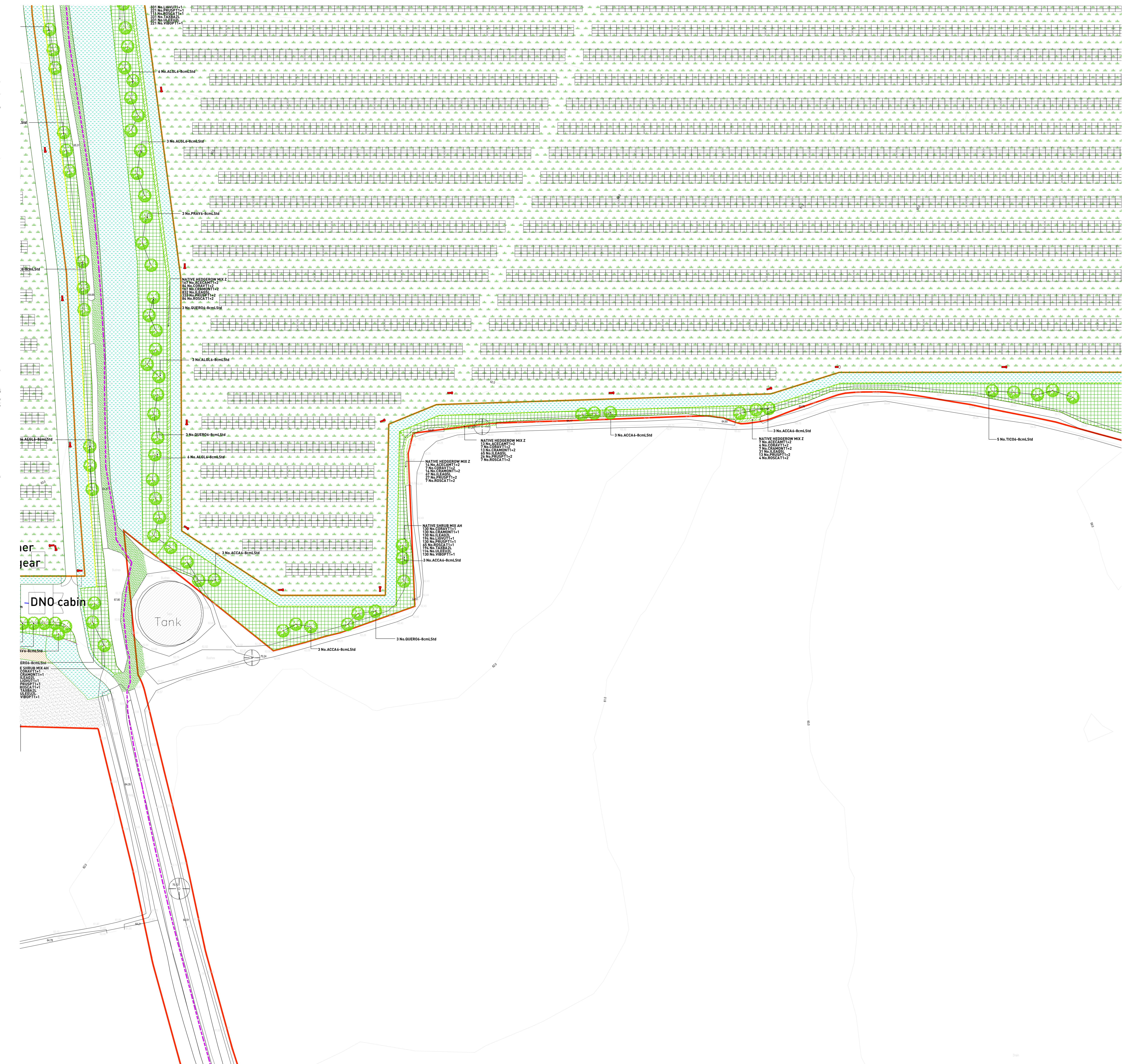
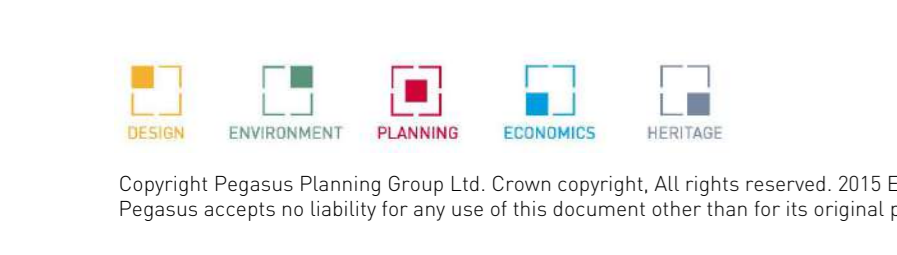


IMPLEMENTATION AND MAINTENANCE GUIDELINES

- 14 All plants and trees to be planted in accordance with the National Plant Specification...
15 The location for a proposed DNO cabinet should be agreed through the planning process...
16 The proposed DNO cabinet should be located in a suitable location...
17 The proposed DNO cabinet should be located in a suitable location...
18 The proposed DNO cabinet should be located in a suitable location...
19 The proposed DNO cabinet should be located in a suitable location...
20 The proposed DNO cabinet should be located in a suitable location...
21 The proposed DNO cabinet should be located in a suitable location...
22 The proposed DNO cabinet should be located in a suitable location...
23 The proposed DNO cabinet should be located in a suitable location...
24 The proposed DNO cabinet should be located in a suitable location...
25 The proposed DNO cabinet should be located in a suitable location...
26 The proposed DNO cabinet should be located in a suitable location...
27 The proposed DNO cabinet should be located in a suitable location...
28 The proposed DNO cabinet should be located in a suitable location...
29 The proposed DNO cabinet should be located in a suitable location...
30 The proposed DNO cabinet should be located in a suitable location...
31 The proposed DNO cabinet should be located in a suitable location...
32 The proposed DNO cabinet should be located in a suitable location...
33 The proposed DNO cabinet should be located in a suitable location...
34 The proposed DNO cabinet should be located in a suitable location...
35 The proposed DNO cabinet should be located in a suitable location...
36 The proposed DNO cabinet should be located in a suitable location...
37 The proposed DNO cabinet should be located in a suitable location...
38 The proposed DNO cabinet should be located in a suitable location...
39 The proposed DNO cabinet should be located in a suitable location...
40 The proposed DNO cabinet should be located in a suitable location...
41 The proposed DNO cabinet should be located in a suitable location...
42 The proposed DNO cabinet should be located in a suitable location...
43 The proposed DNO cabinet should be located in a suitable location...
44 The proposed DNO cabinet should be located in a suitable location...
45 The proposed DNO cabinet should be located in a suitable location...
46 The proposed DNO cabinet should be located in a suitable location...
47 The proposed DNO cabinet should be located in a suitable location...
48 The proposed DNO cabinet should be located in a suitable location...
49 The proposed DNO cabinet should be located in a suitable location...
50 The proposed DNO cabinet should be located in a suitable location...



PLANT SCHEDULE
PROPOSED TREES
ABBV SPECIES COMMON NAME SUPPLY SPECIFICATION HEIGHT (CM) BIRTH QTY (No)
PROPOSED NATIVE HEDGEROWS / NATIVE MIXES
ABBV SPECIES SUPPLY HEIGHT (CM) CENTRES (M) MIX % QTY (No)
PROPOSED NATIVE SHRUB MIXES
ABBV SPECIES SUPPLY HEIGHT (CM) HABIT CENTRES (M) MIX % QTY (No)
PROPOSED WETLAND MEADOW (FOR SIMILAR APPROVED)
MIX NAME SEED MIX SUPPLIER AREA DENSITY
MEADOW/GRASS MIXTURE FOR WET SOILS (FOR SIMILAR APPROVED) - Coy
MIX NAME SEED MIX SUPPLIER AREA DENSITY
FINE GRASSLAND MIXTURE (FOR SIMILAR APPROVED) - Coy
MIX NAME SEED MIX SUPPLIER AREA DENSITY
PROPOSED TURTLE DOVE MIXTURE (FOR SIMILAR APPROVED)
SPECIES MIX % QTY (No)
KEY
Site boundary
Existing trees and vegetation to be retained
Existing trees and vegetation to be removed
Existing grassland to be retained
Soft landscape proposals
Existing public right of way
Existing electricity pylons and powerlines (11kv)
Existing electricity pylons and powerlines (33kv)
Existing waterbodies
Proposed perimeter fencing 2.1m high
Proposed 4m wide EM3 meadow mixture buffer around perimeter fencing
Proposed 1m wide EM3 meadow mixture buffer around perimeter fencing
Proposed location of solar modules
Proposed operational service tracks - access from NOKE village utilising existing agricultural access track
Spares cabin
Inverters and associated infrastructure
CCTV cameras
Grid connection point
Underground DNO cable route
Permissive footpath route
Indicative permanent wetland habitat
Timber footbridge



**IMPLEMENTATION AND MAINTENANCE GUIDELINES**

- 11. All plants and trees to be planted in accordance with the National Plant Specification. Suppliers must be able to provide a list of plants and trees available for planting. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions.**
- 12. The contractor shall ensure that all plants and trees are planted in accordance with the National Plant Specification. Suppliers must be able to provide a list of plants and trees available for planting. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions.**
- 13. The contractor shall ensure that all plants and trees are planted in accordance with the National Plant Specification. Suppliers must be able to provide a list of plants and trees available for planting. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions.**
- 14. The contractor shall ensure that all plants and trees are planted in accordance with the National Plant Specification. Suppliers must be able to provide a list of plants and trees available for planting. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions.**
- 15. The contractor shall ensure that all plants and trees are planted in accordance with the National Plant Specification. Suppliers must be able to provide a list of plants and trees available for planting. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions.**
- 16. The contractor shall ensure that all plants and trees are planted in accordance with the National Plant Specification. Suppliers must be able to provide a list of plants and trees available for planting. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions.**
- 17. The contractor shall ensure that all plants and trees are planted in accordance with the National Plant Specification. Suppliers must be able to provide a list of plants and trees available for planting. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions.**
- 18. The contractor shall ensure that all plants and trees are planted in accordance with the National Plant Specification. Suppliers must be able to provide a list of plants and trees available for planting. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions.**
- 19. The contractor shall ensure that all plants and trees are planted in accordance with the National Plant Specification. Suppliers must be able to provide a list of plants and trees available for planting. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions.**
- 20. The contractor shall ensure that all plants and trees are planted in accordance with the National Plant Specification. Suppliers must be able to provide a list of plants and trees available for planting. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions.**



**PLANT SCHEDULE**

PROPOSED TREE SPECIES	COMMON NAME	SUPPLY SPECIFICATION	HEIGHT (CM)	BIRTH	QTY (No.)
ALDLA	Alnus glutinosa	Common Alder	L56	200-250cm 6-8cm 77	10
LIGUL	Ligustrum vulgare	Sis	L56	200-250cm 6-8cm 43	10
PINSY	Pinus sylvestris	Scots Pine	RB	200-250cm 8-10cm 38	10
PRAY	Prunus avium	Common Wild Cherry	L56	200-250cm 6-8cm 14	10
QUERO	Quercus robur	Common Oak	L56	200-250cm 6-8cm 67	10
SALIX	Salix caprea	Goat willow	L56	200-250cm 6-8cm 35	10
TAXBA	Taxus baccata	Common Yew	RB	200-250cm 6-8cm 38	10
TICO	Tilia cordata	Littledale Linden	L56	200-250cm 6-8cm 69	10

**PROPOSED NATIVE HEDEGROW MIXES (NATIVE MIXES)**

MIX NAME	ABBR	SPECIES	SUPPLY HEIGHT (CM)	CENTRES (M)	MIX %	QTY (No.)
NATIVE HEDEGROW MIX EASEMENT	LOUJ	Coriaria ovata	T1+1	60-80cm	0.30%	Double Staggered of 0.20m offset 208 7
NATIVE HEDEGROW MIX EASEMENT	LIQUJ	Ligustrum vulgare	T1+1	60-80cm	0.30%	Double Staggered of 0.20m offset 308 10
NATIVE HEDEGROW MIX EASEMENT	PRUSP	Prunus spinosa	T1+1	60-80cm	0.30%	Double Staggered of 0.20m offset 308 10
NATIVE HEDEGROW MIX EASEMENT	SPAL	Symphoricarpos alba	T1+1	60-80cm	0.30%	Double Staggered of 0.20m offset 208 7
NATIVE HEDEGROW MIX Z	ACECAM	Acer composte	T1+2	175-200cm 0.30%	Double Staggered of 0.20m offset 105 1019	
NATIVE HEDEGROW MIX Z	CRAMN	Crataegus monogyna	T1+2	175-200cm 0.30%	Double Staggered of 0.20m offset 105 1019	
NATIVE HEDEGROW MIX Z	PRUSP	Prunus spinosa	T1+2	175-200cm 0.30%	Double Staggered of 0.20m offset 208 2033	
NATIVE HEDEGROW MIX Z	ROSCA	Rosa canina	T1+2	175-200cm 0.30%	Double Staggered of 0.20m offset 58 512	

**PROPOSED NATIVE SHRUB MIXES**

MIX NAME	ABBR	SPECIES	SUPPLY HEIGHT (CM)	HABIT	CENTRES (M)	MIX %	QTY (No.)
NATIVE SHRUB MIX AH	COBRN	Coriaria ovata	T1+1	60-80cm	Transplant 10x1	10%	2454
NATIVE SHRUB MIX AH	CRAMN	Crataegus monogyna	T1+1	60-80cm	Transplant 10x1	10%	2454
NATIVE SHRUB MIX AH	LEAD	Ilex aquifolium	2L	60-80cm	Buaty 10x1	10%	2454
NATIVE SHRUB MIX AH	LIQUJ	Ligustrum vulgare	T1+1	60-80cm	Transplant 10x1	10%	2454
NATIVE SHRUB MIX AH	PRUSP	Prunus spinosa	T1+1	60-80cm	Transplant 10x1	10%	2454
NATIVE SHRUB MIX AH	ROSCA	Rosa canina	T1+1	60-80cm	Transplant 10x1	10%	1250
NATIVE SHRUB MIX AH	TAXBA	Taxus baccata	2L	30-40cm	Buaty 10x1	10%	3676
NATIVE SHRUB MIX AH	LEDEU	Ulex europaeus	2L	30-40cm	Buaty 10x1	10%	3676
NATIVE SHRUB MIX AH	VBOP	Viburnum opulus	T1+1	60-80cm	Transplant 10x1	10%	2454
NATIVE SHRUB MIX EASEMENT C	BERICAN	Berberis canadensis	2L	30-40cm	10x1	40%	24
NATIVE SHRUB MIX EASEMENT C	EUCLEPS	Eurospira europaea	2L	40-60cm	10x1	30%	26
NATIVE SHRUB MIX EASEMENT C	VBOP	Viburnum opulus	2L	60-80cm	10x1	30%	26

**PROPOSED WILDLAND MEADOW (or similar approved)**

MIX NAME	SEED MIX SUPPLIER	AREA	DENSITY
EM3 - Special Gen. Purpose Meadow	Emergraze Seeds	26362.0243m <sup>2</sup>	43m <sup>2</sup>

**MEADOW GRASS MIXTURE FOR WET SOILS (or similar approved) - Coy**

MIX NAME	SEED MIX SUPPLIER	AREA	DENSITY
EG8 - MEADOW GRASS MIXTURE FOR WET SOILS	Emergraze Seeds	3000.2644m <sup>2</sup>	54m <sup>2</sup>

**FINE GRASSLAND MIXTURE (or similar approved) - Coy**

MIX NAME	SEED MIX SUPPLIER	AREA	DENSITY
ES02 - FINE GRASSLAND MIXTURE	Emergraze Seeds	35045.6476m <sup>2</sup>	29m <sup>2</sup>

**PROPOSED TURTLE DOME MIXTURE (or similar approved)**

SPECIES	MIX %
Early English clover	20%
Brk's field rye	20%
Early white clover	20%
Early red clover	20%
Famulium	1%

SEED MIX SUPPLIER: www.kingspro.co.uk  
AREA: 160.136 sqm  
DENSITY: 82/m<sup>2</sup>

**NOTES**

All trees, shrubs, plants, vines, and hedgerows to be planted in accordance with the implementation and maintenance guidelines. All plants and trees to be planted in accordance with the National Plant Specification. Suppliers must be able to provide a list of plants and trees available for planting. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions. Plants shall be selected on the basis of their hardiness, suitability for the site, and their ability to tolerate the proposed site conditions.

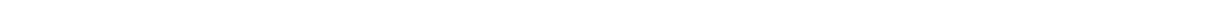
- KEY**
- Site boundary
  - Existing trees and vegetation to be retained
  - Existing trees and vegetation to be removed
  - Existing grassland to be retained
  - Soft landscape proposals (Refer to plant schedule for details)
  - Existing public right of way
  - Existing electricity pylons and powerlines (11kv)
  - Existing electricity pylons and powerlines (33kv)
  - Existing waterbodies
  - Proposed perimeter fencing 2.1m high
  - Proposed 4m wide EM3 meadow buffer around perimeter fencing
  - Proposed 1m wide EM3 meadow mixture buffer around perimeter fencing
  - Proposed location of solar modules
  - Proposed operational service tracks - access from NOKE village utilising existing agricultural access track
  - Spares cabin
  - Inverters and associated infrastructure
  - CCTV cameras
  - Grid connection point
  - Underground DNO cable route
  - Permissive footpath route
  - Indicative permanent wetland habitat (The max depth to be 600mm and depths vary throughout between the islands at varying depths, the gradient to be 1:20, subject to engineer's detailed design)
  - Timber footbridge (1m wide hardwood timber footbridge with handrails and anti slip surface to comply with BS 5400, BS 5268 & BS 6180:2011. Bridge span to be determined by bridge engineer. As supplied by CTS bridges or similar approved manufacturer.)

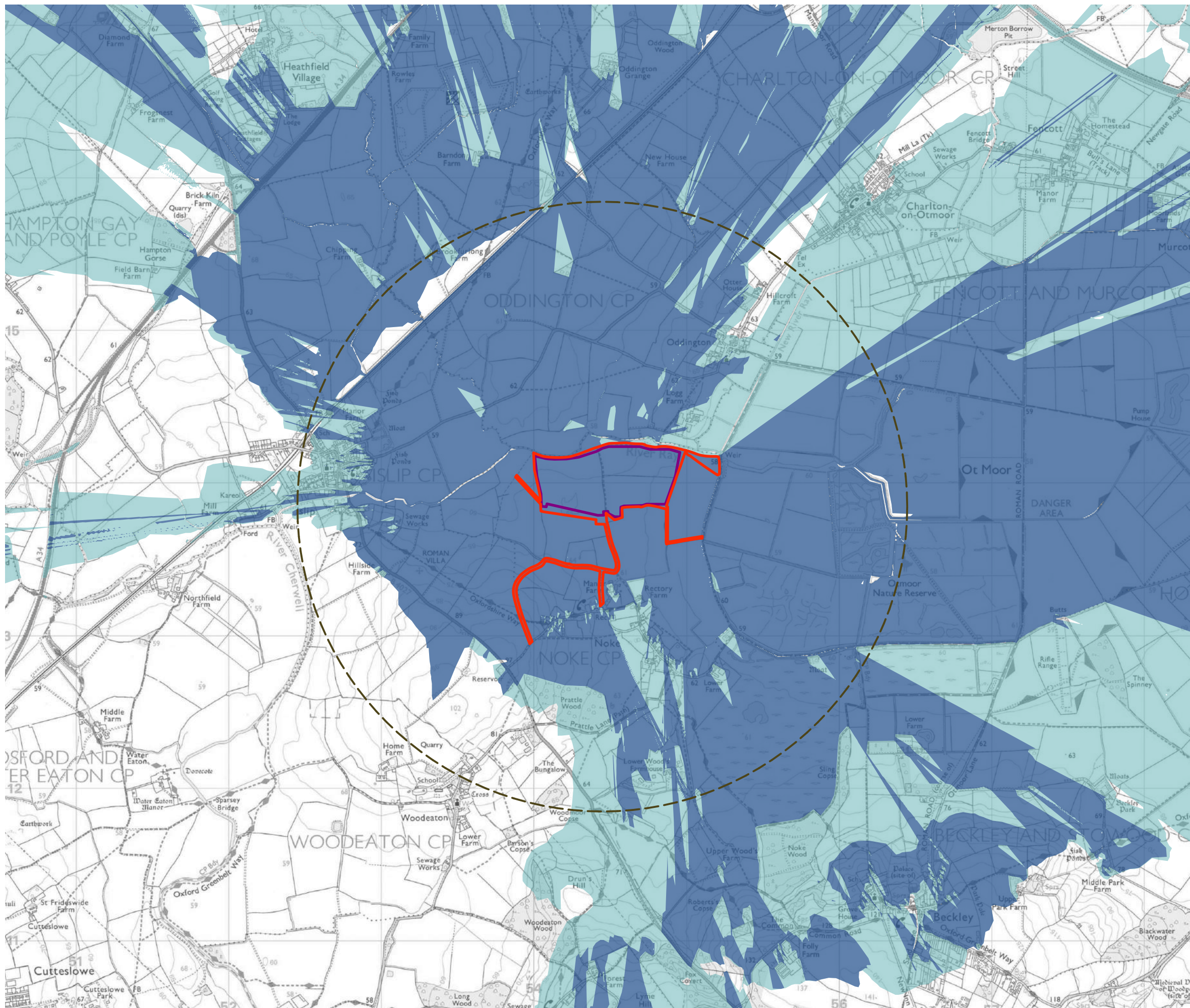
All arisings will remain on site, excavations from the horse field areas will be relocated to the southern boundary of the solar farm in Noke field (top soil stripped, sub-soil added and topsoil reinstated).

Area to revert to arable use after construction






**SHEET LOCATION PLAN**  
NTS

# Figures





**KEY**

-  Site boundary
-  Development envelope
-  2km radius
-  Bare Earth Zone of Theoretical Visibility - 2.8m
-  Screened Zone of Theoretical Visibility - 2.8m

ZTV Production Information -  
 - DTM data used in calculations is OS Terrain 5  
 - Calculations based on a bare earth survey  
 - Viewer height set at 1.7m  
 - Calculations include earth curvature and light refraction

N.B. This Zone of Theoretical Visibility (ZTV) image illustrates the theoretical extent of where the development will be visible from, assuming 100% visibility. It is generated using terrain data only and does not account for screening that vegetation or the built environment may provide. It is, as such, 'a worst case' ZTV and the actual extents of visibility are likely to be less extensive.

Screened ZTV Production Information -  
 - DTM data used in calculations is OS Terrain 5 that has been combined with OS Open Map Local data for woodland and buildings to create a Digital Surface Model (DSM).

- Indicative Woodland and Building heights are modelled at 15m and 8m respectively  
 - Viewer height set at 1.7m  
 - Calculations include earth curvature and light refraction

N.B. This Zone of Theoretical Visibility (ZTV) image illustrates the theoretical extent of where the development will be visible from, assuming 100% visibility, and includes the screening effect from vegetation and buildings, based on the assumptions stated above.

**Note:** Development Envelope based on 'Proposed PV Layout' (Drawing No. GN-NOKE-GA-01 Rev C)

Revisions:  
 A- (12/02/2021 CLW) Revised development envelope  
 B- (13/09/2021 JW) Revised redline boundary

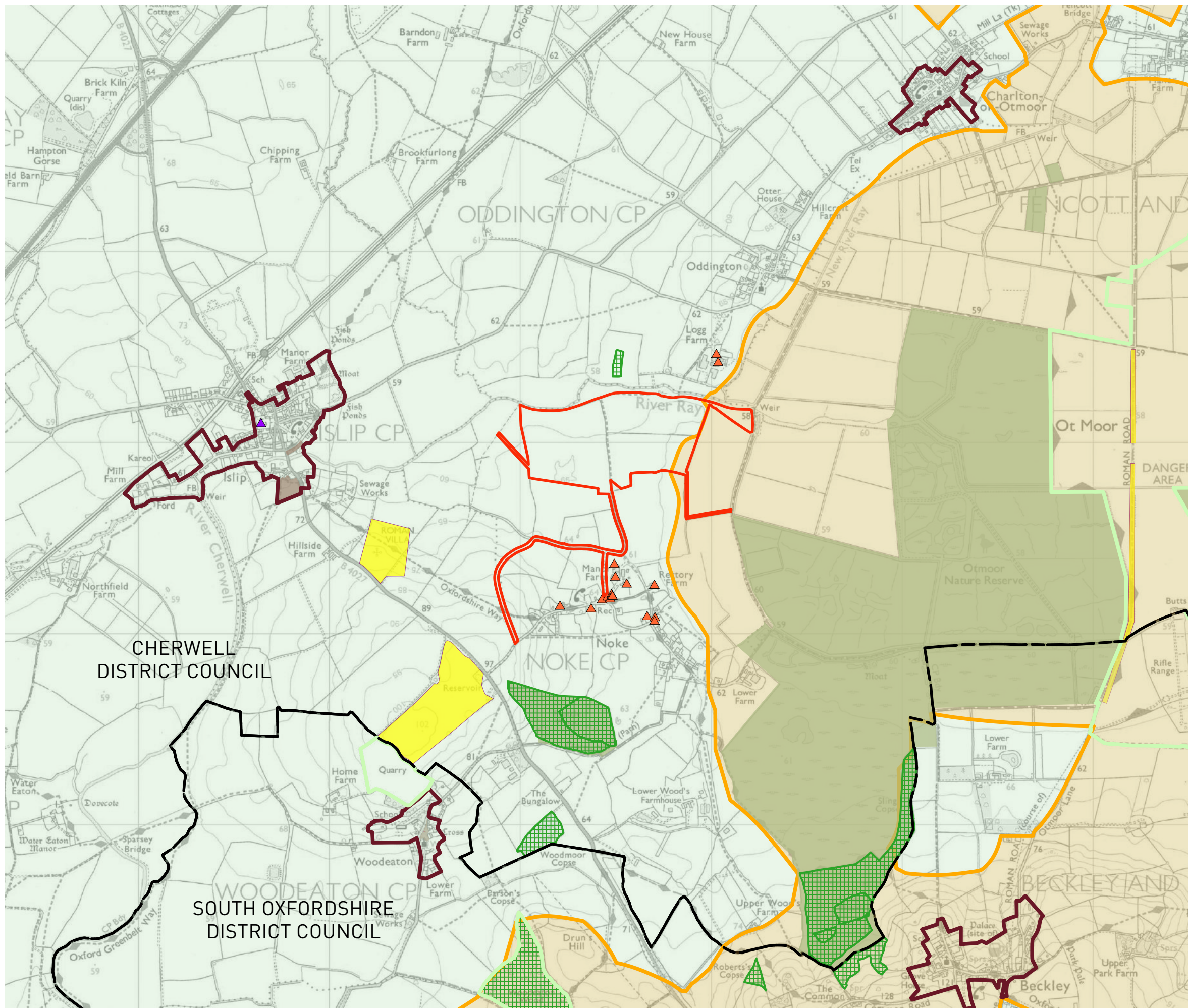
**Land at Manor Farm, Noke, Oxfordshire**














Client: Oxford New Energy

**Fig. 1: Zone of Theoretical Visibility**

Drawing no. : P19-2636\_01A  
 Date : 28/09/2021  
 Drawn by : CLW  
 Checked by : JWA  
 Scale : 1 : 25000 @ A3





- KEY**
-  Site boundary
  -  Additional land within landowners control
  -  LPA boundary\*\*\*
  -  Ancient Woodland\*\*\*
  -  CROW Access Land\*\*\*
  -  SSSI Area boundary\*\*\*
  -  Local Wildlife Sites\*
  -  Oxford Green Belt\*\*\*
  -  Church of St Nicholas Grade I Listed Building\*\*\*
  -  Listed Buildings (within 500m of site)\*\*
  -  Conservation Area Boundary\*/\*\*
  -  Conservation Target Area Boundary\*\*
  -  Scheduled Monuments\*\*\*

Sources:  
 \* Cherwell Local Plan Partial Review (2020)  
 \*\* South Oxfordshire Local Plan (2034)  
 \*\*\* www.magic.gov.uk

Land at Manor Farm, Noke, Oxfordshire

Client: Oxford New Energy

**Fig. 2: Site Location and Planning Designations**

Drawing no. : P19-2636\_06  
 Date : 28/09/2021  
 Drawn by : NF/JZA  
 Checked by : JWA  
 Scale : 1 : 20000 @ A3

