



Awdurdod Parc Cenedlaethol Eryri ~ Snowdonia National Park Authority

Application Number: NP3/15/216

Registered: 17/10/13
Permission Type: Full

Mr. Liam Brown
Greenearth Hydro Limited
Bronafon
Bridge Street
Llanfyllin
Powys
SY22 5AU

Town and Country Planning Act, 1990

Town and Country Planning (Development Management Procedure) (Wales) Order 2012

The above named Authority being the local planning authority **HEREBY PERMIT** the development proposed by you, namely:

Proposed hydro-electric scheme including construction of intake weir, turbine house and installation of underground pipes and electrical cable, Afon Gennog, Blaen y Nant, Nant Peris.

In accordance with the plans and application submitted to the Authority and subject to any conditions specified hereunder:

1. The development to which this planning permission relates shall commence not later than the expiration of FIVE years from the date of this permission.
2. Unless agreed in writing with the Local Planning Authority the development hereby permitted shall not be carried out otherwise than in complete accordance with the details of the drawings validated on 17/10/2013
3. This permission inures for a period of 60 years from the date hereof, or until the turbine ceases to operate for a continuous period of not less than 12 months, whichever is sooner. Within 3 months from that time, the weirs, turbine house and all other structures on or above the ground shall be dismantled, the materials removed from the site and the site restored to the satisfaction of the Local Planning Authority unless the Local Planning Authority gives consent for any variation.
4. Prior to any development commencing in pursuant to this permission the applicant/developer shall submit to and have approved in writing by the Local Planning Authority a detailed Construction Method Statement. The scheme shall subsequently be carried out in strict accordance with the agreed construction method statement unless otherwise agreed to in writing by the Local Planning Authority.
5. No construction plant or machinery shall be operated outside the following hours:
Monday to Friday 08.00 - 18.00

Saturday 08.00 - 13.00

No construction plant or machinery shall be operated on Sunday or Bank or Public holidays (except for works of an emergency nature).

6. Prior to any work commencing (including any ground disturbing works or site clearance) pursuant to this permission the applicant/developer shall submit to and receive written approval from the Local Planning Authority for an archaeological specification for a programme of works which must meet all relevant archaeological standards. The development shall subsequently be carried out in strict accordance with the approved programme of works unless otherwise agreed to in writing by the Local Planning Authority.
7. The applicant/developer shall ensure that throughout the lifetime of the development hereby permitted any noise generated by the power house and associated plant and machinery are of a level as not to cause an increase in the ambient noise level as measured externally to the noise sensitive property.
8. Should any complaints be received with regards noise levels emanating from the power house the applicant will be expected to undertake a full overall noise and tonal assessment of the noise generated by the development to be carried out by a suitably qualified acoustic consultant.
9. Should the levels of noise exceed the accepted noise levels or there are tonal elements present which cause a disturbance to any noise sensitive property the applicant/developer shall submit to and receive written agreement for a scheme of mitigation measures within three months of the breach being identified. Subsequently to any agreement the mitigation shall be implemented within three months or within any alternative timescale as agreed in writing by the Local Planning Authority and thereafter retained throughout the life of the development.
10. The abstraction and impounding of water is to be made in complete accordance with any 'License to Abstract' and 'License to Impound' as issued by Natural Resources Wales.
11. Prior to any work commencing in pursuant to this permission the applicant shall submit to and have approved in writing by the Local Planning Authority a method statement for the restoration of the land post construction.
12. Prior to any stonework commencing on the site, a trial stonework panel including pointing not less than 2.00 m² shall be constructed. No building operations in stone shall be carried out on the site unless and until the trial panel has been inspected and approved in writing by the Local Planning Authority. The stonework of the weir and turbine house shall be built in accordance with such an approved sample, unless the Local Planning Authority gives prior written approval to any variation.

The reasons for the Authority's decision to grant permission for the development subject to compliance with the conditions herein before specified are:

1. To comply with the Town and Country Planning Act, 1990.
2. To ensure a satisfactory standard of appearance of the development, in accordance with Policies 1 and A of the adopted Eryri Local Development Plan.
3. To ensure the satisfactory clearance and renovation of the land in the event of the facility ceasing to operate.
4. To ensure a satisfactory standard of development.
5. To minimise the loss of amenity to neighbouring properties.

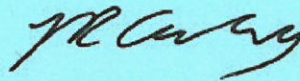
6. To ensure the implementation of an appropriate programme of archaeological mitigation in accordance with the requirements of Planning Policy Wales 2010 and Welsh Office Circular 60/96 Planning and the Historic Environment: Archaeology.
- 7, 8, 9. To minimise the loss of amenity to neighbouring properties.
10. To ensure that the flow of water within the stream is adequately maintained.
11. To ensure the satisfactory restoration of the site.
12. To ensure a satisfactory standard of appearance of the development and the use of appropriate local building materials, in accordance with Policies 1 and A of the adopted Eryri Local Development Plan.

ADVISORY NOTE

1. Ambient noise levels shall include the overall ambient noise level as measured in 'LAeg, 5 minutes' as well as in linear 1/3 rd octave band centre frequency measured in 'LAeg, 5 minutes' as measured at a minimum of 3.5 metres from the facade of any noise sensitive property

The application was determined having regard to the following policy(ies) in the Eryri Local Development Plan 1, 2, 3, 6, A, D.

**** IT IS IMPORTANT THAT YOU READ THE ENCLOSED NOTES ****



DIRECTOR OF PLANNING AND CULTURAL HERITAGE

Date: 23/12/13