

Responsible solar development for the local community

Well-sited proposal

- Lightsource bp has a very careful site selection policy. The site is not visible in the context of another existing or proposed solar farm.
- The scheme respects the existing landscape features - the solar farm sits within the existing field pattern with all existing vegetation in and around the site retained and bolstered where necessary. New areas of woodland planting will also soften any views of the solar farm from elevated locations within Eggington Conservation Area.

Protecting and enhancing habitats

- The project is land managed through a Planting Plan and Biodiversity Management Plan which include extensive measures to increase biodiversity and improve the prospects for local wildlife on the site. This was developed with the results of ecological surveys and the input of ecologists and aims to ensure that the land is managed responsibly throughout the life of the solar farm.
- To prevent the security fencing from cutting off valuable foraging resources for badgers and other wildlife, gaps or gates will be fitted within the perimeter fencing to allow the free passage of mammals through the site. The locations of these were established during the pre-construction badger survey.
- A buffer of 50 metres or more will be maintained between the banks of Clipstone Brook, in order to prevent any potential for indirect impacts to occur on suitable habitats for water vole (*Arvicola amphibious*).
- The new hedgerow along the north western boundary assists in integrating this boundary within the context of the Clipstone Brook corridor and will form a future link to the Clipstone Country Park associated with East Leighton Buzzard growth area in coming years.



Largely supportive community

- The solar farm has been generally well-received by the community. Reasons stated in supportive representations include - benefits to local biodiversity and wildlife, the community-focused reputation of the developer, preferable energy generation technology which is low to the ground and easily screened, and the ability to continue the land's traditional agricultural use through sheep grazing.
- When the planning application was submitted, it received 10 representations of support from the local community and no objections. The majority of attendees at the Community Information Evening were supportive towards the proposal and this has been reflected in the number of representations of support.

No disturbance to surrounding activities

- The operation of the solar farm is of no disturbance to farm animals, wildlife or walkers in the area. No flood lighting is needed, there are no moving parts, and as the solar panels are designed specifically to absorb daylight, an anti-reflective surface ensures any reflection of light is dull and minimal.

Retaining greenfield land

- The planning permission applied for is for temporary use. At the end of the solar farm's working life, all infrastructure will be removed and recycled or reused. The land will be restored to its original condition and retain its status as a greenfield site fit for continued agricultural use.

Community Benefit

Lightsource bp believes that local communities hosting major renewable energy developments should be recognised for their contribution to meeting our country's need for secure, 'home-grown', cleaner forms of energy.

As such, Lightsource bp is committed to providing a long-term community benefit fund which will provide Central Bedfordshire Council and Eggington Parish with an opportunity to access a long term, reliable income stream to support the community's activities as they see fit. A section 106 was prepared in relation to this offer.

The proposed Community Benefit is as follows - A payment of £1,000 per Megawatt capacity installed as part of the Development per year for 20 years (this will be approximately £7,400 per year, subject to the final design, and a total of £148,000 over 20 years)

Welcome to Manor Farm, Eggington

A 7.4MWp solar farm





Benefits

The solar farm at Manor Farm was built in 2015 and designed with an extensive Biodiversity Management Plan. This included 2 new woodland areas and large areas of wildflowers which increase biodiversity levels and provide habitats for birds and invertebrates.

The site was developed by Lightsource in 2014 and is still owned and managed by our in-house teams.

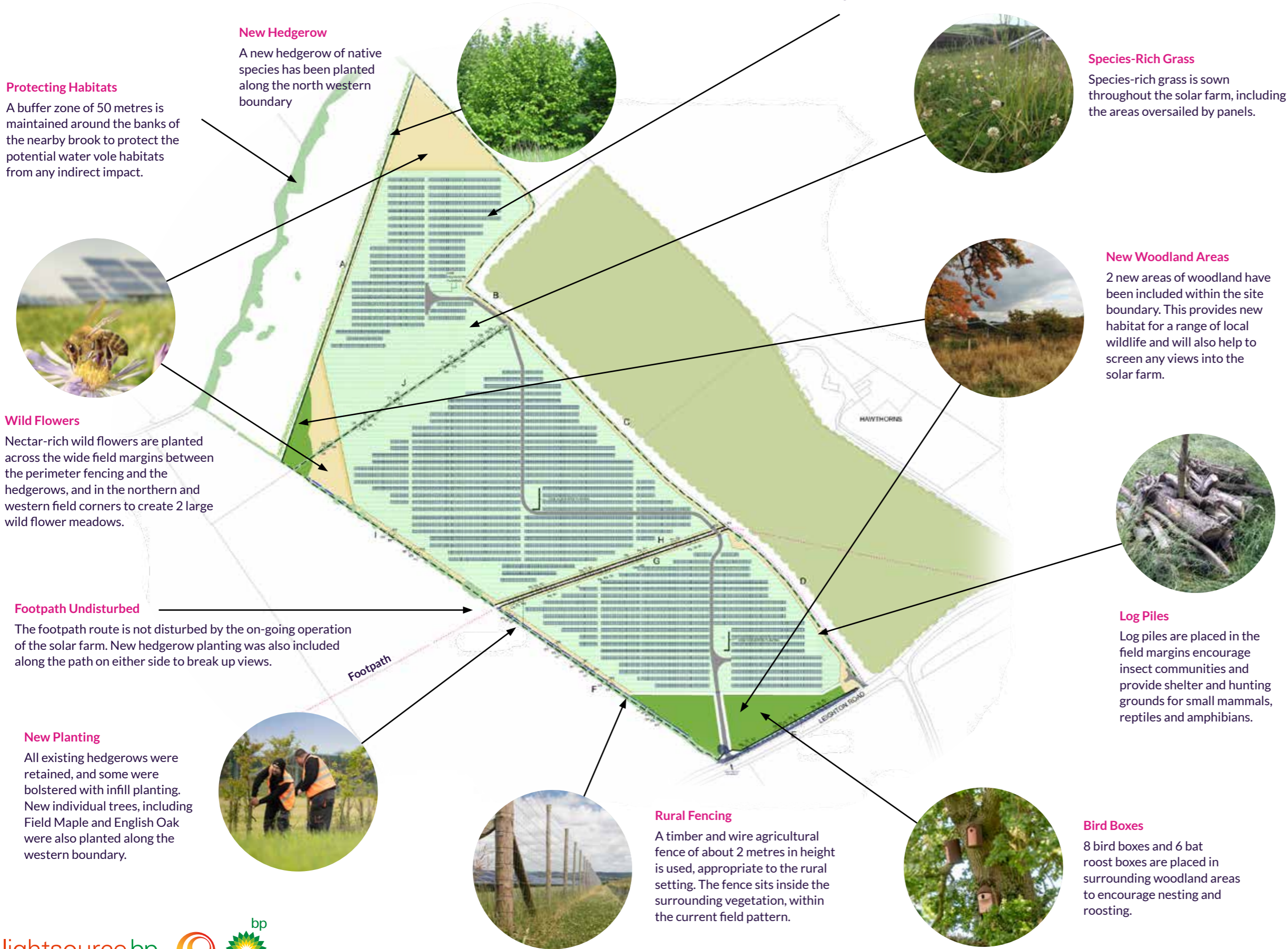
Lightsource bp is a global leader in the development and management of solar energy projects. We work closely with local businesses and communities to supply clean, dependable and competitively priced energy, and we're dedicated to securing a low-carbon future, in the UK and worldwide.

 2,045 households powered by clean, locally produced electricity

 New woodland areas, wildflower meadows and log piles will provide valuable new habitats for local wildlife.

How solar power can benefit the local environment

A responsible land management plan works alongside agricultural practice to improve visual screening and increase biodiversity around the solar farm. The following planting and habitat enhancements have been placed through the input of local ecologists during the development stage of the project.



How much energy?

- 7.4 Megawatts Peak (MWp)
- 2,045 households powered
- 3,489 tonnes of carbon emissions saved, every year
- ...Equivalent to taking 775 large family cars off the road

FAQs

Why is this project important?
Solar is a passive form of technology, generating electricity without creating any waste products, noise or pollutants. This makes it an ideal energy source for the UK, as we work towards the 2035 targets for renewable energy and carbon emission reductions.

How will the equipment be protected?
The solar farm will be enclosed by a deer fence about two metres in height, and CCTV cameras will monitor the boundary fence and area within the solar farm. These will be specifically positioned to make sure they do not impinge on the privacy of residents.

Do solar installations pose a health risk?
No - solar is a passive technology which doesn't produce any harmful by-products. All electrical equipment we use meets the Electromagnetic Compatibility (EMC) Directive and are CE marked.

Will the solar farm cause traffic disruption?
Once the solar farm is in place it requires very little maintenance and approximately monthly visits in regular cars or 4x4s would cause no traffic disruption. Whilst the solar farm is being constructed, a traffic management plan will be put in place.