As with the LVIA, assessment of cumulative effects on landscape receptors uses viewpoints for purposes of assessment, which is considered to combine visual and landscape effects to some degree and lacks clarity in terms of effects on landscape receptors. For example, Table 11.2 does acknowledge Major/Moderate Adverse effects on local landscape character areas associated with Viewpoint 7, but the assessment narrative focuses largely on the anticipated combined visibility of the identified development schemes. The discussion of cumulative effects on identified landscape receptors does however offer a more detailed analysis drawing on identified baseline characteristics of eg local landscape character areas.

Conclusions

The provision of a more detailed Methodology is in accordance with industry guidance and normal best practice. The discussion of Design Progression in Section 1 is helpful in understanding the landscape and visual factors influencing choice of site location and layout. The additional Figures (cross sections) are useful in understanding the proposals in relation to impacts on ProWs (but see below regarding lack of representative views). The CLVIA offers a helpful and detailed assessment of landscape and visual effects in conjunction with other identified development schemes.

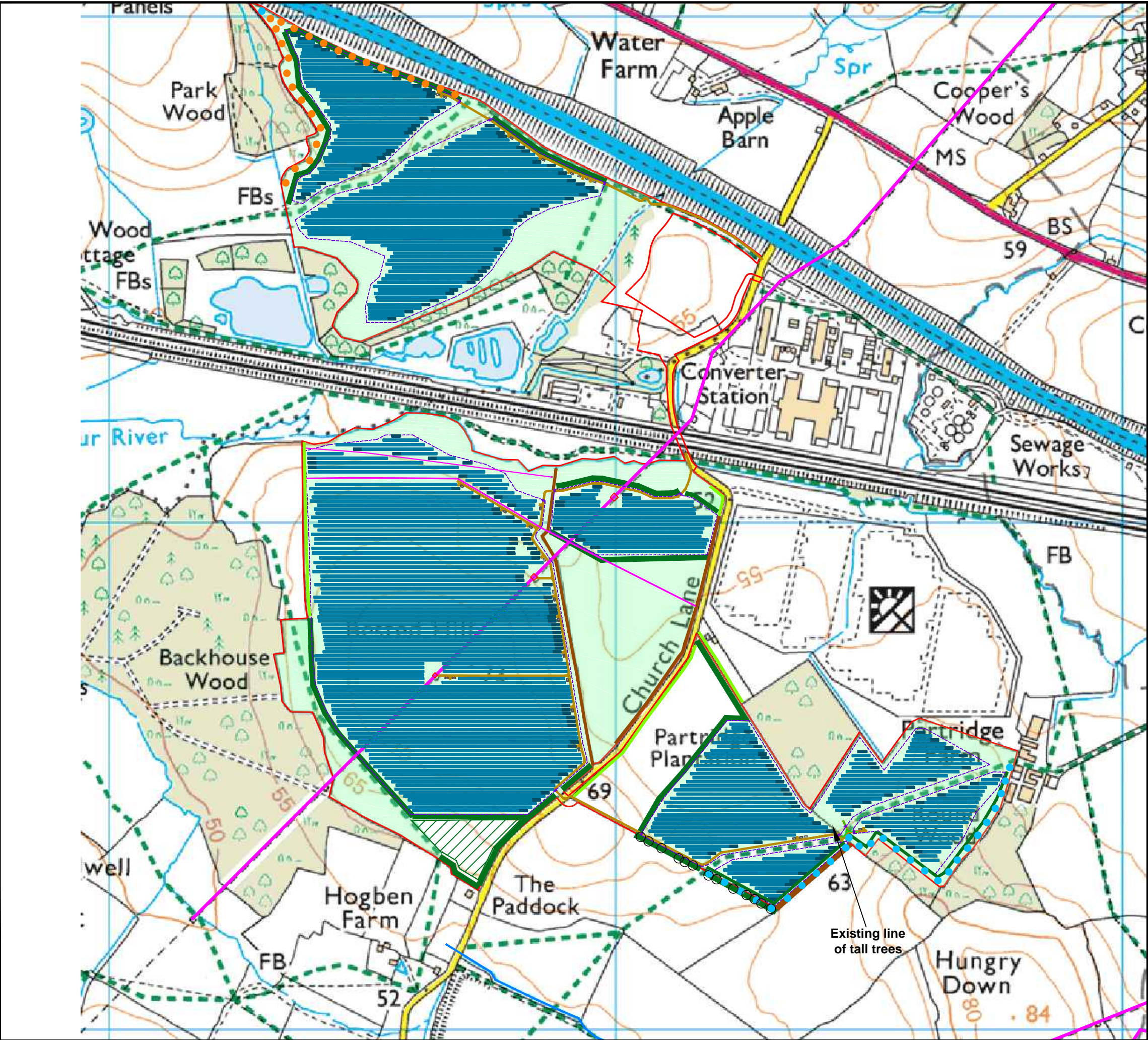
However, principal areas of concern which remain include:

- the assessment process as set out in the LVIA Chapter remains difficult to follow;
- the evidence base remains inadequate, in particular the lack of representative views and identification of visual receptors (in particular PROWs);
- the SEI provides no further illustrative material with regard to site topography, key landscape features and analysis (woodlands, hedges, etc) and clear identification of the locations of properties described in the LVIA.
- there remains a very limited description of the landscape characteristics of the Site and detailed analysis of the site baseline conditions and representativeness in a landscape character context;
- LVIA assessment does not clearly distinguish between landscape resource and visual amenity.

Overall the SEI, while addressing some of the points raised in the LMS December 2022 report, does not answer previously expressed concerns with regard to the evidence base, layout of the LVIA Chapter and distinctions between landscape resource and visual amenity, and, in our opinion, it therefore remains difficult for ABC to rely on the findings and conclusions of the LVIA in providing a reasonable and representative assessment of the anticipated impacts and effects of the proposals.

Land Management Services Ltd
23rd February 2024

Appendix 3



Project:

East Stour Solar Farm



- Key:
- Approximate application boundary
 - New hedgerow
 - New scattered native hedgerow trees
 - New low density native tree planting
 - Wildflower / grassland / Riparian mix planting
 - Existing hedgerow
 - Existing field boundary improvements (where necessary)
 - New permissive footpath - Footpath A
 - New permissive footpath - Footpath B

Notes:

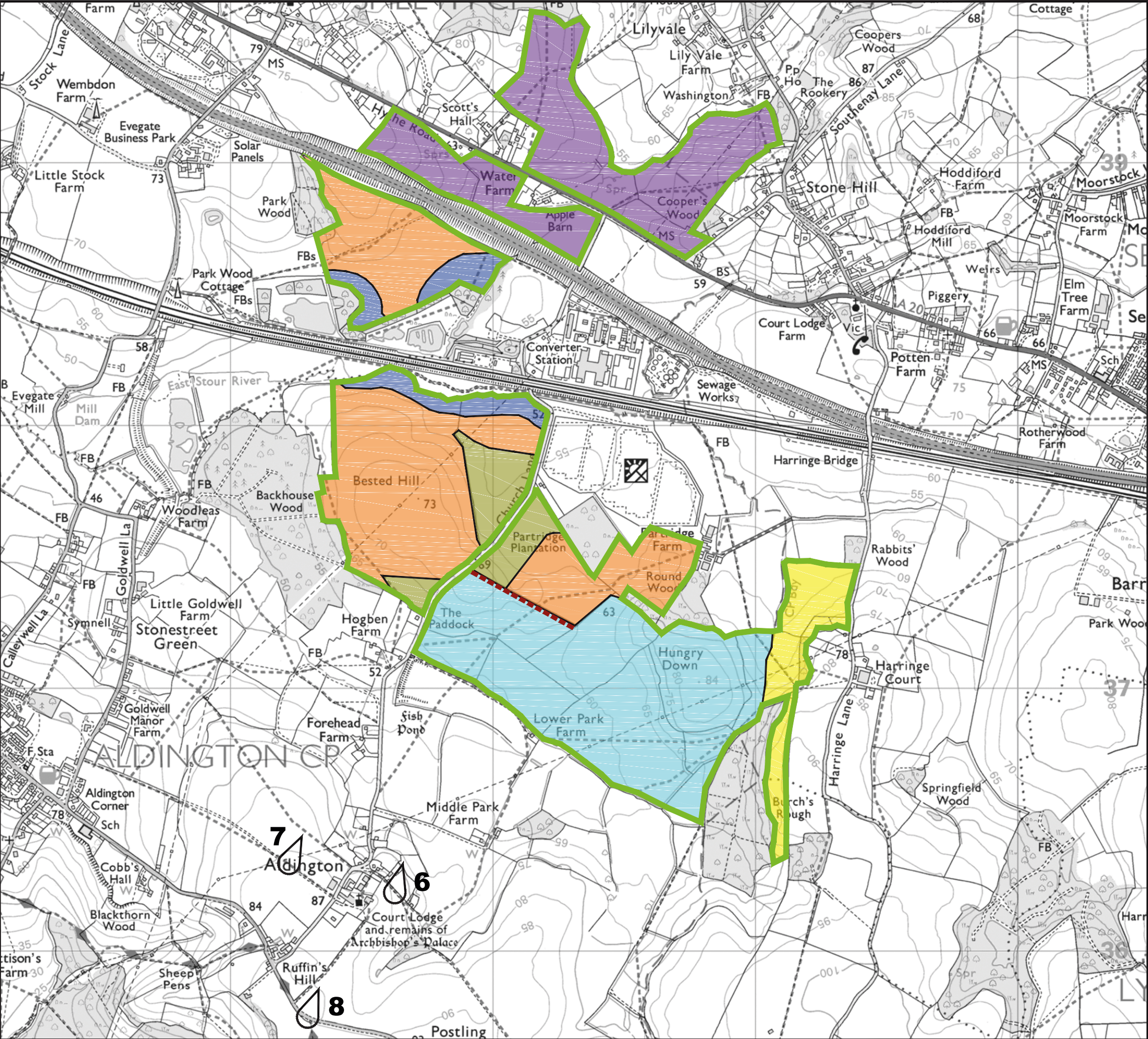
- Reproduced from Ordnance Survey digital map data © Crown copyright 2024. All rights reserved. Licence number 100053544.



SEI Figure: 11.9 Revision B
Mitigation Plan

Drawn by: BJD
Checked by:
Date: 19-09-24

Appendix 4



Project:

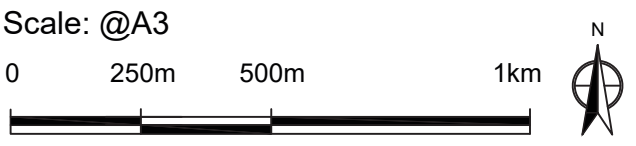
East Stour Solar Farm



- Key:
- Overall Landholding
 - Areas retained within solar layout
 - Ridgeline
 - Viewpoints used for layout refinement
- Areas removed from layout for:
- Flooding concerns
 - Residential visual amenity
 - Broad visual amenity reasons
 - Limited solar capacity once constraints are taken into account
 - Area out of district

Notes:

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SEI Figure: 11.10 Layout Progression

Drawn by: BJD
Checked by:
Date: 10-10-23

Appendix 5

KEY VIEWPOINTS from ALDINGTON RIDGE

Bested Hill (B) Round Wood (A). Note Conservation Area (CA) and footpaths on Ridge



EDF's Viewpoint 7. Bested (B) Round Wood (A)



Viewpoint on Footpath AE478 East of Church Showing Round Wood (A) and Bested (B)



EDF's Proposition for Bested Hill

Their Viewpoint 7 in Visualisations

On Footpath AE474 West of Church



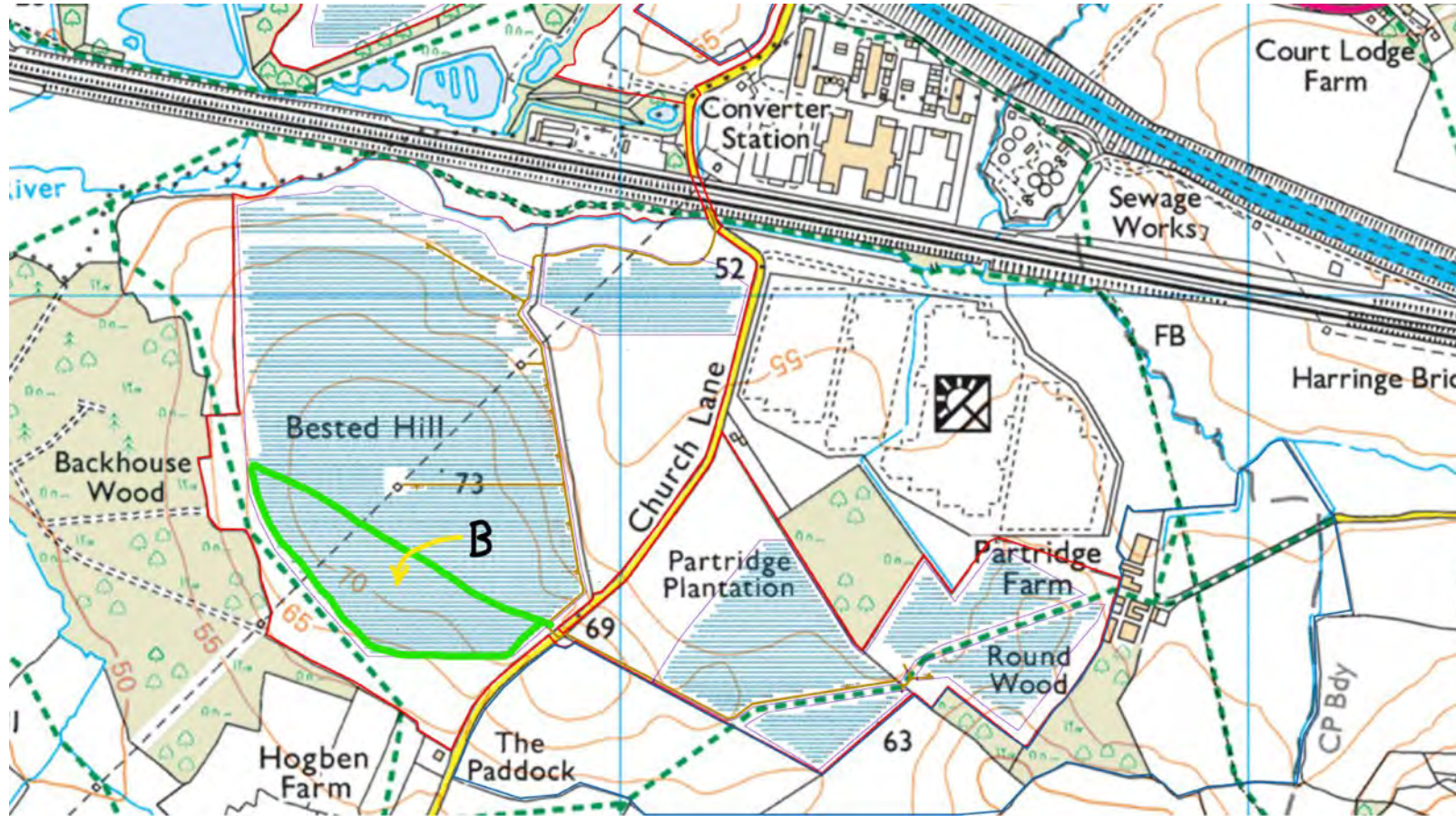
March 2022. Orange dots are paint on 2.5m high posts on proposed solar panel boundary realignment.



Orange dot line showing where new hedge line would be almost entirely obscuring panels (2.5m)



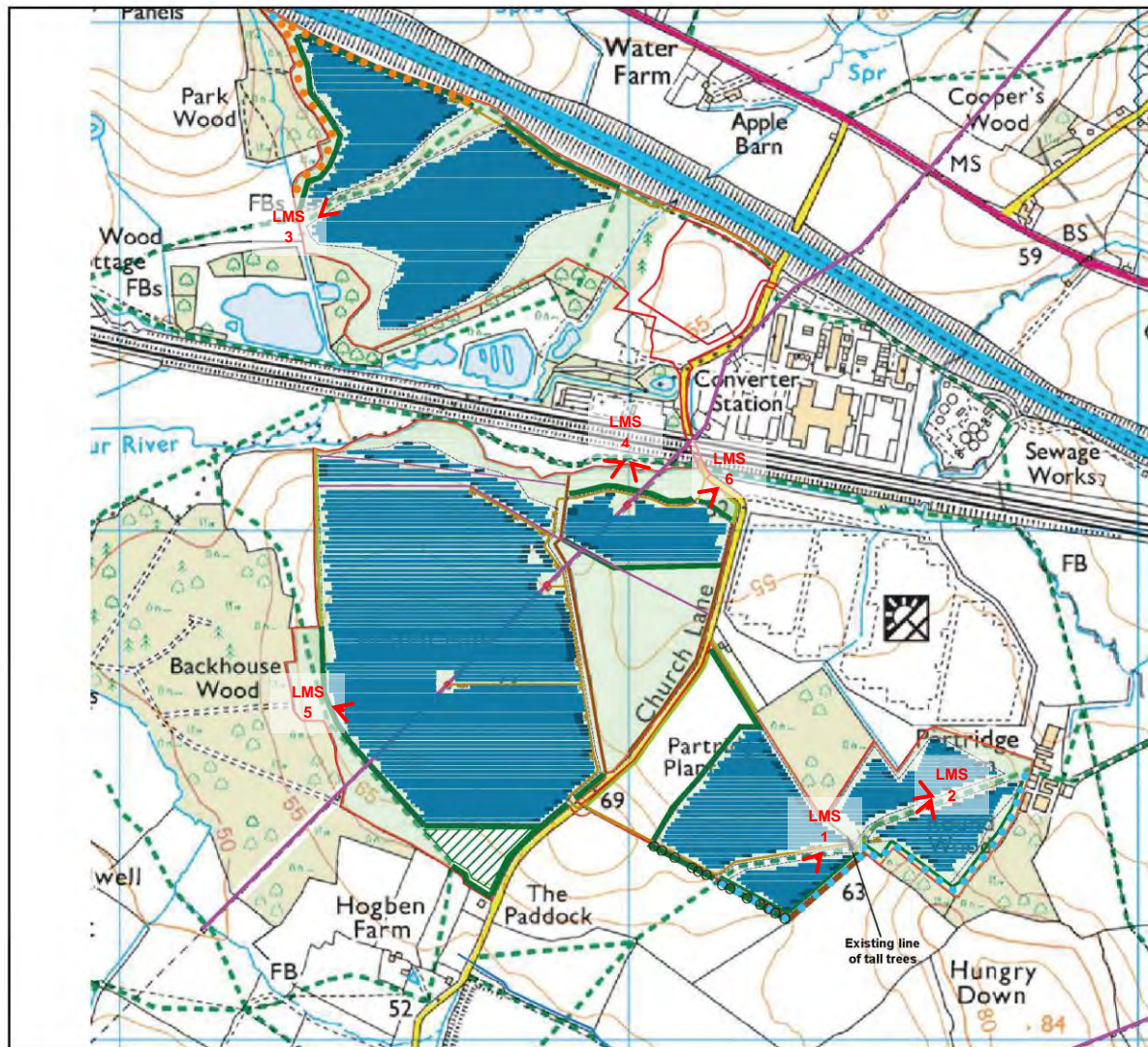
EDF Application Plan: Green line inserted showing panel area to be removed on south facing slope of Bested Hill



Extent of area to be removed. Approximately 15 – 20 acres of solar panel footprint



Appendix 6



Project: **East Stour Solar Farm**



- Key:**
- Approximate application boundary
 - New hedgerow
 - New scattered native hedgerow trees
 - ▨ New low density native tree planting
 - Wildflower / grassland / Riparian mix planting
 - Existing hedgerow
 - Existing field boundary improvements (where necessary)
 - New permissive footpath - Footpath A
 - New permissive footpath - Footpath B

- Notes:**
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Scale: 1:7,500 @A3

0 250m 500m

N

SEI Figure: 11.9 Revision B
Mitigation Plan

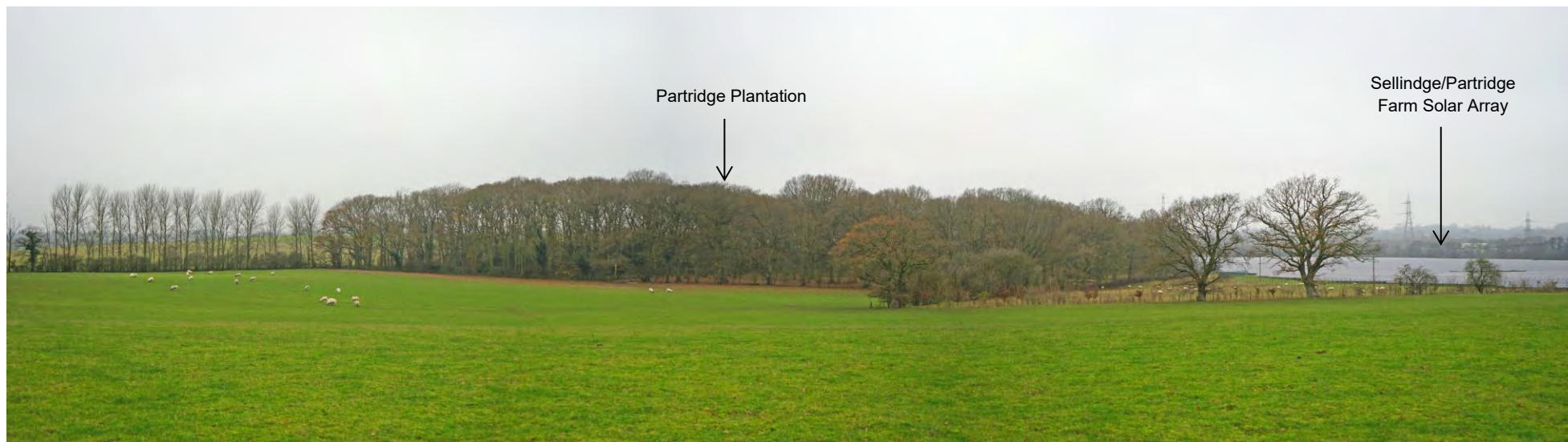
Drawn by: BJD
Checked by:
Date: 19-09-24



<p>Date: 12/12/2024</p> <p>OS Grid Ref: TR 08423 37359</p> <p>Altitude: 60 m AOD</p>	<p>Viewpoint LMS1</p> <p>View south from Footpath AE459 from within the proposed solar array in the eastern land parcel towards the Aldington Ridge.</p>
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<p>Date: 12/12/2024</p> <p>OS Grid Ref: TR 08651 37451 Altitude: 65 m AOD</p>	<p>Viewpoint LMS2A</p> <p>View south west from Footpath AE459 towards Round Wood from within the proposed solar array in the eastern land parcel.</p>
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<p>Date: 12/12/2024</p> <p>OS Grid Ref: TR 08651 37451</p> <p>Altitude: 65 m AOD</p>	<p>Viewpoint LMS2A</p> <p>View west from Footpath AE459 towards Partridge Plantation and the Sellindge/Partridge Farm solar farm from within the proposed solar array in the eastern land parcel.</p>
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Date: 12/12/2024

OS Grid Ref: TR 07348 38627
Altitude: 53 m AOD

Viewpoint LMS3

View north east from Footpath AE432 across the area of proposed solar panels in the northern land parcel.



Date: 12/12/2024

OS Grid Ref: TR 07673 38204
Altitude: 50 m AOD

Viewpoint LMS4A

View south east from Footpath AE656 which follows the Stour River on the northern fringes of the proposed area of solar panels in the western land parcel.



Date: 12/12/2024

OS Grid Ref: TR 07673 38204
Altitude: 50 m AOD

Viewpoint LMS4B

View south west from Footpath AE656 which follows the Stour River on the northern fringes of the proposed area of solar panels in the western land parcel.



Date: 12/12/2024

OS Grid Ref: TR 07421 37610
Altitude: 64 m AOD

Viewpoint LMS5

View east from Footpath AE457 which follows the western edge of the area of proposed solar panels on Bested Hill in the western land parcel.



Date: 12/12/2024

OS Grid Ref: TR 08179 38091
Altitude: 52 m AOD

Viewpoint LMS6

View south from Church Lane across the western land parcel towards Bested Hill close to the HS1 railway overbridge.

Appendix 7



This drawing and design are the copyright of Lloyd Bore Ltd. Do not scale from this drawing.

All dimensions to be checked on site by contractor prior to commencement of any work.

All materials, components and workmanship shall comply with the relevant British Standards, Codes of Practice and manufacturers written instructions.

Planting Schedule:

Trees	No.	Species Name	Girth	Height	Pot Size	Specification
6 No.	Acer campestre	10-12cm	300-350cm			Selected Standard: 4 brks: 2x: RB: Clear Stem min. 200cm
27 No.	Alnus glutinosa	12-14cm	350-425cm			Heavy Standard: 5 brks: 3x: RB: Clear Stem min. 200cm
2 No.	Quercus robur	12-14cm	350-425cm			Heavy Standard: 5 brks: 3x: RB: Clear Stem 175-200cm

Native Species Hedge Mix A						
No.	Species Name	Height	Pot Size	Specification	Density	
377 No.	Acer campestre	175-200cm		Feathered: 5 brks: 2x: B	4/m	
270 No.	Carpinus betulus	175-200cm		Feathered: 5 brks: 2x: B	4/m	
242 No.	Cornus sanguinea	60-80cm		1+1: Transplant - seed raised: Branched: 3 brks: B	4/m	
270 No.	Corylus avellana	60-80cm		1+2: Transplant - seed raised: Branched: 3 brks: B	4/m	
1341 No.	Crataegus monogyna	60-80cm		1+1: Transplant - seed raised: B	4/m	
55 No.	Euonymus europaeus	60-80cm		1+2: Transplant - seed raised: Branched: 5 brks: B	4/m	
55 No.	Rosa canina	60-80cm		1+1: Transplant - seed raised: Branched: 3 brks: B	4/m	
82 No.	Viburnum opulus	60-80cm		1+2: Transplant - seed raised: Branched: 3 brks: B	4/m	

Native Species Hedge Mix B						
No.	Species Name	Height	Pot Size	Specification	Density	
209 No.	Acer campestre	175-200cm		Feathered: 5 brks: 2x: B	4/m	
140 No.	Carpinus betulus	175-200cm		Feathered: 5 brks: 2x: B	4/m	
209 No.	Cornus sanguinea	60-80cm		1+1: Transplant - seed raised: Branched: 3 brks: B	4/m	
140 No.	Corylus avellana	60-80cm		1+2: Transplant - seed raised: Branched: 3 brks: B	4/m	
777 No.	Crataegus monogyna	60-80cm		1+1: Transplant - seed raised: B	4/m	
88 No.	Ilex aquifolium	40-60cm	3L	Leader with Laterals: C	4/m	
174 No.	Salix caprea	80-100cm		0/2: Cutting: Branched: 2 brks: B	4/m	
15 No.	Acer campestre	175-200cm		Feathered: 5 brks: 2x: B	1Ctr	
10 No.	Carpinus betulus	175-200cm		Feathered: 5 brks: 2x: B	1Ctr	
15 No.	Cornus sanguinea	60-80cm		1+1: Transplant - seed raised: Branched: 3 brks: B	1Ctr	
10 No.	Corylus avellana	60-80cm		1+2: Transplant - seed raised: Branched: 3 brks: B	1Ctr	
54 No.	Crataegus monogyna	60-80cm		1+1: Transplant - seed raised: B	1Ctr	
6 No.	Ilex aquifolium	40-60cm	3L	Leader with Laterals: C	1Ctr	
12 No.	Salix caprea	80-100cm		0/2: Cutting: Branched: 2 brks: B	1Ctr	

Wildflower Mixes	
%	Species
0.5%	Achillea millefolium
8%	Agrostis capillaris
0.5%	Centaurea nigra
40%	Cynosurus cristatus
1%	Daucus carota
28%	Festuca rubra juncea
2.5%	Galium verum
1%	Knautia arvensis
2%	Leucanthemum vulgare
0.2%	Lotus corniculatus
4%	Phleum bertolonii
1%	Plantago lanceolata
1.5%	Primula veris
2.5%	Prunella vulgaris
3%	Ranunculus acris
2%	Ranunculus bulbosus
1.5%	Rhinanthus minor
0.8%	Rumex acetosa
Total :100%	

LEGEND:

- Existing trees to be retained
- Proposed standard trees
- Proposed planting belt: Mixed native species trees and shrubs
- Existing hedgerow / tree / woodland groups retained
- Proposed grass and wildflower seed mixture
- Cable easements *
- Perimeter Fence
- Site boundary

rev. **C** rev date. **03/12/15**
revision note.
Substations omitted.

drawing no. **3643_DR_007**

client & project.
Eco Energy World Ltd
Sellindge Solar Site
Sellindge,
nr Ashford, Kent

drawing title.
Planting Plan

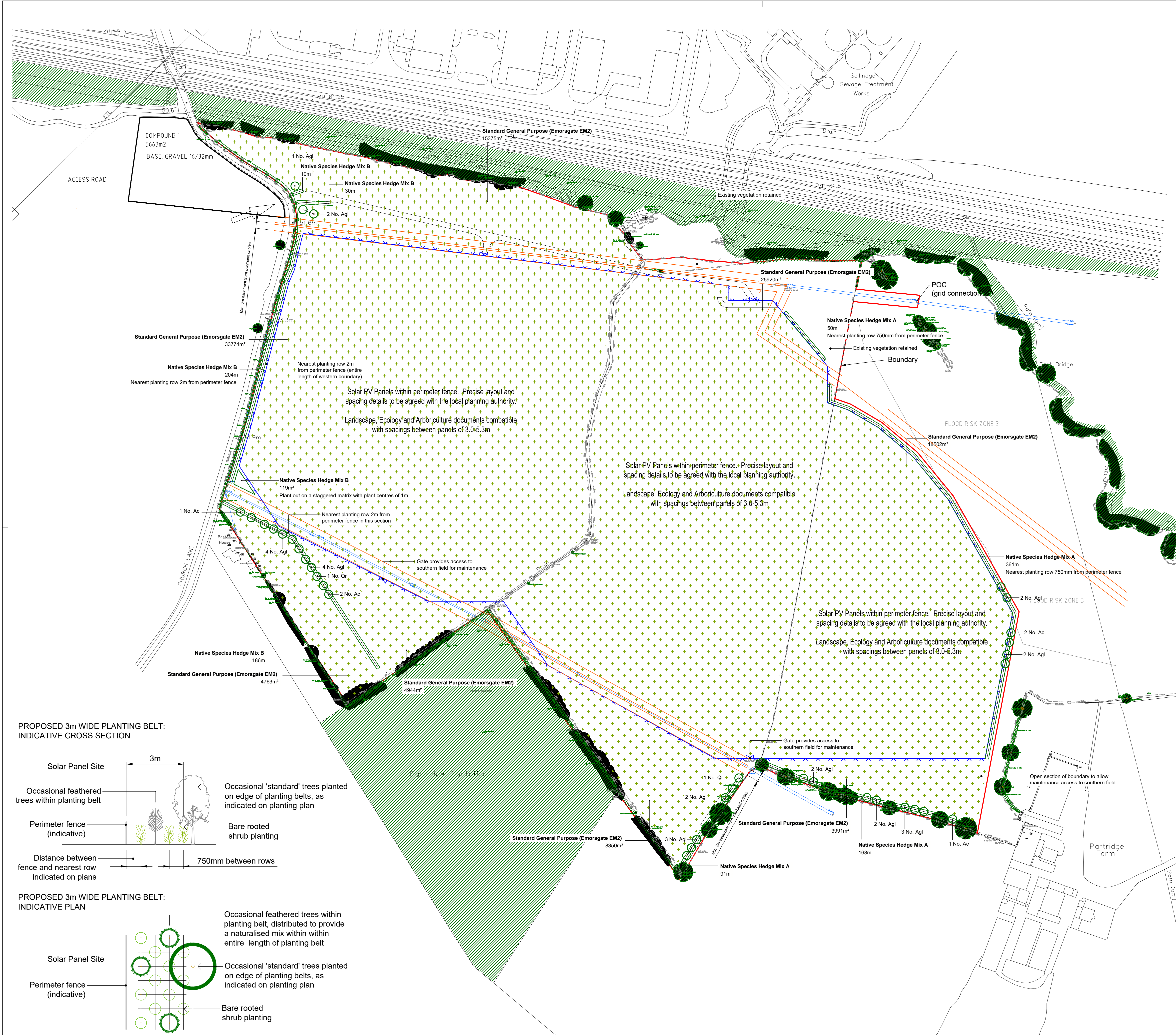
status. **Planning**
scale. **1:1500** drawn by. **JM**
sheet. checked by. **CB**

lloyd bore

33 ST GEORGE'S PLACE
CANTERBURY
KENT CT1 1UT

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e: mail@lloydbore.co.uk
w: www.lloydbore.co.uk

* All cables and easements are indicative only. The contractor is to carry out their own survey on-site in relation to all above and below ground cables, drainage and services and install tree and shrub planting accordingly.



Appendix 8



Stonestreet Green Solar

Illustrative Landscape Drawings - Not for Approval

PINS Ref: EN010135

Doc Ref. 2.7

Version 1

June 2024

APFP Regulation 5(2)(o)

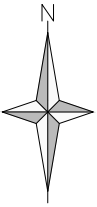
Planning Act 2008

The Infrastructure Planning (Applications: Prescribed Forms and Procedure) Regulations 2009

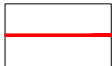


2.7 Illustrative Landscape Drawings

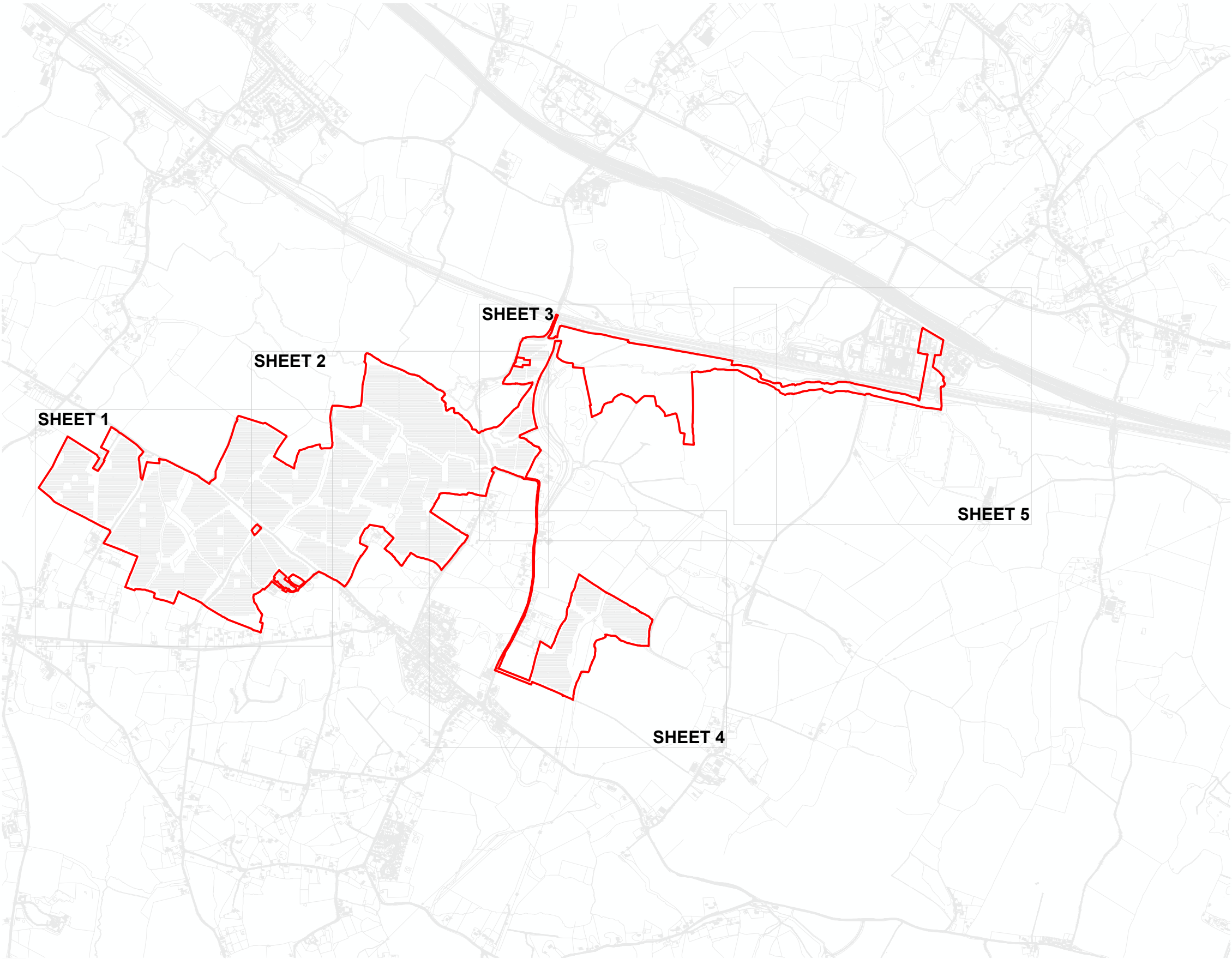
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011998.00001.710	01	Illustrative Landscape Strategy Plan Sheet 1 of 5	1:2,000 @ A1
011998.00001.711	01	Illustrative Landscape Strategy Plan Sheet 2 of 5	1:2,000 @ A1
011998.00001.712	01	Illustrative Landscape Strategy Plan Sheet 3 of 5	1:2,000 @ A1
011998.00001.713	01	Illustrative Landscape Strategy Plan Sheet 4 of 5	1:2,000 @ A1
011998.00001.723	01	Illustrative Landscape Strategy Plan Sheet 5 of 5	1:2,000 @ A1
011998.00001.714	01	Landscape Strategy Plan Planting Schedule and Notes	N/A
011998.00001.715	01	Illustrative Landscape Masterplan	1:6,000 @ A1
011998.00001.716	01	Illustrative Landscape Sections Section 1: River Corridor – Wide Buffer	Not to scale
011998.00001.717	01	Illustrative Landscape Sections Section 2: River Corridor – Narrow Buffer	1:200 @ A3
011998.00001.718	01	Illustrative Landscape Sections Section 3: Handen Farm	Not to scale
011998.00001.719	01	Illustrative Landscape Sections Section 4: Quested Cottage and Habitat Area	1:200 @ A3
011998.00001.720	01	Illustrative Landscape Sections Section 5: Hedgerow Corridor	1:200 @ A3
011998.00001.721	01	Illustrative Landscape Sections Section 6: Calleywell Lane – The Old Cottage Lodge	1:200 @ A3



Legend:



ORDER LIMITS



01					
Rev	Amendments	Date	By	Chk	Auth



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Drawing Status & Suitability Code
5(2)(o)

Client
EPL 001 Limited

Project
Stonestreet Green Solar

Drawing Title
Illustrative Landscape Strategy Key Plan
Not for Approval

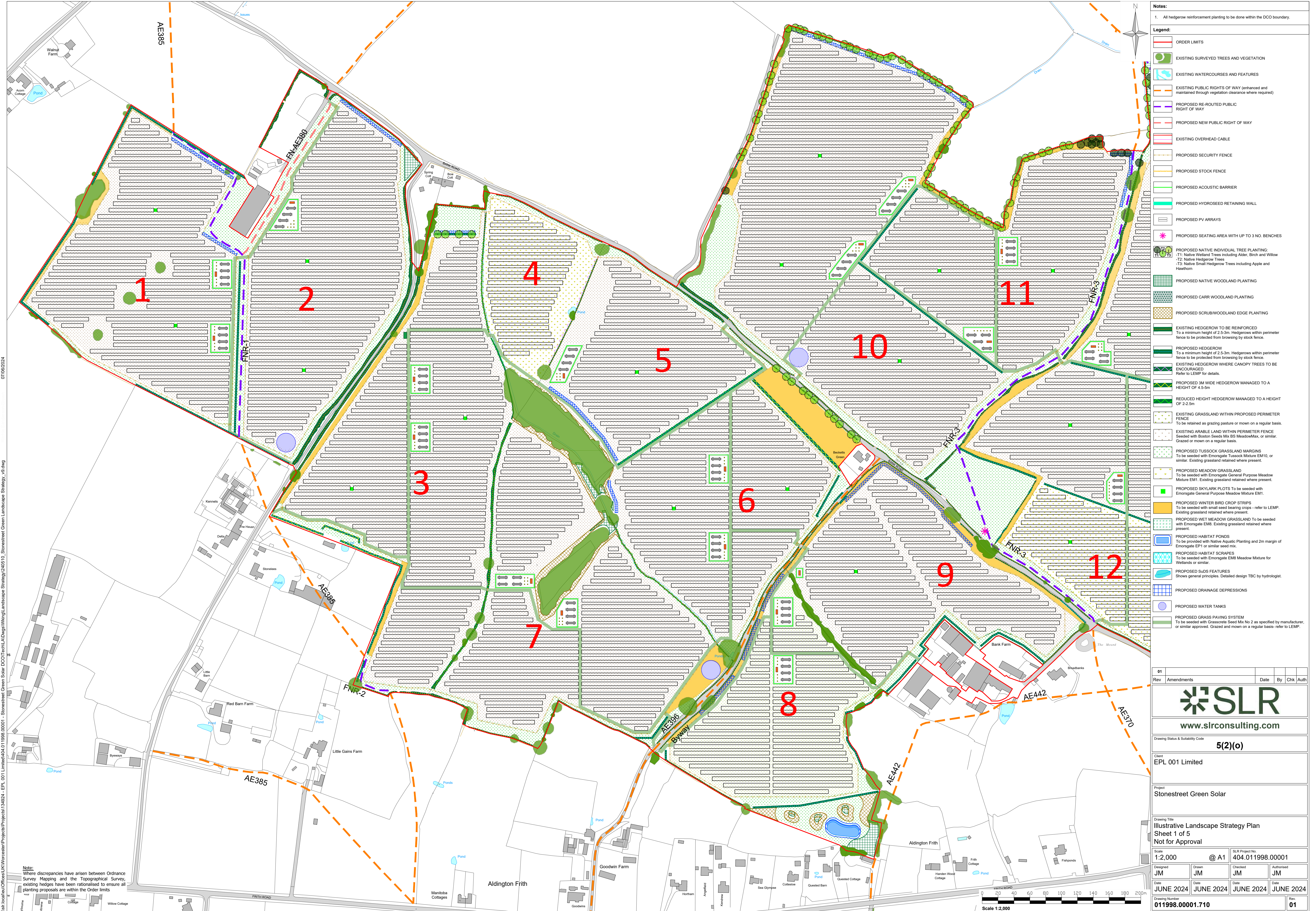
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Date JUNE 2024	Date JUNE 2024	Date JUNE 2024	Date JUNE 2024

Drawing Number 011998.00001.709	Rev. 01
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Scale 1:20,000



- Notes:**
1. All hedgerow reinforcement planting to be done within the DCO boundary.
- Legend:**
- ORDER LIMITS
 - EXISTING SURVEYED TREES AND VEGETATION
 - EXISTING WATERCOURSES AND FEATURES
 - EXISTING PUBLIC RIGHTS OF WAY (enhanced and maintained through vegetation clearance where required)
 - PROPOSED RE-ROUTED PUBLIC RIGHT OF WAY
 - PROPOSED NEW PUBLIC RIGHT OF WAY
 - EXISTING OVERHEAD CABLE
 - PROPOSED SECURITY FENCE
 - PROPOSED STOCK FENCE
 - PROPOSED ACOUSTIC BARRIER
 - PROPOSED HYDROSEED RETAINING WALL
 - PROPOSED PV ARRAYS
 - PROPOSED SEATING AREA WITH UP TO 3 NO. BENCHES
 - PROPOSED NATIVE INDIVIDUAL TREE PLANTING:
 - T1: Native Wetland Trees including Alder, Birch and Willow
 - T2: Native Hedgerow Trees
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 - PROPOSED WATER TANKS
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01	Rev	Amendments	Date	By	Chk	Auth
 www.slrconsulting.com						
Drawing Status & Suitability Code 5(2)(o)						
Client EPL 001 Limited						
Project Stonestreet Green Solar						
Drawing Title Illustrative Landscape Strategy Plan Sheet 1 of 5 Not for Approval						
Scale 1:2,000		@ A1		SLR Project No. 404.011998.00001		
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Date JUNE 2024	Date JUNE 2024	Date JUNE 2024	Date JUNE 2024			
Drawing Number 011998.00001.710				Rev. 01		

07/06/2024

\\slr\local\offices\UK\Worcester\Projects\Projects\134924 - EPL 001 Limited\404.011998.00001 - Stonestreet Green Solar DCO\Tech\AD\Drawings\Wings\Landscape Strategy_v9.dwg

Note:
Where discrepancies have arisen between Ordnance Survey Mapping and the Topographical Survey, existing hedges have been rationalised to ensure all planting proposals are within the Order limits

Note:
Where discrepancies have arisen between Ordnance Survey Mapping and the Topographical Survey, existing hedges have been rationalised to ensure all planting proposals are within the Order Limits

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Note:
Where discrepancies have arisen between Ordnance Survey Mapping and the Topographical Survey, existing hedges have been rationalised to ensure all planting proposals are within the Order Limits

Scale 1:2,000

Notes:

1. All hedgerow reinforcement planting to be done within the DCO boundary.

Legend:

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01	Rev	Amendments	Date	By	Chk	Auth
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SLR
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Drawing Status & Suitability Code

5(2)(o)

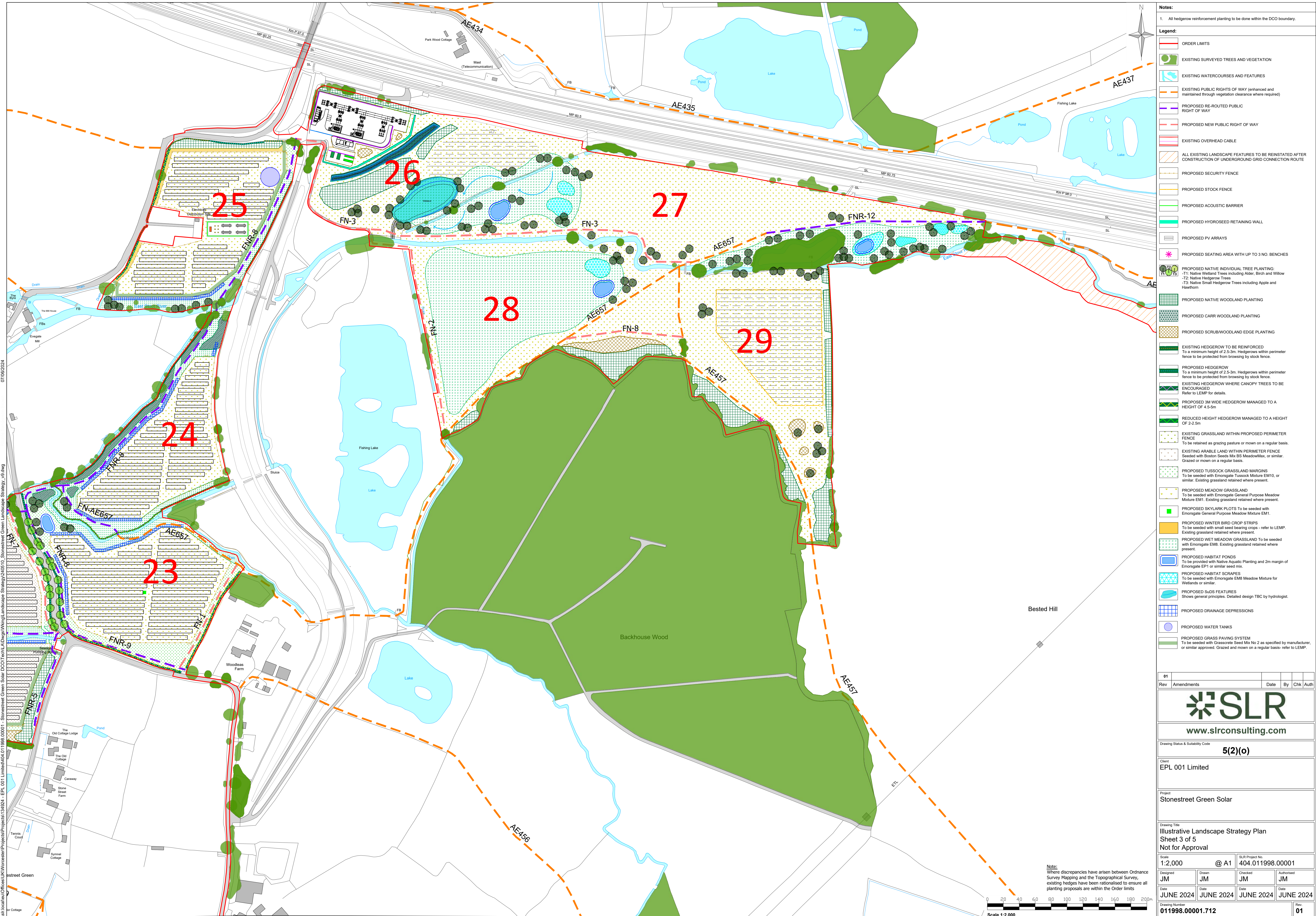
Client
EPL 001 Limited

Project
Stonestreet Green Solar

Drawing Title
Illustrative Landscape Strategy Plan
Sheet 2 of 5
Not for Approval

Scale 1:2,000	@ A1	SLR Project No. 404.011998.00001
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Date JUNE 2024	Date JUNE 2024	Date JUNE 2024
Drawing Number 011998.00001.711	Rev 01	

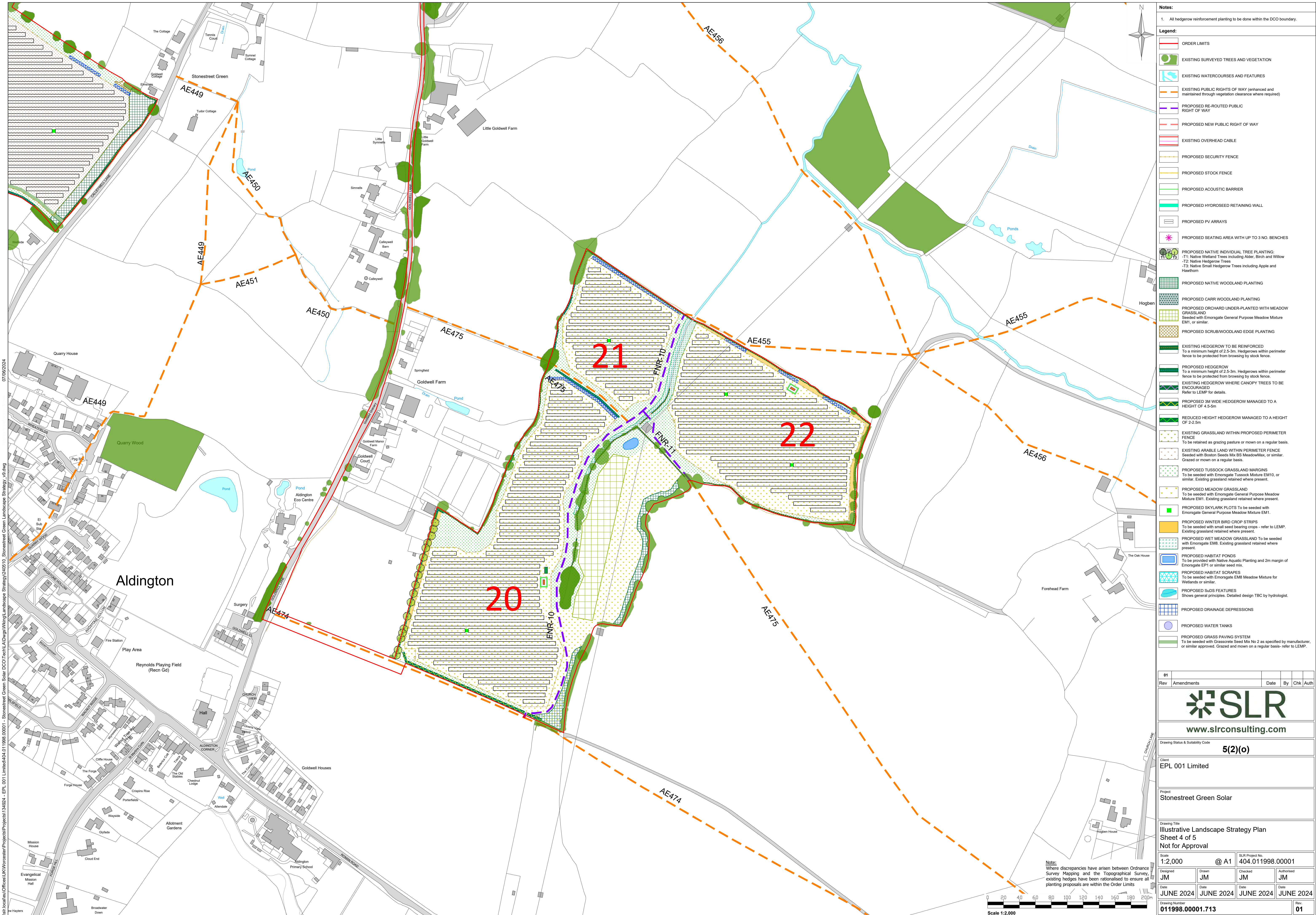
07/06/2024



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 - EXISTING PUBLIC RIGHTS OF WAY (enhanced and maintained through vegetation clearance where required)
 - PROPOSED RE-ROUTED PUBLIC RIGHT OF WAY
 - PROPOSED NEW PUBLIC RIGHT OF WAY
 - EXISTING OVERHEAD CABLE
 - ALL EXISTING LANDSCAPE FEATURES TO BE REINSTITATED AFTER CONSTRUCTION OF UNDERGROUND GRID CONNECTION ROUTE
 - PROPOSED SECURITY FENCE
 - PROPOSED STOCK FENCE
 - PROPOSED ACOUSTIC BARRIER
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01	Rev	Amendments	Date	By	Chk	Auth
 www.slrconsulting.com						
Drawing Status & Suitability Code						
5(2)(o)						
Client						
EPL 001 Limited						
Project						
Stonestreet Green Solar						
Drawing Title						
Illustrative Landscape Strategy Plan						
Sheet 3 of 5						
Not for Approval						
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JM	JM	JM	JM			
Date	Date	Date	Date			
JUNE 2024	JUNE 2024	JUNE 2024	JUNE 2024			
Drawing Number				Rev.		
011998.00001.712				01		

07/06/2024



- Notes:**
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 - PROPOSED ORCHARD UNDER-PLANTED WITH MEADOW GRASSLAND
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Rev	Amendments	Date	By	Chk	Auth
 www.slrconsulting.com					
Drawing Status & Suitability Code 5(2)(o)					
Client EPL 001 Limited					
Project Stonestreet Green Solar					
Drawing Title Illustrative Landscape Strategy Plan Sheet 4 of 5 Not for Approval					
Scale 1:2,000		SLR Project No. 404.011998.00001			
Designed JM	Drawn JM	Checked JM	Authorised JM		
Date JUNE 2024	Date JUNE 2024	Date JUNE 2024	Date JUNE 2024	Date JUNE 2024	Date JUNE 2024
Drawing Number 011998.00001.713					Rev 01

Planting Schedule

Wetland Trees					
Abbreviation	Species	Common Name	Specification	Height	Density
Al gl	Alnus glutinosa	Common Alder	Feathered: 5 brks: 2x: B	175-200cm	Counted
Sa vi	Salix viminalis	Common Osier	0/2: Cutting: Branched: 3 brks: B	125-150cm	Counted
Sa ca	Salix caprea	Goat Willow	Feathered: 5 brks: 2x: B	175-200cm	Counted
Be pu	Betula pubescens	Downy Birch	Feathered: 5 brks: 2x: B	175-200cm	Counted
Sa al	Salix alba	White Willow	Feathered: 5 brks: 2x: B	175-200cm	Counted
Be ni	Betula nigra	River Birch	Feathered: 5 brks: 2x: B	250-300cm	Counted
Total Number of Wetland Trees= 374					

Hedgerow Trees					
Abbreviation	Species	Common Name	Specification	Height	Density
Qu ro	Quercus robur	Common Oak	Light Standard: 3 brks: 2x: B: Clear Stem	150-175cm	Counted
Ca be	Carpinus betulus	Common Hornbeam	Light Standard: 3 brks: 2x: B: Clear Stem	150-175cm	Counted
Al gl	Alnus glutinosa	Common Alder	Light Standard: 3 brks: 2x: B: Clear Stem	150-175cm	Counted
Ac ca	Acer campestre	Common Maple	Light Standard: 3 brks: 2x: B: Clear Stem	150-175cm	Counted
Total Number of Hedgerow Trees= 111					

Small Hedgerow Trees					
Abbreviation	Species	Common Name	Specification	Height	Density
Ma sy	Malus sylvestris	Common Crab Apple	Standard: 4 brks: 2x: B: Clear Stem	175-200cm	Counted
Cr mo	Crataegus monogyna	Common Hawthorn	Standard: 3 brks: 2x: B: Clear Stem	175-200cm	Counted
Total Number of Small Hedgerow Trees= 17					

Reinforcement Hedgerow Mix					
Number	Abbreviation	Species	Specification	Mix Species Density	% Contribution
1151	Ac ca	Acer campestre	1+1: Transplant - seed raised: B	As specified/required	10%
1151	Co sa	Cornus sanguinea	0/2: Cutting: Branched: 3 brks: B	As specified/required	10%
2248	Co av	Corylus avellana	1+2: Transplant - seed raised: Branched: 4 brks: B	As specified/required	20%
605	Cr mo	Crataegus monogyna	Transplant - seed raised: 4 brks: 1+2: B	As specified/required	5%
1151	Fr al	Frangula alnus	1+1: Transplant - seed raised: B	As specified/required	10%
1151	Il aq	Ilex aquifolium	Leader with Lateralis: C	As specified/required	10%
605	Pr sp	Prunus spinosa	1+2: Transplant - seed raised: Branched: 3 brks: B	As specified/required	5%
1151	Ro ca	Rosa canina	Leader with even branching: C	As specified/required	10%
1151	Vi la	Viburnum lantana	0/2: Cutting: Branched: 3 brks: B	As specified/required	10%
1151	Vi op	Viburnum opulus	0/2: Cutting: Branched: 3 brks: B	As specified/required	10%
Total :11515Plant in in single species groups of 3-7 plants. Assumed 25% quantity for existing hedgerow to be gapped up.					

Proposed Hedgerow Mix					
Number	Abbreviation	Species	Specification	Mix Species Density	% Contribution
2155	Ac ca	Acer campestre	1+1: Transplant - seed raised: B	0.5Ctr Double Staggered at 0.5m offset	10%
2155	Co sa	Cornus sanguinea	0/2: Cutting: Branched: 3 brks: B	0.5Ctr Double Staggered at 0.5m offset	10%
4281	Co av	Corylus avellana	1+2: Transplant - seed raised: Branched: 4 brks: B	0.5Ctr Double Staggered at 0.5m offset	20%
1092	Cr mo	Crataegus monogyna	Transplant - seed raised: 4 brks: 1+2: B	0.5Ctr Double Staggered at 0.5m offset	5%
2155	Fr al	Frangula alnus	1+1: Transplant - seed raised: B	0.5Ctr Double Staggered at 0.5m offset	10%
2155	Il aq	Ilex aquifolium	Leader with Lateralis: C	0.5Ctr Double Staggered at 0.5m offset	10%
1092	Pr sp	Prunus spinosa	1+2: Transplant - seed raised: Branched: 3 brks: B	0.5Ctr Double Staggered at 0.5m offset	5%
2155	Ro ca	Rosa canina	Leader with even branching: C	0.5Ctr Double Staggered at 0.5m offset	10%
2155	Vi la	Viburnum lantana	0/2: Cutting: Branched: 3 brks: B	0.5Ctr Double Staggered at 0.5m offset	10%
2155	Vi op	Viburnum opulus	0/2: Cutting: Branched: 3 brks: B	0.5Ctr Double Staggered at 0.5m offset	10%
Total :21550Plant in in single species groups of 3-7 plants.					

Native Woodland Mix							
Number	Abbreviation	Species	Common Name	Specification	Height	Density	% Mix
941	Ac ca	Acer campestre	Common Maple	1+1: Transplant - seed raised: B	80-100cm	0.33/m²	10%
758	Al gl	Alnus glutinosa	Common Alder	1+1: Transplant - seed raised: B	80-100cm	0.33/m²	8%
941	Be pe	Betula pendula	Common Silver Birch	1+1: Transplant - seed raised: B	80-100cm	0.33/m²	10%
941	Ca be	Carpinus betulus	Common Hornbeam	1+1: Transplant - seed raised: B	80-100cm	0.33/m²	10%
478	Ca sa	Castanea sativa	Sweet Chestnut	1+1: Transplant - seed raised: B	80-100cm	0.33/m²	5%
758	Co av	Corylus avellana	Common Hazel	1+2: Transplant - seed raised: Branched: 3 brks: B	80-80cm	0.33/m²	8%
199	Il aq	Ilex aquifolium	Common Holly	Leader with Lateralis: C	60-80cm	0.33/m²	2%
293	Il aq	Ilex aquifolium	Common Holly	Leader with Lateralis: C	125-150cm	0.33/m²	3%
384	Po tr	Populus tremula	Aspen	Feathered: 5 brks: 2x: B	175-200cm	0.33/m²	4%
199	Po tr	Populus tremula	Aspen	1+1: Transplant - seed raised: B	80-100cm	0.33/m²	2%
199	Qu pe	Quercus petraea	Sessile Oak	1+2: Transplant - seed raised: B	80-100cm	0.33/m²	2%
293	Qu pe	Quercus petraea	Sessile Oak	Feathered: 5 brks: 2x: B	175-200cm	0.33/m²	3%
941	Qu ro	Quercus robur	Common Oak	1+2: Transplant - seed raised: B	80-100cm	0.33/m²	10%
478	Qu ro	Quercus robur	Common Oak	Feathered: 3 brks: 2x: B	150-200cm	0.33/m²	5%
941	So au	Sorbus aucuparia	Rowan	1+1: Transplant - seed raised: B	80-100cm	0.33/m²	10%
758	Ti co	Tilia cordata	Small-leaved Lime	1+1: Transplant - seed raised: B	80-100cm	0.33/m²	8%
Total :9502Plant in in single species groups of 3-5 plants.							

Carr Woodland Mix							
Number	Abbreviation	Species	Common Name	Specification	Density	Height	% Mix
150	Al gl	Alnus glutinosa	Common Alder	Feathered: 3 brks: 2x: B	0.49/m²	150-175cm	10%
221	Al gl	Alnus glutinosa	Common alder	1+1: Transplant - seed raised: B	0.49/m²	80-100cm	15%
221	Be pu	Betula pubescens	Downy Birch	1+1: Transplant - seed raised: B	0.49/m²	80-100cm	15%
150	Be pu	Betula pubescens	Downy Birch	Feathered: 3 brks: 2x: B	0.49/m²	150-175cm	10%
150	Po ni	Populus nigra	Black Poplar	Feathered: 3 brks: 2x: B	0.49/m²	175-200cm	10%
296	Sa al	Salix alba	White Willow	0/1/2: Transplant - cutting raised: B	0.49/m²	150-175cm	20%
296	Sa ca	Salix caprea	Goat Willow	0/1/2: Transplant - cutting raised: 3 brks: B	0.49/m²	150-175cm	20%
Total :1484							

Orchard Mix						
Number	Abbreviation	Species	Common Name	Specification	Height	% Mix
66	Cy ob	Cydonia oblonga	Common Quince	Half Standard: Pyrus communis Rootstock: 3 brks: C: Clear Stem	100-125cm	25%
66	Cy mp	Cydonia oblonga 'Meech's Prolific'	Quince 'Meech's Prolific'	X/1/0: Maiden: Quince A Rootstock: B	100-125cm	25%
66	Ma ke	Malus domestica 'Ashmead's Kernel'	Apple 'Ashmead's Kernel'	Maiden: vigorous root stock C/S: B	100-150cm	25%
66	Ma ba	Malus domestica 'Seven Banks'		Maiden: vigorous root stock C/S: B	100-150cm	25%
Total :264						

Scrub Mix						
Number	Abbreviation	Species	Common Name	Specification	Height	Density % Mix
202	Ac ca	Acer campestre	Common Maple	1+1: Transplant - seed raised: B	60-80cm	0.49/m² 5%
769	Co av	Corylus avellana	Common Hazel	1+2: Transplant - seed raised: Branched: 3 brks: B	60-80cm	0.49/m² 20%
1338	Cr mo	Crataegus monogyna	Common Hawthorn	1+1: Transplant - seed raised: B	60-80cm	0.49/m² 35%
391	Il aq	Ilex aquifolium	Common Holly	Leader with Lateralis: C	40-60cm	0.49/m² 10%
202	Pr pa	Prunus padus	Bird Cherry	1+1: Transplant - seed raised: B	60-80cm	0.49/m² 5%
959	Pr sp	Prunus spinosa	Blackthorn	1+1: Transplant - seed raised: Branched: 2 brks: B	60-80cm	0.49/m² 25%
Total :3861Plant in in single species groups of 3-6 plants.						

Proposed Aquatic-Marginal Planting					
Abbreviation	Species	Specification	Density	% Contribution	
An sy	Angelica sylvestris	Plug: Established Root min. 2-3 months: Sept to April planting: British Native-origin: C	5/m²	10%	
Fi ul	Filipendula ulmaria	Plug: Established Root min. 2-3 months: Sept to April planting: British Native-origin: C	5/m²	10%	
Ge ri	Geum rivale	Plug: Established Root min. 2-3 months: Sept to April planting: British Native-origin: C	5/m²	10%	
Ho pa	Hottonia palustris	Plug: Established Root: April to August planting: British Native-origin: C	5/m²	10%	
Hy mo	Hydrocharis morsus-ranae	Loose: British Native-origin: B	1/m²	10%	
Ir ps	Iris pseudacorus	Plug: Established Root min. 2-3 months: Sept to April planting: British Native-origin: C	5/m²	10%	
Me aq	Mentha aquatica	Plug: Established Root min. 2-3 months: Sept to April planting: British Native-origin: C	5/m²	10%	
My sc	Myosotis scorpioides	Plug: Established Root min. 2-3 months: Sept to April planting: British Native-origin: C	5/m²	10%	
Ra aq	Ranunculus aquatilis	Bunched and Weighted: 4-5 strands: British Native-origin: B	1/m²	10%	
Ra li	Ranunculus lingua	Plug: Established Root min. 2-3 months: Sept to April planting: British Native-origin: C	5/m²	10%	
Plant marginal plants around water level and fully submerged aquatic plants on bottom of basin.					

PLANTING NOTES

General

- Plant material to conform to the National Plant Specification. Plant handling and planting operations to be in accordance with HTA 'Handling and Establishing Landscape Plants', Parts I-III.
- Imported topsoil (if required) to BS 3882 Low Fertility Grade and from an approved source. Existing topsoil shall have a maximum 35% clay content and minimum 5% organic content, pH 5.5-8.5 and be free of perennial weeds, weed seeds and contamination. Maximum stone content 20% (>20mm particle size), maximum size of stones 50mm in any direction. Existing topsoil to be ameliorated and/or screened if necessary to achieve this specification.
- Soil conditioner: Sanitized and stabilised compost to BSI PAS 100. Apply 75mm depth even coverage and incorporate into topsoil during cultivation operations, to a minimum depth of 150mm. Compost to be Compost Association certified, or conforming to the specification from an approved supplier.
- Mulch planting beds with matured coniferous bark, with an even particle size between 5-35mm, to 75mm minimum depth over weed-free soil after completion of planting and watering operations.

Existing Grazing Pasture

- Retained grassland - any bare patches arising from installation works to be seeded with an agricultural grassland seed mix.

Hedgerows

- Prepare a 0.5m wide x 0.3m deep weed-free trench (or larger if necessary, in order to take the full spread of the roots); the sides and bottom of the trench will be forked over and 'ripped' to facilitate proper drainage, prior to back-filling. The trench to be excavated on the same day as planting and to be back-filled with an appropriate excavated topsoil/ compost mix. Compost will only be used if necessary; should compost be deemed necessary, it to be Compost Association certified, or obtained from a supplier conforming to this specification. Hedgerow to be cultivated by hand only in proximity to existing trees/hedgerow. No herbicide.
- For existing hedgerows, plant bare root transplants and container-grown shrubs at 0.5m centres on the back of the existing hedgerows and fill any gaps larger than 0.5m. Hand dig with care in proximity to existing hedgerows and do not sever any roots larger than 2.5cm in diameter.
- For new hedgerows, plant shrubs at 0.5m centres.
- Transplants to be notch planted and container-grown shrubs to be pit planted (in pits 150mm wider than root spread) ensuring the original root collar is at ground level after backfilling and firming in.
- Hedgerow plants to be installed with rabbit protection, as follows:
 - Transplants, cuttings and seedlings: PP photodegradable tube guards 0.6m high x 50mm diameter or greater to suit girth of shrub/tree, supported by 900mm bamboo cane inserted 300mm below ground level.
 - Container-grown shrubs: recycled HDPE photodegradable mesh guards 0.6m high x 150-180mm diameter or greater to suit diameter of shrub, supported by 900mm timber stake inserted 300mm below ground level.Ensure protection methods do not restrict natural movement or growth.

Tree and Scrub Planting

- Plants to be installed with rabbit protection, in the same method as hedgerow plants.
- Notch plant bare root transplants in rows on a 2.0m grid. Hand dig with care in proximity to existing trees and do not sever any roots larger than 2.5cm in diameter.
- Large trees shall be planted at least 2m away from proposed security fencing to ensure branches do not extent over fencing.

Planting seasons

- Planting seasons:
 - Deciduous trees and shrubs: Late October to late March
 - Conifers and evergreens: September/October or April/May
 - Container grown plants: At any time if ground and weather conditions are favourable
- Grass seeding: August/September

LANDSCAPE & BIODIVERSITY MANAGEMENT PLAN
Establishment and Maintenance Period (Years 1-5)

Pruning generally

- All dead, damaged or diseased tree branches shall be removed and arisings removed from site. Trees and shrubs shall be pruned in the appropriate season to maintain health and vigour and to prevent encroachment on access route/storage areas, etc. The removal of vegetation will be timed for outside of the bird nesting season (March to August inclusive) to prevent disturbance of breeding birds. If this is not possible, a check for active nests will first be undertaken by an ecologist. If a nest is found, an appropriate buffer will be left undisturbed until any chicks have fledged, as confirmed by an ecologist.

Existing & Proposed Hedgerows

- Hedgerows shall be pruned on one side per year alternating on a 2 or 3 year rotation in February, aiming to maintain a minimum height of 2.5 - 3m (with the exception of 3m wide hedgerows which shall be maintained to a minimum height of 4.5 - 5m to assist with screening) to promote bushy growth while providing continued habitat and foraging opportunities for wildlife. Hedgerow trees shall be retained and encouraged to develop to full maturity where not likely to cause overshadowing of panels. In specific existing hedgerows, where identified on FIG 7.8, existing trees shall be identified and allowed to establish as canopy trees.

Scrub

- Areas to be thinned and trimmed to a height of between 1 and 3 meters on a 3 year rotational basis.

Woodland

- Re-mulch planting area during years 1-3 to minimise competition from weeds and grasses.

Retained Grazing Pasture

- Retained grassland inside perimeter fence to be sheep-grazed or mown on a regular basis as required to prevent shading of the panels or security features.
- Retained grassland outside perimeter fence to be mown no more than once annually to encourage the establishment of a tall sward.

General

- All areas of planting and grass shall be maintained, to include:
 - Ample irrigation
 - Weed control (herbicide application or hand weeding)
 - Litter picking
 - Topping up of mulch
 - Checking condition of tree stakes and ties
- All stakes and ties shall be inspected during the growing season and adjusted as necessary to ensure that they are secure and firm and that the ties are not chaffing the stem of the trees. Stakes and ties shall be removed and disposed of when plants become self supporting or at the end of the 5 year establishment period.

- Planting which fails to thrive or dies during the 5-year establishment period shall be replaced within the next suitable planting season.

Long Term Management Plan

Pruning generally

- All dead, damaged or diseased tree branches shall be removed and arisings removed from site. Shrubs shall be pruned in the appropriate season (see hedgerows, below) to maintain health and vigour and encroachment on access route/storage areas, etc. Avoid cutting operations from March to August (inclusive) to prevent disturbance of breeding birds.

Hedgerows

- Hedgerows shall be pruned on one side per year, alternating on a 2 or 3 year rotation in February, and maintained a minimum height of 2.5 - 3m (with the exception of 3m wide hedgerows which shall be maintained to a minimum height of 4.5 - 5m to assist with screening) to promote bushy growth while providing continued habitat and foraging opportunities for wildlife. Hedgerow trees shall be encouraged to develop to full maturity.

Retained Grazing Pasture

- Retained grassland to be sheep-grazed or mown as required to prevent shading of the panels or security features. Areas outside perimeter fence to be mown no more than once annually.

Scrub

- Areas to be thinned and trimmed to a height of between 1 and 3 meters on a 3 year rotational basis.

Woodland

- Carry out selective thinning and coppicing of approximately 30% of plants in Year 5. Leave deadwood and brush piles in situ.

General

- All soft and hard landscaping shall be inspected annually by the Landscape Contractor and an approved arboriculturist and tree works carried out as necessary to ensure the continued health and safety of the trees. Regular weed control and litter picking operations will be required.

Summary of Landscape Elements	
Landscape Component	Quantity
Proposed Native Woodland Planting	2.82ha with 9,502 plants
Proposed Carr Woodland Planting	0.3ha with 1,484 plants
Proposed Woodland Edge / Scrub Mix	0.77ha with 3,861 plants
Proposed Orchard Planting	0.65ha with 264 plants
Proposed Grassland Within Fence Seeded (BS MeadowMax)	100.89ha
Existing Grassland within Fence Retained	3.67ha
Proposed Tussocky Grassland Field Margins (EM10)	11.62ha
Proposed Wet Meadow Grassland (EM8)	10.1ha
Proposed Winter Bird Crop Strips	2.81ha
Proposed Meadow Grassland EM1	34.28ha
Proposed Habitat Pond	0.17ha
Proposed Habitat Scrapes	0.25ha
Proposed Wetland Trees (East Stour River)	327 no.
Proposed Hedgerow Trees	128 no.
Existing Hedgerows Reinforced	11.25km with 11,515 plants
Proposed Hedgerow	5.48km with 21,490 plants
Proposed Skylark Plots	0.06ha
Proposed Hydroseed Retaining Wall	0.03ha
Proposed Grasscrete	2.74ha

01					
Rev	Amendments	Date	By	Chk	Auth



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Drawing Status & Suitability Code					
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Client
EPL 001 Limited

Project
Stonestreet Green Solar

Drawing Title
Landscape Strategy Plan
Planting Schedule and Notes



Around 11km of **Existing Hedgerows** across the site will be reinforced with over 10,000 native hedgerow plants, and will be managed for maximum height and wildlife potential.

A **Seating Area** will be provided along the public footpath next to Bank Road, to allow views towards the North Downs to be enjoyed.

A minimum 10m buffer has been established to the **East Stour River Corridor**, with over 320 new native wetland trees to be planted, including characteristic alder, birch and willow. In some places this corridor extends to over 30m.

Over 100 hectares of **New Pasture** will be created on existing intensively farmed arable farmland. These areas will be managed with appropriate conservation grazing or mowing methods.

A series of **Biodiversity Improvement Areas** have been included within the scheme to maximise wildlife benefits.

Field margins will be managed to create **Tussocky Native Grassland** and **Wild Bird Seed** to provide habitat for wildlife and maintain a sense of openness from public footpaths.

A minimum buffer of approximately 25m will be provided to **Backhouse Wood Ancient Woodland** planted with native woodland edge planting.

Over 34 hectares of species rich **Wildflower Grassland** will be created, including wetland meadows and mixes to provide habitat for skylark and brown hare, as well as other species of wildlife.

Proposed **Security Fencing** will be timber post and wire, a type used for protecting new forestry planting from browsing animals.

Approximately 5.5km of **New Hedgerows** are proposed with over 21,000 plants to break up the extent of solar arrays. This includes the reinstatement of a number of historic field boundaries that have been removed through agricultural intensification.

A series of **Ecological Scrapes and Ponds** will be created on the site, with a total area equivalent to 15 full size tennis courts.

Two areas of **New Broadleaved Woodland** will be established along Calleywell Lane to screen the development and provide new woodland habitat, with over 10,000 new trees and shrubs from a palette of 12 carefully selected native and naturalised species planted across the site.

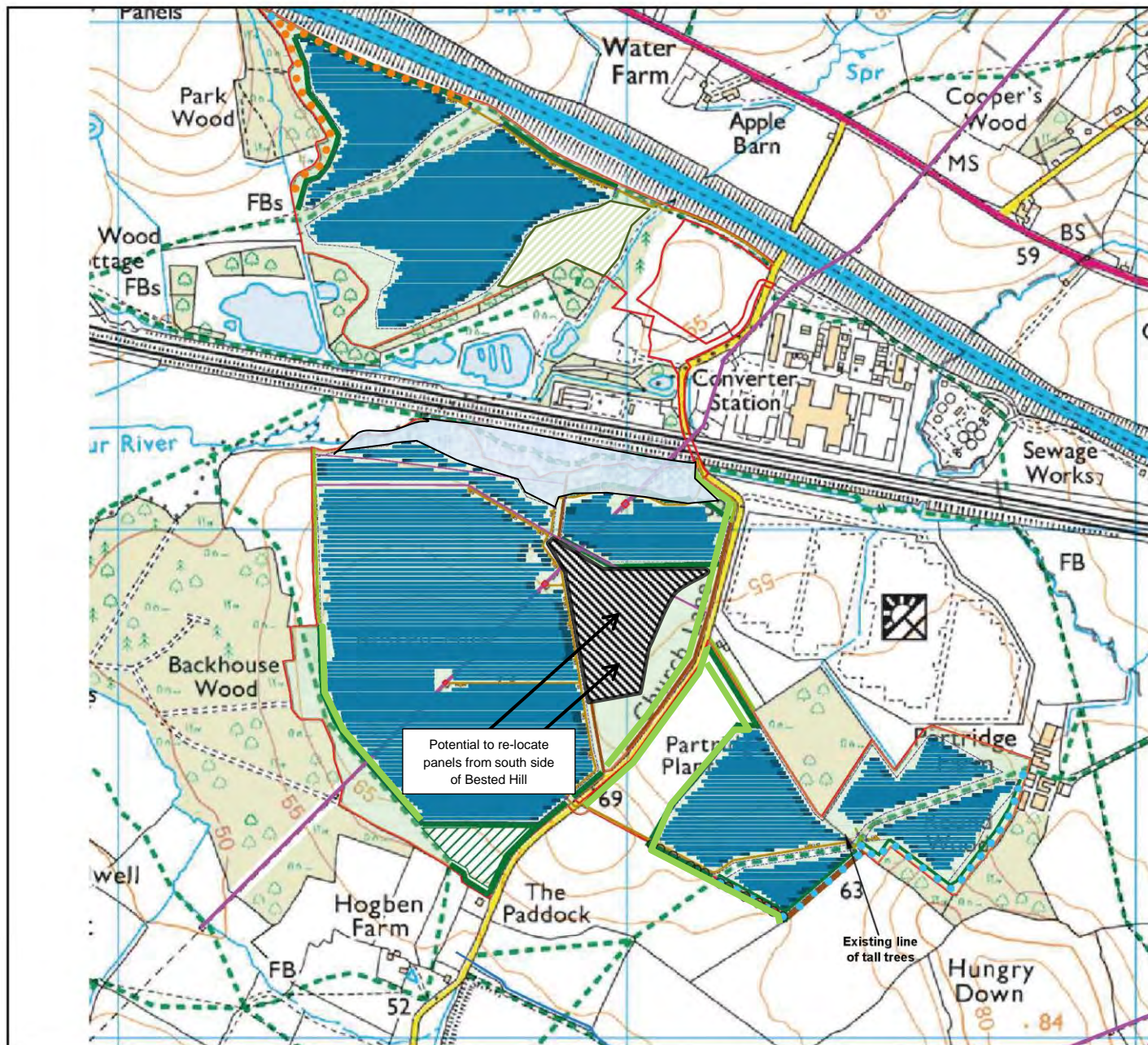
An **Apple Tree Orchard** with 264 new trees of British origin planted in a local area where orchards were once a common feature.



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Project		
STONESTREET GREEN SOLAR		
Drawing Title		
ILLUSTRATIVE LANDSCAPE MASTERPLAN		
Drawing Status		
5(2)(a)		
Scale	Date	Revision
1:5000 @A1	JUNE 2024	
Drawing Number	011998.00001.715	01

Appendix 9



Project:

East Stour Solar Farm

Viento
Environmental

Key:

- Approximate application boundary
- New hedgerow
- New scattered native hedgerow trees
- ▨ New low density native tree planting
- ▨ Wildflower / grassland / Riparian mix planting
- Existing hedgerow
- Existing field boundary improvements (where necessary)
- New permissive footpath - Footpath A
- New permissive footpath - Footpath B



Potential Area to re-locate panels from Bested Hill



Potential location for more substantial scrub belt



Potential location for enhancements to East Stour River corridor



Potential woodland extension to northern land parcel

Notes:

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Scale: 1:7,500 @A3



SEI Figure: 11.9 Revision B
Mitigation Plan

Drawn by:

BJD

Checked by:

Date:

19-09-24

Mitigation Plan (Rev B) with LMS suggested additional Mitigation

East Stour Solar Farm
Proof of Evidence
January 2025

Land Management Services Ltd
9 Park Avenue
Hassocks
BN6 8LT

