



CITY AND COUNTY OF SWANSEA
TOWN AND COUNTRY PLANNING ACT 1990-2004
GRANT OF PLANNING PERMISSION

TO:
AMEC FOSTER WHEELER E&I UK LTD
CANON COURT
ABBEY LAWN
ABBEY FOREGATE
SHREWSBURY
SHROPSHIRE
SY2 5DE

DATE REGISTERED: 12/05/2015
APPLICATION NO: 2015/0978
APPLICANT: Mr David Sheppard

The CITY AND COUNTY OF SWANSEA, in exercise of its powers under the above ACT, hereby GRANTS planning permission for:

SITE LOCATION:

Timet Titanium Road Waunarlwydd
Swansea

PROPOSAL:

Proposed gas fuelled capacity mechanism embedded power plant including gas governor and kiosk, sub-stations, generators, transformers, switchgear cabin, welfare cabin, acoustic fencing and security fencing

as referred to in your application and shown on the accompanying plan(s), subject to the following condition(s):-

- 1 The development hereby permitted shall begin not later than five years from the date of this decision.
Reason: To comply with the provisions of Section 91 of the Town and Country Planning Act, 1990.
- 2 The development shall not discharge surface water to the local watercourse network at any rate greater than 5 litres per second as stated in the Timet Capacity Mechanism Development - Surface Water Management Plan dated May 2015 ver 2.
Reason: To prevent surface water flooding occurring to adjacent third party landowners.
- 3 No development shall commence until the developer has prepared a scheme for the comprehensive and integrated drainage of the site showing how foul water, surface water, and land drainage will be dealt with and this has been approved in writing by the Local Planning Authority. This scheme shall include details of a sustainable drainage system (SUDS) for surface water drainage and/or details of any connections to a surface water drainage network. The development shall not be brought into beneficial use until the works have been completed in accordance with the approved drainage scheme, and this scheme shall be retained and maintained as approved unless otherwise agreed in writing by the Local Planning Authority.
Reason: To ensure that a satisfactory comprehensive means of drainage is achieved and that no adverse impact occurs to the environment or the existing public sewerage system and to minimise surface water run-off.
- 4 Unless otherwise agreed in writing with the Local Planning Authority, foul water and surface water discharges must be drained separately from the site and no surface water or land drainage shall be allowed to connect (either directly or indirectly) to the public foul sewerage system.
Reason: To prevent hydraulic overloading of the public sewerage system and pollution of the environment.
- 5 Prior to the commencement of development, a Construction Management Plan and a Pollution Prevention Plan shall be submitted to and approved in writing by the Local Planning Authority. Once approved, the scheme shall be implemented in accordance with the approved details.
Reason: To ensure the safety of the materials leaving the site and to prevent any impact upon the Afon Llan.
- 6 The development hereby approved shall be implemented in accordance with the Environmental Measures specified in Section 5.1 of the GF Energy Timet Capacity Mechanism Development "Ecological Appraisal" received on 8th May 2015 .
Reason: In the interests of the protection of the ecology of the area.

- 7 The development shall be carried out in accordance with the following approved plans and documents: STD 021 welfare office, zenith security fencing, 230/004 rev D, proposed site layout plan, 230/02 site location plan, STD010 transformer, STD011A containerised generator, STD012 33KV substation, STD013B gas governor kiosk, STD 019 switchroom, STD 023 acoustic fence received 8th May 2015.

Reason: To define the extent of the permission granted.

INFORMATIVES:

- 1 The development plan covering the City and County of Swansea is the City and County of Swansea Unitary Development Plan. The following policies were relevant to the consideration of the application: EV1, EV2, R9, EC1, EV40, EV33, EV34, EV35
- 2 This consent is issued without prejudice to any other consents or easements that may be required in connection with the proposed development.
- 3 The proposal will require a permit to operate from NRW under Environmental Permitting (England and Wales) Regulations 2010 (as amended). This EPR permit would not include the construction of the development which may require other environmental permissions from NRW. Further details can be found within the NRW correspondence at www.swansea.gov.uk under planning ref:2015/0978
- 4 The applicant is advised that a permit (or registration as exempt from the requirement for a permit) under the Environmental Permitting (England and Wales) Regulation 2010, is required from NRW for the use of an effluent tank for foul water disposal. Further guidance on this matter is available at <http://naturalresourceswales.gov.uk/apply-buy-report/apply-buy-grid/water/discharge/?lang=en>
- 5 Birds may be present . Please note it is an offence under the Wildlife & Countryside Act 1981 (as amended) to intentionally (intentionally or recklessly for Schedule 1 birds) to:
 - Kill, injure or take any wild bird
 - Take, damage or destroy the nest of any wild bird while that nest in use or being built
 - Take or destroy an egg of any wild bird

Care should be taken when working on buildings particularly during the bird nesting season March-August.

DATED: 26 June 2015

PHIL HOLMES
HEAD OF ECONOMIC REGENERATION & PLANNING

PLEASE NOTE: Your attention is drawn to the attached notes which explain, amongst other things, your right of appeal against this decision.

THE APPLICANT'S ATTENTION IS DRAWN TO THE NOTES BELOW

1. If the applicant is aggrieved by the decision of the Local Planning Authority to refuse permission or approval of the proposed development, or to refuse to grant a Certificate of Lawful Use or Lawful Proposed Use, or to grant permission or approval subject to conditions, he may appeal to the Welsh Ministers in accordance with Sections 78(1) and Section 195/196 of the Town and Country Planning Act 1990, as amended by the Planning and Compensation Act 1991.

Appeals must be made within a prescribed time period. For 'Householder Appeals' and 'Minor Commercial Appeals' validated from 22nd June 2015 onwards, the prescribed period is 12 weeks from the date of this notice. For all other planning appeals, the prescribed period is 6 months from the date of this notice. The definitions of 'Householder' and 'Minor Commercial' applications are available to view at the following website:

<http://www.assembly.wales/laid%20documents/sub-ld10212/sub-ld10212-e.pdf>.

Appeals must be made on a form which is obtainable from the Planning Inspectorate, Crown Buildings, Cathays Park, Cardiff, CF10 3NQ – Tel 02920 825155, www.planningportal.gov.uk/planning/appeals. Further information on the appeals process is also available on this website. The Welsh Ministers can allow a longer period for the giving of notice of appeal but they will not normally be prepared to exercise this power unless there are special circumstances which excuse the delay in giving notice of appeal. The Welsh Ministers are not required to entertain an appeal if it appears to them that permission for the proposed development could not have been granted by the Local Planning Authority or could not have been so granted otherwise than subject to the conditions imposed by them, having regard to the statutory requirements to the provisions of the development order, and to any directions given under the order. The Welsh Ministers do not in practice refuse to entertain appeals solely because the decision of the Local Planning Authority was based on a direction given by them.

2. If permission to develop land is refused or granted subject to conditions, whether by the Local Planning Authority or by the Welsh Ministers, and the owner of the land claims that the land has become incapable or reasonably beneficial use in its existing state and cannot be rendered capable of reasonably beneficial use by the carrying out of any development which has been or would be permitted, the owner may serve a purchase notice on the local planning authority in whose area the land is situated. This notice will require the local planning authority to purchase the owner's interest in the land in accordance with the provisions of Part VI of the Town and Country Planning Act 1990. (The local planning authority may accept the notice and proceed to acquire the land; or reject the notice in which case they must refer the notice to the Welsh Ministers.)
3. In certain circumstances, a claim may be made against the Local Planning Authority for compensation, where permission is refused or granted subject to conditions by the Welsh Ministers on appeal or on a reference of the application to him. The circumstances in which such compensation is payable are out in Section 114 of the Town and Country Planning Act 1990.
4. Further correspondence regarding this application should bear the reference number quoted on the top of the form.