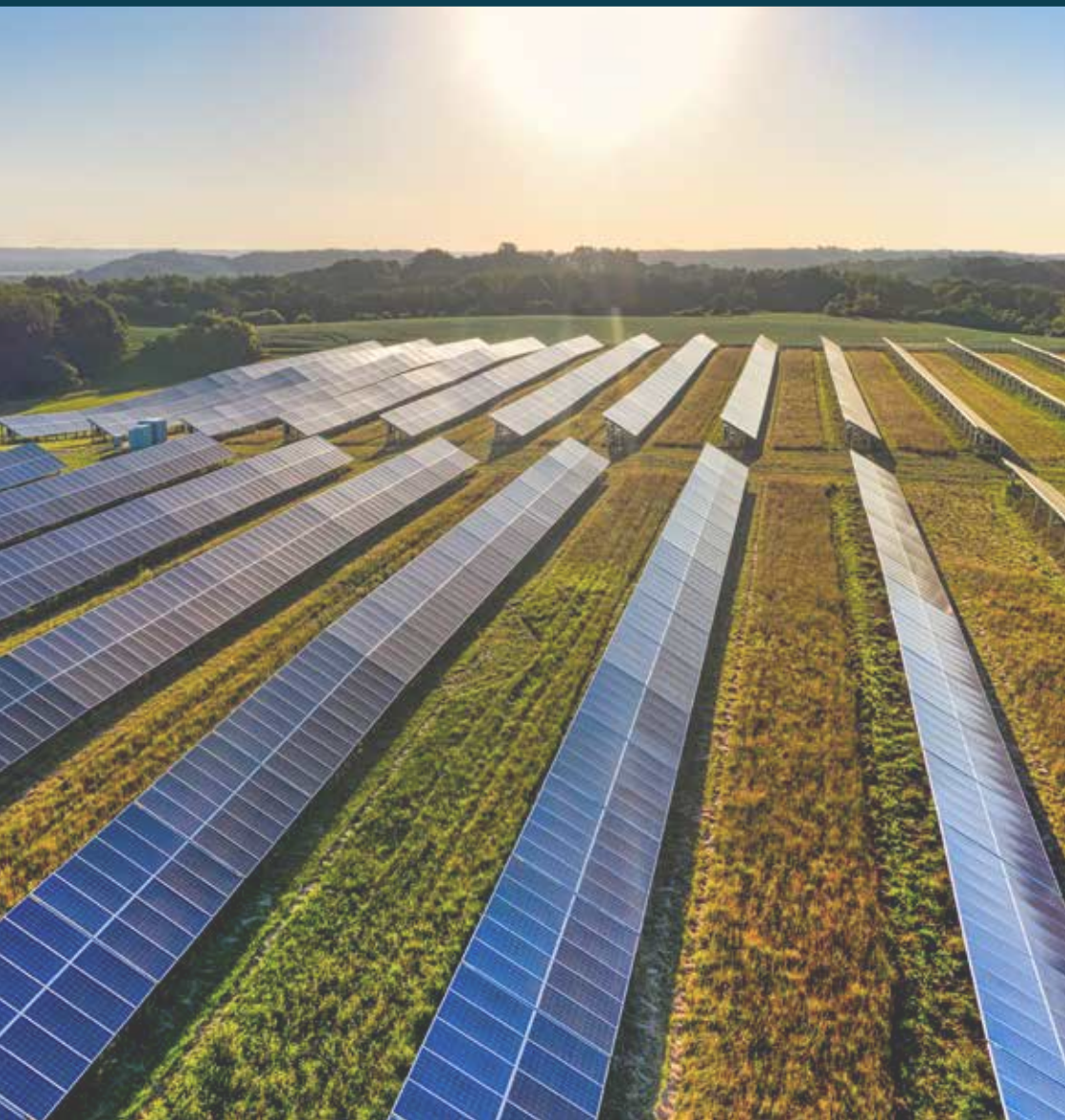
LAND EAST OF COMMON END, WEASENHAM ALL SAINTS

PROPOSED SOLAR DEVELOPMENT



WEASENHAM
PROPOSED SOLAR DEVELOPMENT

THE SITE

Radiance Energy are proposing a 37.45MW Solar Farm on land east of Common End, in Weasenham All Saints, PE32 2SP. This leaflet forms part of our Pre-application Public Consultation and provides an overview of the proposal at this early stage in the process.

CLIMATE CHANGE

The UK is strongly committed to achieving 'net zero' carbon emissions by 2050. The UK's Clean Power 2030 Action Plan sets a target for installed solar capacity to reach 45-57 GW of solar by 2030. To achieve net-zero, while the UK currently has a capacity of only 17GW. This proposal is an exciting opportunity to contribute to this identified solar requirement, whilst reducing our imports in energy and fossil fuels.

YOUR OPINION

This Public Consultation will provide a fantastic opportunity to provide feedback on the proposal at this early stage in the process. Radiance Energy and ADAS Planning have a proven track record for delivering projects in collaboration with local communities and key stakeholders, resulting in development that benefits everyone.

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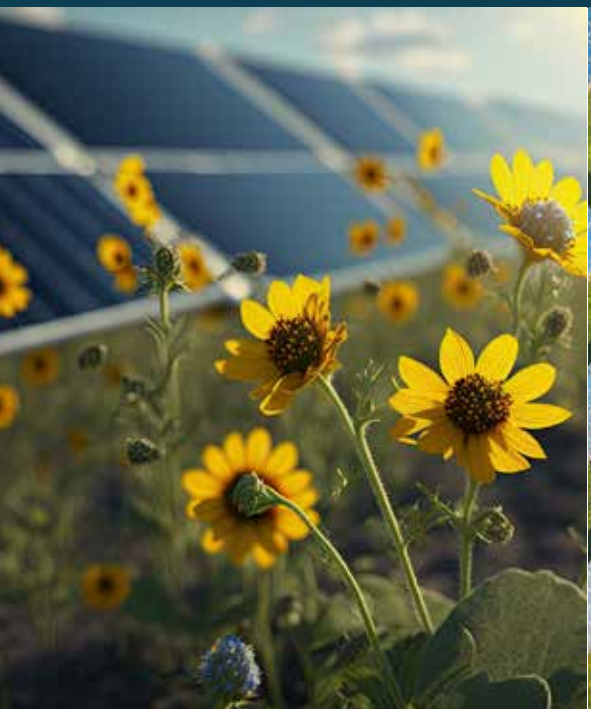

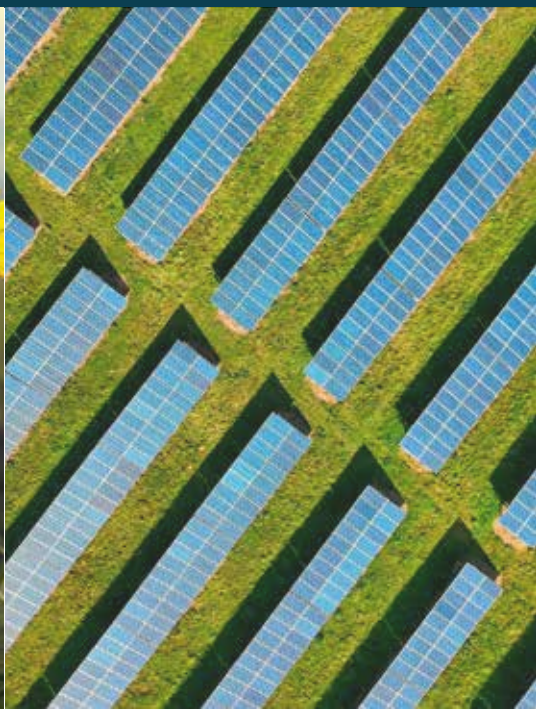

WHAT IS BEING PROPOSED

The proposal is the erection of a solar PV development with a total export capacity of 37.45MW. Once constructed, the solar farm would produce enough clean, renewable electricity to power over 12,400 homes annually. The final scheme will seek to retain all existing landscape features, whilst delivering significant biodiversity net gains, and providing employment opportunities during both the construction and operational phases of the project.

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ABOUT US

ADAS Planning ('Agent') is a leading environmental planning consultancy, specialising in renewable and low-carbon energy projects. The Applicant, Radiance Energy, is a specialist renewable energy developer with a portfolio of solar projects throughout the UK and across Europe. This project represents a meeting of knowledge and experience to reduce our reliance on imported energy and fossil fuels, and to combat the harmful impacts of climate change.

TIME FRAME

A Pre-application Enquiry was submitted to the Local Planning Authority, with formal advice being issued on the 26th March 2025, which has subsequently fed into the ongoing design of the scheme. The technical team has been underway with their on-site surveys since January 2025, to ensure the final scheme fully takes account of any environmental opportunities and challenges present on the Site.

A timeframe for the key project milestones is outlined below:

September 2025
This pre-application public consultation

October 2025
Submission of Planning Application to Breckland Council

November 2025 - January 2026
Consultation of Planning Application by Breckland Council

Spring 2026
Determination of the Planning Application by Breckland Council

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SUPPORTING RENEWABLE ENERGY GENERATION

The UK is progressing towards a carbon-neutral society, and to achieve this, solar energy infrastructure is an essential component to increasing our generation of renewable energy. This proposal will ensure that the UK is increasingly independent from imports of energy, while also becoming less reliant on fossil fuels, which contribute towards climate change

BIODIVERSITY

The project will involve the delivery of significant biodiversity net gains through features such as hedgerows, species-rich grassland and the installation of bird boxes. Co-operation between landowners, environmental specialists, and the local planning authority when designing the facility results in unique opportunities to have a profoundly positive impact on the local ecosystem.

COMMUNITY

Radiance Energy is committed to using local suppliers where possible, and the proposal will create new jobs at both the construction and operational stages. The proposal will make an important contribution towards a secure and consistent energy provision in the UK, through significant renewable energy generation.

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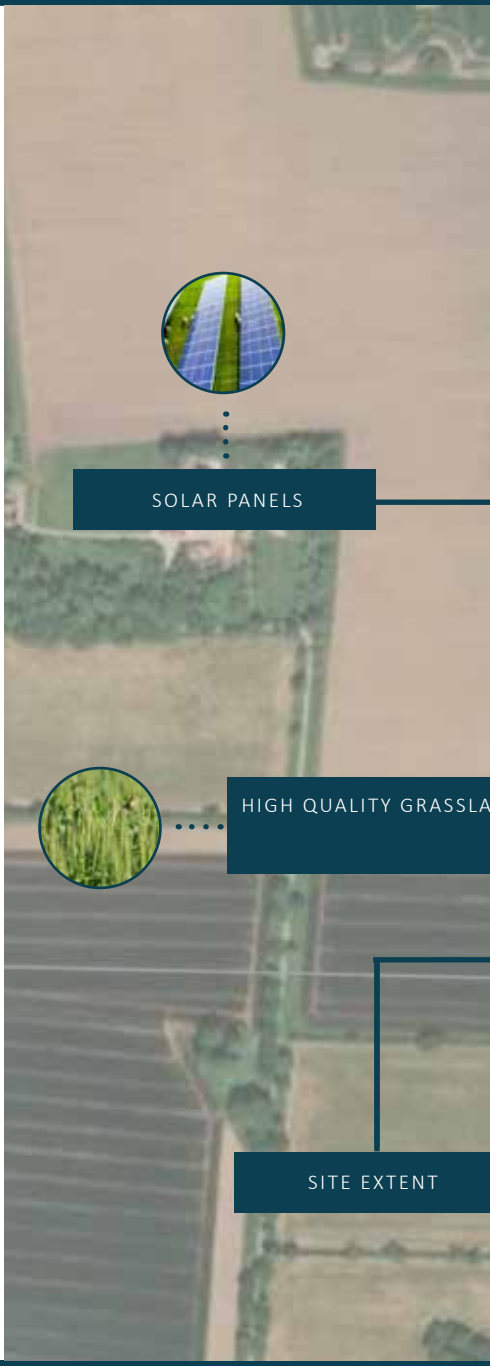
THE MASTERPLAN

The land measures 48.77 hectares, with the proposed solar farm having a capacity of 37.45MW.

The layout will include features to enhance biodiversity, such as:

- Species-rich wildflower meadows to support pollinators.
- New hedgerow planting and retention of existing hedgerows to provide visual screening.
- Tree planting to contribute to the green infrastructure and support wildlife.
- Installation of bird and bat boxes.

The final layout for the site will be refined, drawing on feedback shared through this Public Consultation, to ensure there are no adverse impacts arising from the proposals, whilst capitalising on any opportunities for positive enhancement.



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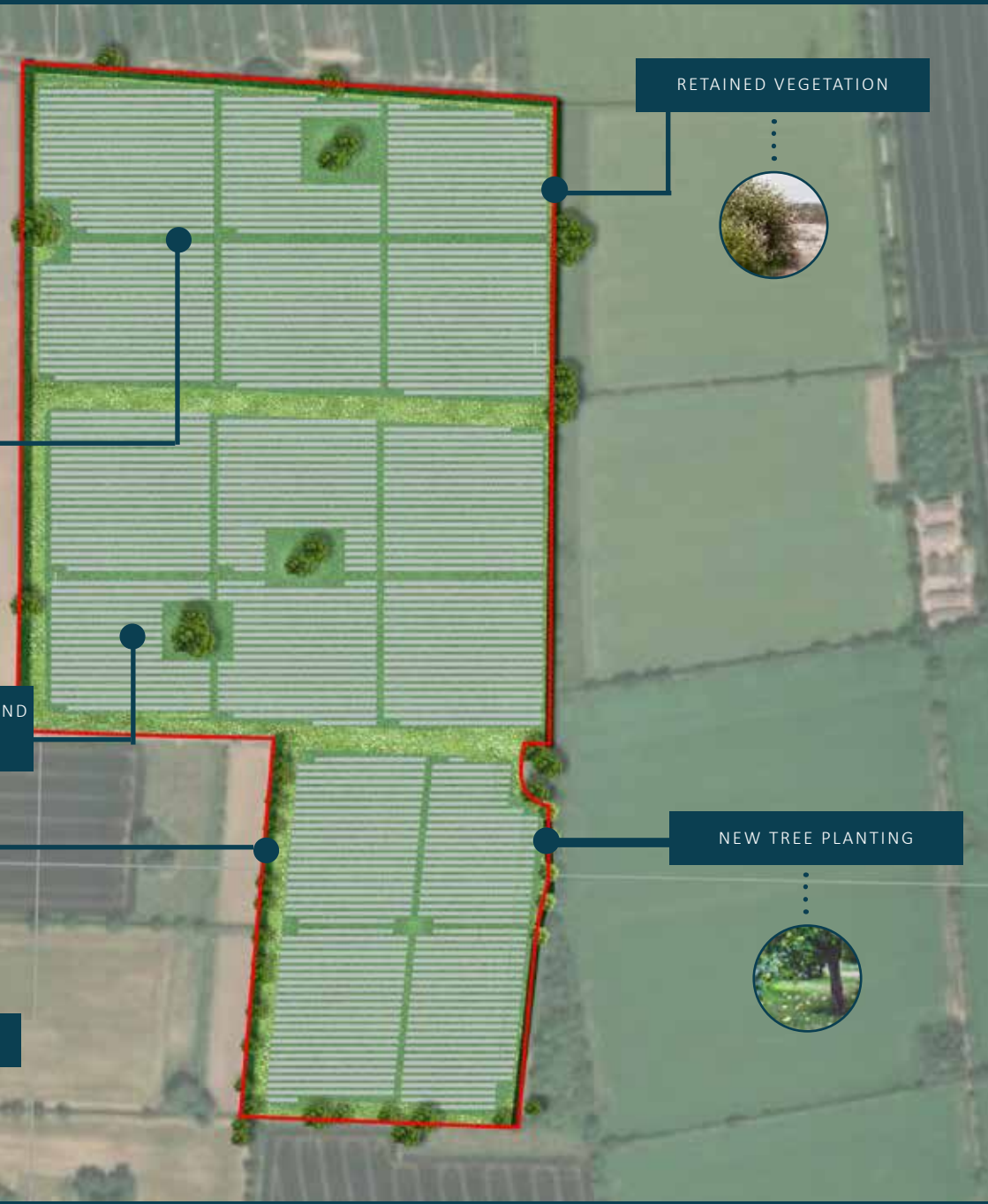
RADIANCE energy

ADAS



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A SUITABLE SITE

The Site has been thoroughly appraised to ensure there are no significant constraints to solar development in this location. In addition to this, a sequential assessment was undertaken to confirm there are no alternative locations of a more suitable nature, having particular regard to the nature of this project. The Site is wholly within Flood Risk Zone 1, and there are no heritage assets or ecological designations within the boundary of the Site. In addition to this, requirements such as grid connectivity and available land area are achievable in this location.

LOCAL ROAD NETWORK

The Planning Application will be supported by a Highway Statement and a Construction Traffic Management Plan (CTMP) to provide certainty that there will be no unacceptable impacts to highway safety or the operation of the local highway network.

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OPERATIONAL LIFESPAN

The development will have a maximum lifespan of approximately 40 years. At the end of its useful life, the solar farm will be decommissioned, and all associated equipment will be removed swiftly. The land will then be efficiently transitioned back to its former arable use, with the soil having been rested from pesticides and other harmful chemicals associated with intensive cultivation.

FOOTPATHS & ACCESSIBILITY

There are no footpaths running through the site, and the solar farm is not expected to impact any nearby Public Rights of Way.

GLINT & GLARE

The proposed panels will be covered in a high-transparency solar glass with anti-reflective coating, which minimises glint and glare, whilst also allowing maximum absorption of available sunlight. External consultants will fully assess the glint and glare impacts before the submission of the application.

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WE WANT TO HEAR FROM YOU

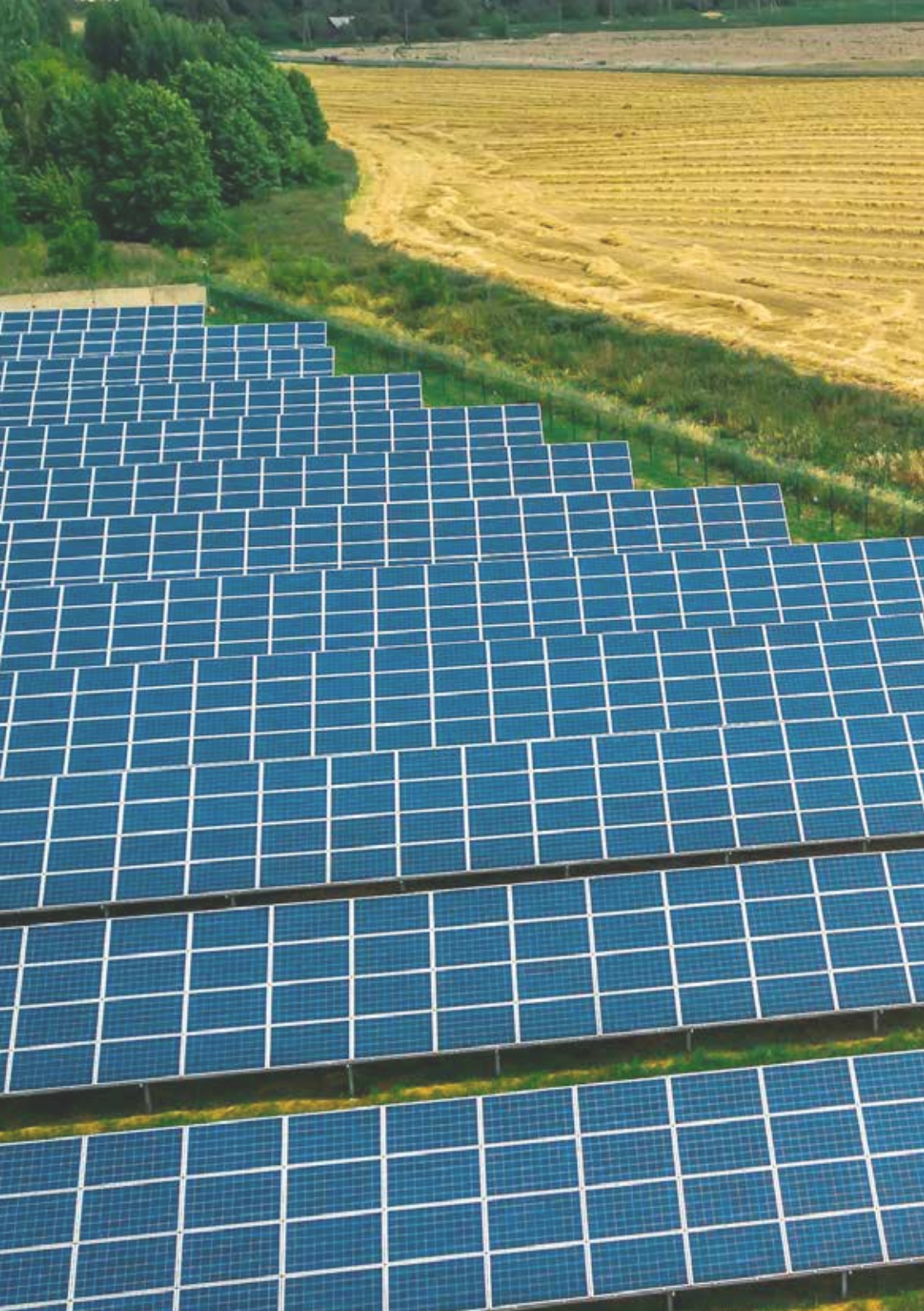
We look forward to receiving your feedback on this exciting proposal. If you would like to submit comments, please do so through the contact details below and use 'Weasenham: Solar Farm' as your header. This consultation period will come to an end on the 3rd October, following which, feedback will be collated and reviewed, before finalising the scheme in preparation for the Full Planning Application. Further information on the scheme will be available during an in-person event, which is to be held at Tittleshall Village Hall on 23rd September, from 4:00 pm to 8:00 pm.

HOW YOU CAN GET IN TOUCH AND KEEP UP TO DATE

WRITE TO US
ADAS Planning,
57 Hilton Street, Manchester,
M1 2EJ

WEBSITE
weasenhamsolar.co.uk

EMAIL
comments@weasenhamsolar.co.uk



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PROPOSED SOLAR FARM