

# Comment for planning application 22/01682/F

<b>Application Number</b>	22/01682/F
<b>Location</b>	Land North Of Manor Farm Noke
<b>Proposal</b>	Development of a ground mounted solar farm incorporating the installation of solar PV panels, associated infrastructure and access, as well as landscape planting and designated ecological enhancement areas.
<b>Case Officer</b>	James Kirkham
<b>Organisation Name</b>	
<b>Name</b>	Nigel Chivers
<b>Address</b>	Quarry Bank,Street Through Noke,Noke,Oxford,OX3 9TT
<b>Type of Comment</b>	Objection
<b>Type</b>	neighbour
<b>Comments</b>	<p>I am a strong advocate of the use of renewable energies in all forms , however, I can not sit idly by and ignore this proposed application which contravenes the Cherwell DC plan.</p> <p>I have reviewed the CDC policy which states as below "Planning applications involving renewable energy development will be encouraged provided that there is no unacceptable adverse impact, including cumulative impact, on the following issues, which are considered to be of particular local significance in Cherwell: Landscape and biodiversity including designations, protected habitats and species, and Conservation Target Areas, Visual impacts on local landscapes, The historic environment including designated and non designated assets and their settings, The Green Belt, particularly visual impacts on openness, Aviation activities, Highways and access issues, and Residential amenity."</p> <p>I comments as follows: Green Belt - The proposed construction would fall entirely within an area designated "Green Belt". Contained within the National Planning Policy Framework it also states that renewable energy projects are inappropriate in areas designated "Green Belt" unless exceptional circumstances prevail. No exceptional circumstances have been demonstrated in this application, indeed the complete opposite! Visual Impact - this proposed development will substantially change the view of a treasured area of outstanding natural beauty frequented by many who travel from far &amp; wide across the country to visit the local RSPB nature reserve (Otmoor) which is a mere 500 meters away from the proposed development. As the location sits in a natural valley it will be visible from Islip, Noke, Beckley &amp; Oddington which includes The Oxfordshire Way (an ancient walkway from Noke to Islip) where the elevation sits approx 40/45 meters above the level of the development. The provision of a 2.8m hedge / fence will in no way screen the visibility from these locations and will have a huge detrimental effect of the view (see picture of current view two thirds in elevation from proposed site to The Oxfordshire Way) Ecological Impact - RSBB Otmoor lies on the boundary of the proposed development where many of our species of birds under threat frequent. Species include Cranes, Bitterns, Marsh Harriers. It has been widely reported that migratory birds are prone to confuse Solar Panels as water due to the reflective nature. Natural England commissioned a report to investigate the impact of solar panels on birds / bats and concluded such sites should be overlooked where applications submitted for Solar panels</p> <p>In conclusion whilst we should be looking actively to look to provide renewable energy in all forms the proposed location of this site is wrong on so many levels notwithstanding it contravenes CDC stated Objectives / Plan as described herein and should therefore not be taken forward</p>
<b>Received Date</b>	11/07/2022 09:57:08
<b>Attachments</b>	The following files have been uploaded: <ul style="list-style-type: none"><li>• 2A8D08A6-EA38-4DCB-AFF2-CD9CDFF29CB7_1_102_o.pdf</li></ul>