

WIND GENERATION APPEALS UPDATE

November 2014



Please find below a resume of decisions made between 2 October 2014 and 31 October 2014.

If you have any queries in relation to any of the decisions listed below, or other renewable schemes please contact Richard Glover. Email richard.glover@squirepb.com or direct dial 0113 284 7023.

Little Torrington

PINs No.	APP/ W1145/ A/ 13/ 22/ 2209523
Decision and date	Dismissed 02/10/2014
Location	Frizenham Farm, Little Torrington, Torrington, Devon, EX38 8NA
Inspector	Alan Novitzky
Appellant	Murex Energy Limited
Determination process:	Written Representations
Summary of decision	<p>Proposal for a single turbine with a blade tip height of 67m. The main issues were the effects of the proposal on the character and appearance of the surrounding area and on nearby heritage assets. The Inspector noted that the most harmful effect of the turbine on the landscape character and visual amenity would be experienced from positions which are widely accessible to the public, to the east and north-east of the site across the Torridge Valley. It was also considered that combined with the turbines on Darracott Moor and other existing and proposed turbines, the proposal would give rise to significant cumulative impact. It was considered that as most of the listed buildings in the surrounding area mainly face inwards, they are unlikely to be effected by the proposal. The Inspector held however, that the proposed turbine would not preserve the character of The Great Torrington Conservation Area. Overall the benefits of the proposal were not found to be capable of outweighing the harms.</p>

Sutcombe

PINs No.	APP/W1145/A/13/2210544
Decision and date	Dismissed 03/10/2014
Location	Land at Northcott, Sutcombe, Holsworthy, Devon, EX22 7PY
Inspector	Alan Novitzky
Appellant	Mr & Mrs Priest
Determination process:	Written Representations
Summary of decision	<p>Proposal for a single turbine with a blade tip height of 49.7m. The main issues were the effects on the character and appearance of the surrounding area and on the nearby heritage assets. The proposed turbine would have been located 1.5 km to the south west of Bradworthy, surrounded by an open landscape. The Inspector noted that the proposal would add to the collection of existing and permitted turbines, diminishing Bradworthy's significant position in the landscape. The Inspector noted that most of the listed buildings in Bradworthy were unlikely to be affected by the proposal. However, the Inspector considered that when viewed from various positions there would be a direct conflict between the church tower and the proposed turbine, due to the proximity of their visual alignment. Overall, the benefits of the proposal were not found to be sufficient to outweigh the harms.</p>

Llanddona

PINs No.	APP/ L6805/ A/ 14/ 2216790
Decision and date	Dismissed 03/10/2014
Location	Land south of Yr Orsedd, Llanddona, Beaumaris, Anglesey, LL58 8TN
Inspector	Siân Worden
Appellant	O & H B Parry and Sons
Determination process:	Written Representations
Summary of decision	<p>Proposal for a single turbine with a blade tip height of 34.4m. The main issues were the effects on the character and appearance on the surrounding area, with regard to the Area of Outstanding Natural Beauty (AONB), cumulative effect and the effects of the proposal on bats. The site lies some distance from the road between Beaumaris and Llanddona. It was noted that the proposed turbine would be obscured by vegetation or buildings from many places in the surrounding area. However, the Inspector noted that the turbine would detract considerably from the views towards Snowdonia. Despite the distance, the turbine would also be significantly detrimental to the view from Bwrdd Arthur. It was considered that in conjunction with existing masts there would not be any significantly adverse cumulative impacts. The Inspector noted that the turbine would not have a detrimental effect upon bats. Despite this however, it was held that harm would be caused to the surrounding landscape, some of which is within a designated AONB. The Inspector held that the benefits were not capable of outweighing the harms.</p>

Marwood

PINs No.	APP/ X1118/ A/ 13/ 2210779
Decision and date	Dismissed 03/10/2014
Location	Land at Middle Field (OS 256153, 138058) Marwood, North Devon
Inspector	Alan Novitzky
Appellant	Mr David Chugg
Determination process:	Written Representations
Summary of decision	<p>Proposal for a single turbine with a blade tip height of 50m. The main issues were the effects on the character and appearance of the surrounding area, living conditions and on the nearby heritage. The site lies north of the grouped hamlets of Marwood, Guineaford and Kingsheanton. It is noted that the Fullabrook Down Wind Farm already exerts a very strong influence on the area. The Inspector notes that from a distance the turbine would appear to be an extension of the existing wind farm. However, from closer viewpoints including public footpaths, a strong presence would be exerted. Whilst the fabric of the landscape would not be materially harmed by the turbine, the local character would suffer. It was held that the proposal would not preserve the appearance of the Conservation Area or the setting of Grade 1 listed Church of Saint Michael, Marwood. It is considered that dwellings on the northern edge of Guineaford would be amongst those most severely affected in terms of living conditions. The Inspector noted that the noise evidence did not provide sufficient confidence that the ETSU limits would be met in all circumstances. The Inspector concluded that the benefits of the proposal did not outweigh the harms.</p>

Westwood Farm

PINs No.	APP/ A3010/ A/ 14/ 2213392
Decision and date	Allowed 03/10/2014
Location	Westwood Farm, Ollerton Road, Tuxford, Newark, NG22 0PF
Inspector	Michael R Moffoot
Appellant	Mr Simon Coles
Determination process:	Written Representations
Summary of decision	<p>Proposal for a single turbine with a blade tip height of 79m. The main issues were the effects on the character and appearance of the surrounding area, living conditions with respect to noise and shadow flicker, and on nearby heritage assets. The site lies within the Trent Belvoir Vales, south west of the village of Tuxford and close to the busy A6075 Ollerton Road. The Inspector noted that the turbine would be a feature in the local landscape from various viewpoints and therefore, would have an impact on the character and appearance of the area. The Inspector noted that the landscape is already significantly affected by other vertical elements including existing turbines, telecommunications mast, pylons and church spires. Whilst visible from various sites it is considered that the turbines presence would not be unduly prominent. The Inspector noted that due to screening and the separation distances involved, there would not be a materially harmful cumulative impact. The Inspector noted that the proposed turbine would not significantly affect views or the setting of the Tuxford Conservation Area, listed buildings or scheduled ancient monuments in the surrounding area. The Inspector found that in having regard to the distance between the proposed turbine, Mill Hill House and other dwellings in the area, noise disturbance and increased shadow flicker would be unlikely. The benefits of the proposal were found to be sufficient to outweigh the harms.</p>

Tuxford

PINs No.	APP/ A3010/ A/ 14/ 2216434
Decision and date	Allowed 03/10/2014
Location	Field north of A6075 Ollerton Road, Tuxford, NG22 0PG
Inspector	Michael R Moffoot
Appellant	R S Clough
Determination process:	Written Representations
Summary of decision	<p>Proposal for a single turbine with a blade tip height of 77m. The main issues were the effects on the character and appearance of the surrounding area, living conditions with respect to noise and shadow flicker, and on nearby heritage assets. The site lies within the Trent Belvoir Vales, south west of the village of Tuxford and close to the busy sizeable Walker Industrial Estate. The Inspector noted that the turbine would be a feature in the local landscape from various viewpoints and therefore, would have an impact on the character and appearance of the area. The Inspector noted that the landscape is already significantly affected by other vertical elements including existing turbines, telecommunications mast, pylons and church spires. Whilst visible from various sites it is considered that the turbines presence would not be unduly prominent. The Inspector noted that due to screening and the separation distances involved, there would not be a materially harmful cumulative impact. The Inspector noted that the proposed turbine would not significantly affect views or the setting of the Tuxford Conservation Area, listed buildings or scheduled ancient monuments in the surrounding area. The Inspector found that in having regard to the distance between the proposed turbine, Mill Hill House and other dwellings in the area, noise disturbance and increased shadow flicker would be unlikely. The benefits of the proposal were found to be sufficient to outweigh the harms.</p>

Boyton

PINs No.	APP/ D0840/ A/ 14/ 2217741
Decision and date	Allowed 09/10/2014
Location	Grange Farm, Curry Lane, Boyton, Launceston, PL15 8NS
Inspector	Andrew Hammond
Appellant	ER & KT Bailey
Determination process:	Written Representations
Summary of decision	Proposal for a single turbine with a blade tip height of 77m. The main issue was the impact of the proposal on the character and appearance of the surrounding area, both individually and cumulatively with other renewable developments. The site lies within the Upper Tamar and Ottery Valleys, The Inspector noted that the turbine would be prominent in the local landscape, particularly across the valley from Clubworthy, but in isolation the turbine would not result in unacceptable visual intrusion. The Inspector held that despite the existence of an additional turbine south-east at Bennacott Farm, a pending application for a further 11 turbines at Big Field Wind Farm and the existence of a solar park, the cumulative visual effect would be limited. It was considered that the limited harm is outweighed by the significant contribution to renewable energy.

Newhay

PINs No.	APP/P4225/A/13/2205669
Decision and date	Dismissed 09/10/2014
Location	Bethany Farm, Bethany Lane, Newhey, Rochdale, OL16 3RQ
Inspector	Richard McCoy
Appellant	Mr Brian Whitehead
Determination process:	Written Representations
Summary of decision	Proposal for a single turbine with a blade tip height of 20m. The main issues the effect on the openness of the Green Belt and the effects on the character and appearance of the surrounding area. The Inspector considered that the proposed turbine would lead to a minor reduction in the openness of the Green Belt, having a harmful effect on its visual amenity. The Inspector noted that while the proposal may be of very small scale, it would be of sufficient height to exert a strong presence on the surrounding landscape, causing moderate harm. The Inspector found that the benefits of the proposal were not found to be sufficient enough to amount to the very special circumstances required to justify development in the Green Belt. It was also found that moderate harm would be caused to the character and appearance of the area. On balance the benefits were not capable of outweighing the harms.

Tops Farm

PINs No.	APP/ R2330/ A/ 14/ 2215514
Decision and date	Dismissed 09/10/2014
Location	Tops Farm, Cross Edge, Accrington
Inspector	Richard McCoy
Appellant	Mr Matthew Tidmarsh
Determination process:	Hearing
Summary of decision	<p>Proposal for three turbines with a blade tip height of 46m. The main issues were the effects on the openness of the Green Belt, effects on the character and appearance of the surrounding area and impact on the operational effectiveness of Air Traffic Control at Warton Aerodrome. The Inspector considered that the proposed turbines would lead to a minor reduction in the openness of the Green Belt, having a harmful effect on its visual amenity. The Inspector found that the very special circumstances required to justify development in Green Belts did not exist in this case. The proposal would stand in an exposed and prominent position, close to Broadfield Road making the turbine a prominent feature. Although the proposal may be of very small scale, it would be of sufficient height to exert a strong presence on the surrounding landscape, which despite neglect was considered to not be without its attractive qualities. Although the Inspector agreed that the visual impact of the proposal would be minor, he held that there would be an adverse impact on the landscape. The Inspector also stated that the proposed development would likely be harmful to the operational effectiveness of ATC at Warton. In conclusion, the Inspector found that the benefits did not outweigh the harms.</p>

Holme-On-Splading-Moor

PINs No.	APP/ E2001/ A/ 13/ 2207817
Decision and date	Dismissed 15/10/2014
Location	Land north-west of Welham Bridge, West Howden Road, Holme-on-Splading-Moor, East Riding of Yorkshire, YO43 4BX
Inspector	John Woolcock
Appellant	RWE Innogy UK Limited
Determination process:	Inquiry
Summary of decision	<p>Proposal for a six turbines with blade tip height of 128m. The main issues were the effects on the character and appearance of the surrounding area, living conditions and on the nearby heritage assets. The Inspector noted that the proposal would have a moderate adverse effect on the character and appearance of the area. It was considered that given the pattern of wind turbine development in the area the cumulative effect would have an adverse impact. It was found to be clear from the outlook of some dwellings that alteration would be caused by the siting and height of the proposed turbines. However, it was considered that the impact of the turbines would not be overwhelming and oppressive on the outlook from the dwellings and would not amount to unsatisfactory living conditions. The Inspector found that the proposal would not preserve the settings of Grade I listed Howden Minister and Grade II listed Holme Hall and would pose a significant risk to archaeological remains. Overall the benefits of the proposal were not capable of outweighing the harms.</p>

Afton

PINs No.	Afton
Decision and date	Allowed (subject to conditions) 17/10/2014
Location	The Afton Wind Powered Electricity Generating Station in the Council area east of Ayrshire
Inspector	Scottish Ministers
Appellant	E. ON Climate and Renewables UK Ltd
Determination process:	S.36 Inquiry
Summary of decision	Development proposal 27 turbines, 22 with a blade tip height of 120m and 5 turbines with a blade tip height of 100m. Scottish Ministers reviewed a number of issues including the impacts on: the landscape, Glasgow Prestwick Airport, reducing CO2 emissions, compliance with Scottish Government Policy and the economic and renewable energy benefits of the development. Scottish Ministers are satisfied that many environmental issues can be appropriately addressed by way of mitigation, and those impacts which remain, most particularly landscape and visual impacts, are outweighed by the benefits the development will bring.

South Petherwin

PINs No.	APP/ D0840/ A/ 14/ 2211697
Decision and date	Dismissed 16/10/2014
Location	Land at Trevozah Barton, South Petherwin, Launceston, Cornwall, PL15 9LT
Inspector	Mike Robins
Appellant	Murex Energy Limited
Determination process:	Written Representations
Summary of decision	Proposal for a single turbine with a blade tip height of 77m. The main issues were the effects on the character and appearance of the surrounding area and on the living conditions for nearby residents. The site lies in the Inny Valley and Lawhitton Area of Great Landscape Value. The Inspector noted that noise from the existing turbine was distinctly audible close to the Trevozah Bungalows. The Inspector noted that an additional turbine would harm the living conditions of the nearby residential properties with regard to noise. It was considered that there are a number of views, notably Coronation Park, Pennygillam and Trekelland where the two turbines would be seen together. The Inspector stated his concern about the sporadic development of so many singular turbines in this relatively small area, noting that the proposal would cause moderate to substantial harm to the landscape. On balance the benefits of the proposal were not deemed to be capable of outweighing the harms.

Llanhilleth

PINs No.	APP/ X6910/ A/ 14/ 2216488
Decision and date	Dismissed 16/10/2014
Location	Maescynew Farm, Hyde Place, Llanhilleth, Abertillery, NP13 2RU
Inspector	James Ellis
Appellant	Mr Maldwyn Bowen
Determination process:	Hearing
Summary of decision	Proposal for a single turbine with a blade tip height of 73.5m. The main issues were the effects on the landscape character and appearance of the area, the cumulative effect and on the Preferred Area for mineral extraction. The Inspector noted that given the existing nature of the appeal site and its location within the SLA, the proposal would not result in material harm to the landscapes character. However, it was noted that there would be a significant adverse visual impact on the appearance of the area. Despite the number of existing, approved and proposed turbines within 10km the Inspector considered that the cumulative affect would not result in material harm. Due to a lack of evidence the Inspector was not able to make a determination on the mineral extraction point. The Inspector concluded that the benefits did not outweigh the harms.

New Hutton

PINs No.	APP/ M0933/ A/ 14/ 2214824
Decision and date	Dismissed 20/10/2014
Location	Old Croft, New Hutton, Kendal, LA8 0AT
Inspector	Michael R Moffoot
Appellant	Mrs Airey
Determination process:	Written Representations
Summary of decision	Proposal for a single turbine with a blade tip height of 54.7m. The main issue was the effect on the character and appearance of the surrounding landscape. The site lies within the South Cumbria Low Fells National Character Area. The proposal would amount to an uncompromising, functional, man-made structure in an exposed rural location and would be highly prominent from local vantage points. The Inspector noted the proposal would be a visually intrusive feature from both localised viewpoints and the wider area resulting in serious harm to the character and appearance of the landscape. The Inspector considered that whilst the development would provide employment and other economic benefits over its lifetime, these would be relatively short and periodic. On balance it was considered that the benefits would not outweigh the harms.

Ingbirchworth

PINs No.	APP/ R4408/ A/ 13/ 2206154
Decision and date	Dismissed 21/10/2014
Location	Ingfield Farm, Ingbirchworth, Penistone, Sheffield, S36 7GG
Inspector	John Braithwaite
Appellant	Mr Robert Knowles
Determination process:	Written Representations
Summary of decision	<p>Proposal for a single turbine with a blade tip height of 76m. The main issues were the effect on the openness of the Green Belt, effects on the character of the landscape, the setting of heritage assets. The turbine would be located 420m to the south-west of the village of Ingbirchworth that falls within the Ingbirchworth Conservation Area. The Inspector noted that despite the slenderness of the proposed turbine it would reduce the openness of the Green Belt. The proposed turbine would be visible from public rights of way. The Inspector held that the proposal would have a significant and adverse effect on the visual amenity of the Green Belt. The Inspector considered that in conjunction with the existing turbines at Royd Moor Wind Farm, Spicer Hill and Blackstone Edge, there would be an adverse cumulative effect on the character of the landscape though the effect would not be significant. It was considered that the proposed turbine would be an intrusive feature on the setting of the heritage assets. However, the harm caused would be less than substantial. It is noted that the very special circumstances to overcome inappropriate development in the Green Belt did not exist in this case.</p>

Delabole

PINs No.	APP/D0840/A/14/2213238
Decision and date	Dismissed 24/10/14
Location	Land at Bodulgate Farm, Delabole, Cornwall, PL33 9EY
Inspector	Paul Jackson
Appellant	TA and SJ Kempthorne
Determination process:	Written Representations
Summary of decision	<p>Proposal for a single turbine with a blade tip height of 67m. The main issues were the effects on the setting of designated heritage assets and the character and appearance of the surrounding area. Castle Goff SAM is located 600m from the appeal site, and provides extensive views over 2 tributary valleys. The Inspector noted that on approach to the hillfort the turbine would become dominant. The Inspector considered that this would amount to a loss of heritage significance. The Church of St Julitta (Grade I) lies 700m from the appeal site. The Inspector noted that the surroundings of the church are unusually tranquil and unaffected by modern development. The Inspector found that the proposed turbine would be visible from many parts of the churchyard, as well as from parts of the interior, representing an unwelcome and contrasting element out of keeping with the historical setting. With regard to the landscape impacts, the Inspector noted that the proposed turbine would be on sloping land, which would be highly visible above an intimate and sensitive valley, and would appear out of scale with the landscape. Overall, the benefits of the proposal were not found to be capable of outweighing the harms.</p>

Thornbury

PINs No.	APP/W1145/A/14/2211277
Decision and date	Dismissed 24/10/14
Location	Kingsford Farm, Thornbury, Holsworthy, Devon, EX22 7BX
Inspector	J M Trask
Appellant	Messrs RS Priest & J Bond
Determination process:	Written Representations
Summary of decision	<p>Proposal for a single turbine with a blade tip height of 77m. The main issues were the effects on the character and appearance of the surrounding area, setting of heritage assets and wildlife. The Inspector noted that the proposed turbine would be seen from many locations in the wider landscape and would be an alien and incongruous feature. The Inspector therefore found that the proposed turbine would have a detrimental impact on the rural character of the area. The Inspector was of the opinion that there would be an adverse impact, albeit less than substantial, on the nearby church of Cookbury (Grade II) and that there was insufficient information to make an informed judgement on the effect of the proposal on some other heritage assets in the area. The Inspector noted that about 1km from the site is a Nature Reserve and County Wildlife, with 60 species of birds and two thirds of the total UK bat species have been identified there. The Inspector agreed with Natural England that further clarification was needed on the potential impacts on medium and high risk species. In conclusion the benefits were not found to outweigh the harms.</p>

Hempnall

PINs No.	APP/L2630/A/13/2207755
Decision and date	Dismissed 27/10/14
Location	Land around Busseys loke north of Bungay Road, Hempnall
Inspector	John Braithwaite (Recovered by the Secretary of State)
Appellant	Streetwood Wind Farm Norfolk Limited
Determination process:	Inquiry
Summary of decision	<p>Proposal for three turbines with a blade tip height of 126.5m. The main issues were the effects on the character of the landscape, the setting of heritage assets and living conditions of nearby residents. The Inspector considered that the proposed turbines would have a significant adverse effect on the character of the landscape and would undermine the tranquillity of the area, although the Inspector did note that there was nothing particularly special about the appeal site. The Inspector found that although there would be harm caused to the setting of St Margaret's Church (with the closest turbine being 1.2km away) and to the character and appearance of Hempnall Conservation Area. However, in both cases the Inspector found that the harm was less than substantial. With regard to the living conditions of nearby residents, the concern centred on noise impacts. The Inspector found that this matter could be satisfactorily dealt with by condition (although the limits set were lower than those in ETSU). Overall, the Inspector found that the benefits of the proposal outweighed the harm and recommended that the appeal be allowed. The Secretary of State disagreed, finding that the combined harms could not be outweighed by the benefits.</p>

Milking Folds

PINs No.	APP/E6840/A/14/2213760
Decision and date	Dismissed 28/10/14
Location	Land at the Milking Folds, south west of Lower Peny Clawdd Farm, Dingestow, Monmouth, NP25 4BG
Inspector	Emyr Jones
Appellant	Mr Jeremy Bayliss
Determination process:	Hearing
Summary of decision	Proposal for a single turbine with a blade tip height of 46.17m. The main issues were the effects on the character and appearance of the surrounding area, setting of heritage assets and wildlife and bats. The Inspector noted that there would be significant landscape and visual impacts, which would not maintain the character and quality of this tranquil, unspoilt and attractive landscape and would be unacceptably harmful. It was also noted that there would be an adverse impact on views from the AONB 1km from the appeal site. With regards to the effect on bats, the Inspector considered that the survey that had been carried out was substantially less than the minimum recommended. Without a more detailed survey the Inspector found that he could not determine with any degree of certainty whether the proposal would impact adversely on bat species. Overall, the benefits were not found to be capable of outweighing the harm.

Hayscastle

PINs No.	APP/N6845/A/14/2216226 and APP/N6845/A/14/2216154
Decision and date	Dismissed 30/10/14
Location	Landsouth of West Park, Hayscastle, Haverfordwest
Inspector	Kay Sheffield
Appellant	Mr Peter Gwyther
Determination process:	Hearing
Summary of decision	Two proposals, one for a single turbine and the other for two turbines all with a blade tip height of 34.2m. The main issues were the effects on visual amenity and the historic landscape. The appeal sites lie in open countryside and are within 2.5k of each other, with one being 0.5km from the National Park and the other 2km from it. The Inspector considered that both individually and cumulatively that the proposals would not have an adverse effect on the visual amenity of receptors, but was unconvinced in relation to further views, including those from the National Park. It was therefore found the proposals would potentially result in a significant level of harm. With regard to the historic landscape, the Inspector held that although the proposals would not be in the immediate setting of Roch Castle, there was the potential that harm would be caused. In conclusion, the Inspector held that the benefits were not capable of outweighing the harms.

Spath

PINs No.	APP/D3450/A/13/2200693
Decision and date	Dismissed 30/10/14
Location	Uttoxeter Quarry, Spath, Uttoxeter, Staffordshire, ST14 5AP
Inspector	David M H Rose
Appellant	Aggregate Industries (UK) Ltd
Determination process:	Written Representations
Summary of decision	Proposal for a single turbine. The main issues were the effects on the character and appearance of the surrounding area, effect on birds and the prejudice to any future sports provision. The Inspector found that when taking the character of the landscape as a whole, the proposed turbine would result in a new, unduly dominant, focal point and as such was found to cause significant harm to the character of the landscape. The Inspector held that the impacts on birds could be mitigated by way of condition. With regards to the future sports provision, the Inspector felt the effects could be minimised with careful design and layout of any sporting facility. The Inspector concluded that the harm to the character and appearance of the landscape could not be outweighed by the benefits of the proposal.

Shepton Mallet

PINs No.	APP/Q3305/A/14/2216306
Decision and date	Dismissed 31/10/14
Location	The Bath & West Howground, Shepton Mallet, Somerset, BA4 6QN
Inspector	Brian Cook
Appellant	The Royal Bath & West Society
Determination process:	Written Representations
Summary of decision	Proposal for a single turbine with a blade tip height of 67m. The main issues were the effects on the character and appearance of the surrounding area and on heritage assets. The Inspector considered that the proposed turbine would be a notable feature in the landscape and would cause to the visual appearance of the area (especially as perceived by those living in Prestleigh). The Inspector also noted that there would be cumulative effects together with a pre-application proposal for a single turbine nearby. The Inspector noted that there would be harm to two Grade II listed buildings, but that the harm would be less than substantial harm. Overall, the Inspector was of the opinion that the benefits of the proposal would not outweigh the harms.

Three Nooks Farm

PINs No.	APP/B3438/A/13/2210857
Decision and date	Dismissed 31/10/14
Location	Three Nooks Farm, Lask Edge, Leek, ST13 8QT
Inspector	Michael R Moffoot
Appellant	Mr M Ball
Determination process:	Written Representations
Summary of decision	Proposal for a single turbine with a blade tip height of approx. 34m. The main issues were the effects on the openness of the Green Belt and the effect on the character and appearance of the area. The Inspector noted that the proposed turbine would be inappropriate development in the Green Belt and that it would impact the openness of the Green Belt (even if only to a modest extent). The Inspector noted that the site was exposed in nature and that this would render the proposed turbine a conspicuous and visually intrusive feature from roads and PROW in the vicinity and would result in unacceptably harm to the landscape character of the area. Overall, it was held that the very special circumstances that are required to overcome inappropriate development in the Green Belt did not exist.

Long Causeway

PINs No.	APP/W4705/A/14/2212619
Decision and date	Dismissed 31/10/14
Location	Upper Bradshaw Head Farm, Long Causeway, Denholme, Bradford BD13 4ND
Inspector	Michael R Moffoot
Appellant	Mr & Mrs Walter Clay
Determination process:	Written Representations
Summary of decision	<p>Proposal for a single turbine with a blade tip height of 45m. The main issues were the effects on the openness of the Green Belt and the effect on the character and appearance of the area. The Inspector noted that the proposed turbine would be inappropriate development in the Green Belt and that it would impact the openness of the Green Belt to a moderate extent. The Inspector noted that although the proposed turbine would not be at the highest point in the landscape, it would be in an elevated and open position and would be highly prominent from roads and PROW in the vicinity and would result in unacceptable harm to the landscape character of the area. Overall, it was held that the very special circumstances that are required to overcome inappropriate development in the Green Belt did not exist.</p>