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For more information:

www.gwenlaissolar.co.uk

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GWENLAIS FARM, PONTLLIW

Solar Securities and Canadian Solar propose to build a solar field on land at Gwenlais Farm, situated on a plateau above the village of Pontlliw.

Our plan is to develop 31 hectares (approx. 76.6 acres) of lower quality land, mostly Agricultural Land Classification (ALC) grades 3b and 4, to build a 16.5 megawatt (MW) solar site. This will produce enough clean and renewable electricity to power over 4,900 homes per year (based on an average annual consumption of 2,900 kWh of electricity for an average three bedroom house*)

*Source Ofgem

We know that the landscape where we propose to build the solar field is important to you and our role is to balance your comments with the Welsh Government's policy and guidelines and the views of your local elected representatives.

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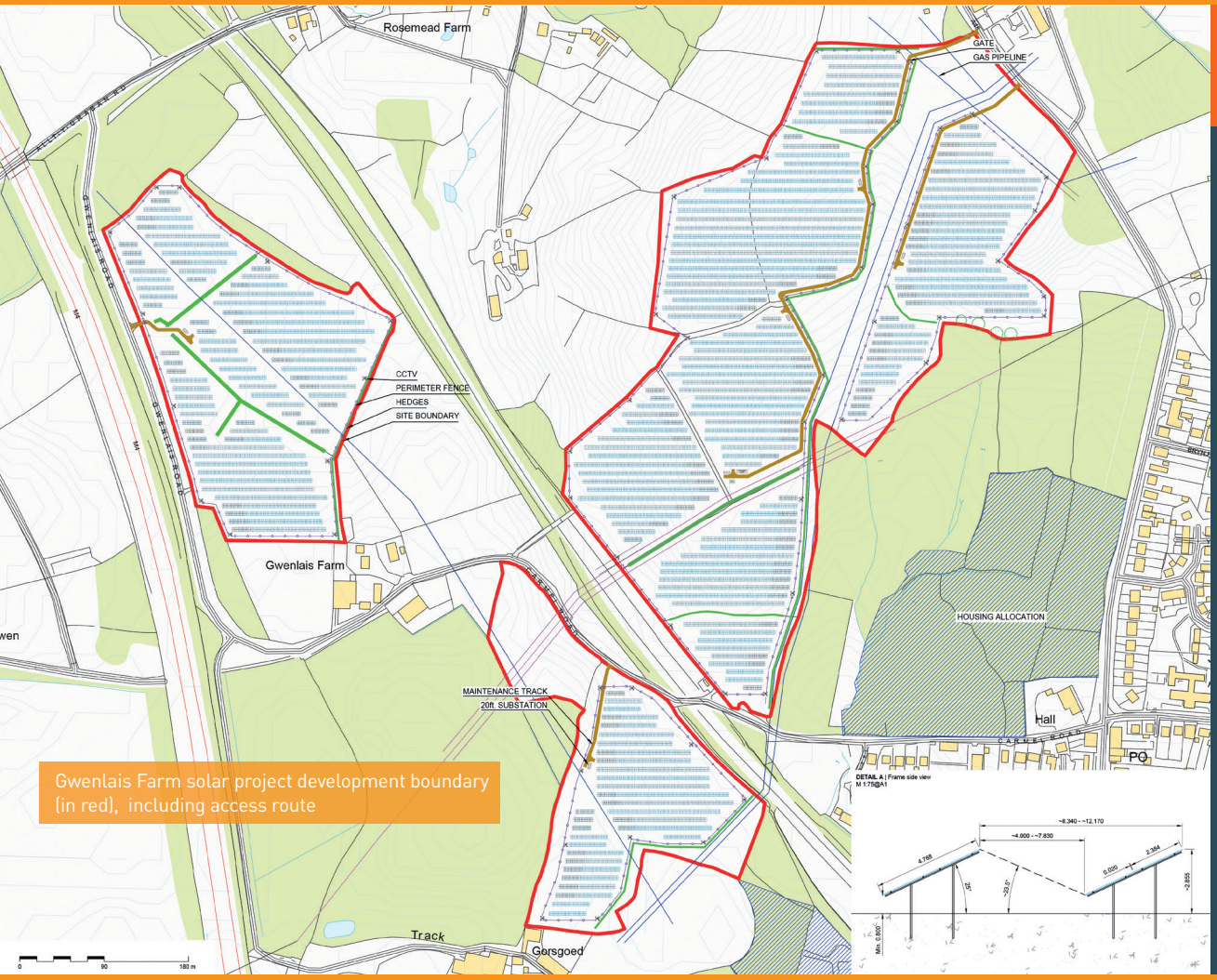

Gwenlais Farm solar project development boundary (in red), including access route

THE STORY SO FAR

We have been carrying out technical surveys, which provide us with the information to build the solar field in a way that is not only efficient but has minimal impact on the landscape and environment.

Our intention is to submit a Development of National Significance (DNA) application to the Welsh Government in Spring 2023.

The appointed inspector will then consider our evidence and that of Swansea Council, other statutory consultees and interested parties.

The process is thorough and detailed and we are expecting a decision in autumn 2023.

All being well we aim to construct the solar field around Spring 2024.

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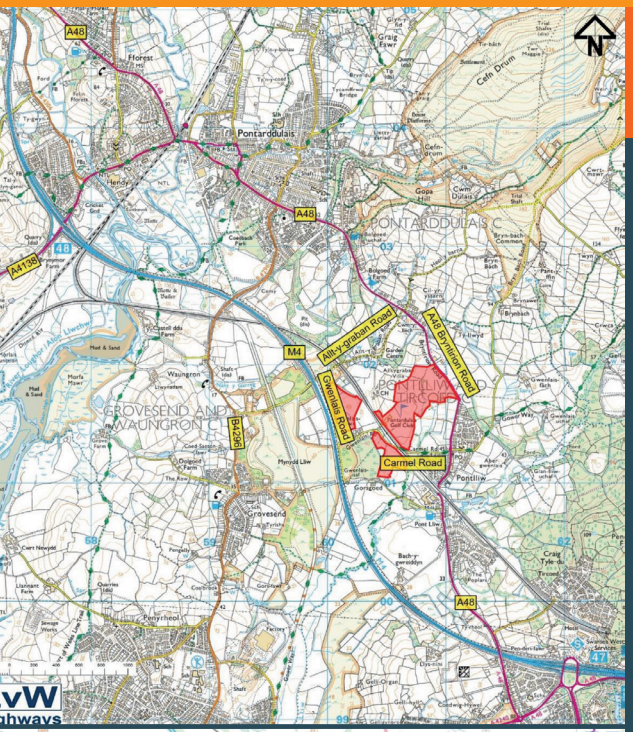

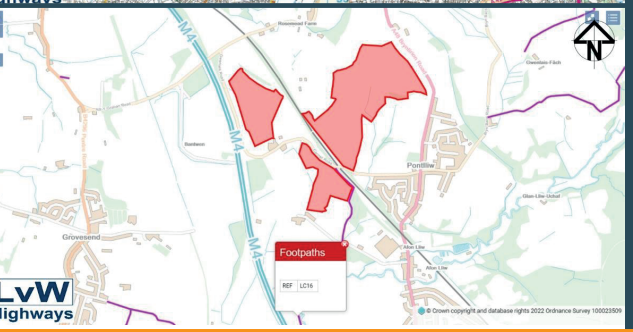

CONSTRUCTION TRAFFIC

Solar construction is quick and we would expect the build to be complete within three months but it is important that any disruption to our neighbours is kept to an absolute minimum.

Most of the large deliveries would take place during the first four weeks of construction.

We are proposing that vehicles enter and leave the site using the following routes throughout the construction process. South route: M4 Junction 47 at Swansea West, then A48/ Swansea Road/Bryntirion Road, left on to Allt-y-graban Road, left onto site entrances on Gwenlais Road and Carmel Road. North route: M4 Junction 48, then A4138 onto A48, right on to Allt-y-graban Road, left onto site entrances on Gwenlais Road and Carmel Road.

We know that the landscape where we propose to build the solar field is important to you and our role is to balance your comments with the Welsh Government's policy and guidelines and the views of your local elected representatives.

FOOTPATHS

No footpaths or public rights of way (PROW) cross the proposed site, although footpath LC16 runs partially along the eastern and northern boundary of the southern site, connecting Grovesend with Carmel Road.

There may be a temporary closure of this path while we construct the site.

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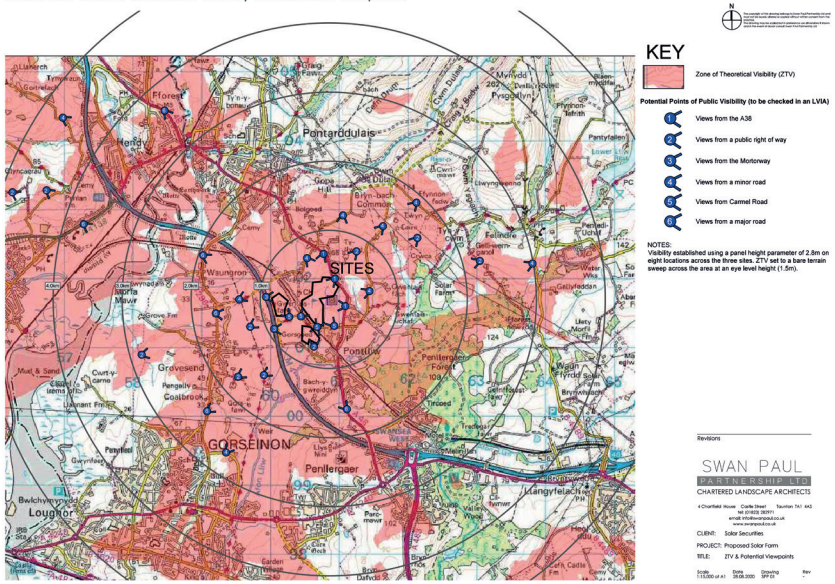
Plan SPP01 - Zone of Theoretical Visibility with Potential Viewpoints



LANDSCAPE & VISUAL IMPACT

We have carried out a preliminary site appraisal of the visual impact of the proposed solar field. A final report is required, however these initial results indicate that this development can be achieved without significant harm to views and landscape character.

We have chosen a number of public viewpoints, see the zone of theoretical visibility plan, which we intend to use to assess the visual impact.

Our assessment made the following recommendations for further comment by Swansea Council, the Welsh Government and your Community Council.

- Thickening of hedges and additional hedgerow trees to help screening from points of visibility at Pontlliw and the A38,
- The final landscape and visual impact mitigation plan will include detail of plant species and mixes; plant sizes; planting densities and planting notes,
- Areas within the development boundary to be proposed for natural habitats to increase biodiversity,
- Other features such as nesting boxes, hibernacula, butterfly banks, log piles etc. can be introduced to increase biodiversity and natural habitats,
- Wildlife corridors can be improved along site boundaries to help with the linking of habitats in the local nature conservation areas to the south west.

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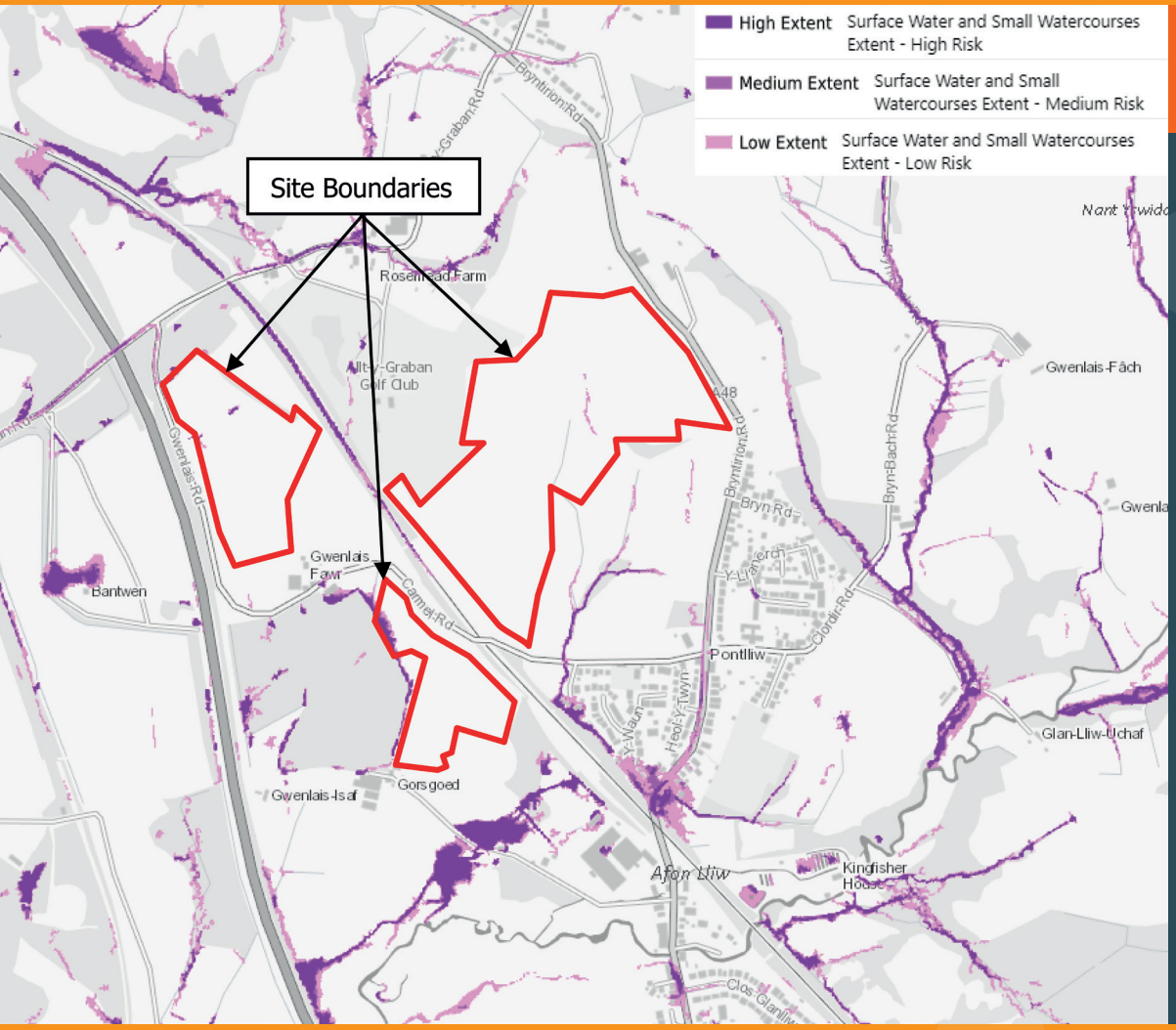

FLOOD RISK

We have carried out a preliminary site appraisal into the potential of flooding at the proposed solar field and the requirement for a Sustainable Drainage System (SuDS) to be installed as part of the development. Natural Resources Wales flood mapping shows that the development site is entirely within Flood Zone 1. This makes it at little or no risk from tidal or fluvial flooding and therefore suitable for ground mounted solar and appropriate for this proposal.

The appraisal concludes that it is entirely possible to successfully manage the surface water runoff and for the drainage infrastructure to be designed in accordance with guidance outlined in the Planning Policy Wales, Statutory Standards for Sustainable Drainage and the CIRA SuDS Manual on these sites.

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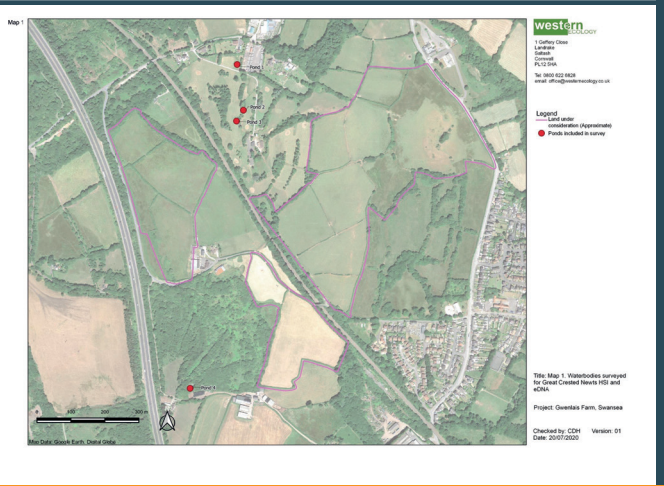

WILDLIFE SURVEYS

REPTILE SURVEY

The survey assessed the site for native reptile species; there are the four common reptile species, Grass Snake, Adder, Slow Worm and Common Lizard. All native reptiles are protected under the Wildlife and Countryside Act 1981. The two rarest species, the Sand Lizard and Smooth Snake are also identified as European Protected Species.

Low numbers of Common Lizard were recorded within the margins of the semi-improved grassland in the northern fields. Individual Slow Worm and Grass Snake were recorded within the margins of the marshy grassland in the southern most field.

Based on these results, the site is likely to support only a small population of both Common Lizard and Slow Worm and occasional dispersal/foraging by Grass Snake. It is unlikely to qualify as a Key Reptile Site.

There is a small risk of killing or injuring individual reptiles during site preparation and other construction activities, which is considered as an offence under relevant wild legislation. Mitigation in the form of Reasonable Avoidance Measure (RAMs) will be implemented during the construction phase.

GREAT CRESTED NEWT SURVEY (GCN) (DNA EVIDENCE SURVEY)

All accessible waterbodies within 500m of the site were evaluated for their potential to support Great Crested Newts- by calculating a habitat suitability index (HSI) as per ARG UK Advice Note 5. The survey visits were carried out within the optimum period of mid-April to late June and the samples were collected by a suitably experienced licenced ecologist.

GCN DNA was not found in the water bodies within suitable water bodies within 500m of the site. It is reasonable to conclude that GCN are not present within the vicinity of the proposed development. The construction of the solar field will have no adverse effect on GCN and no mitigation is required. construct the site.

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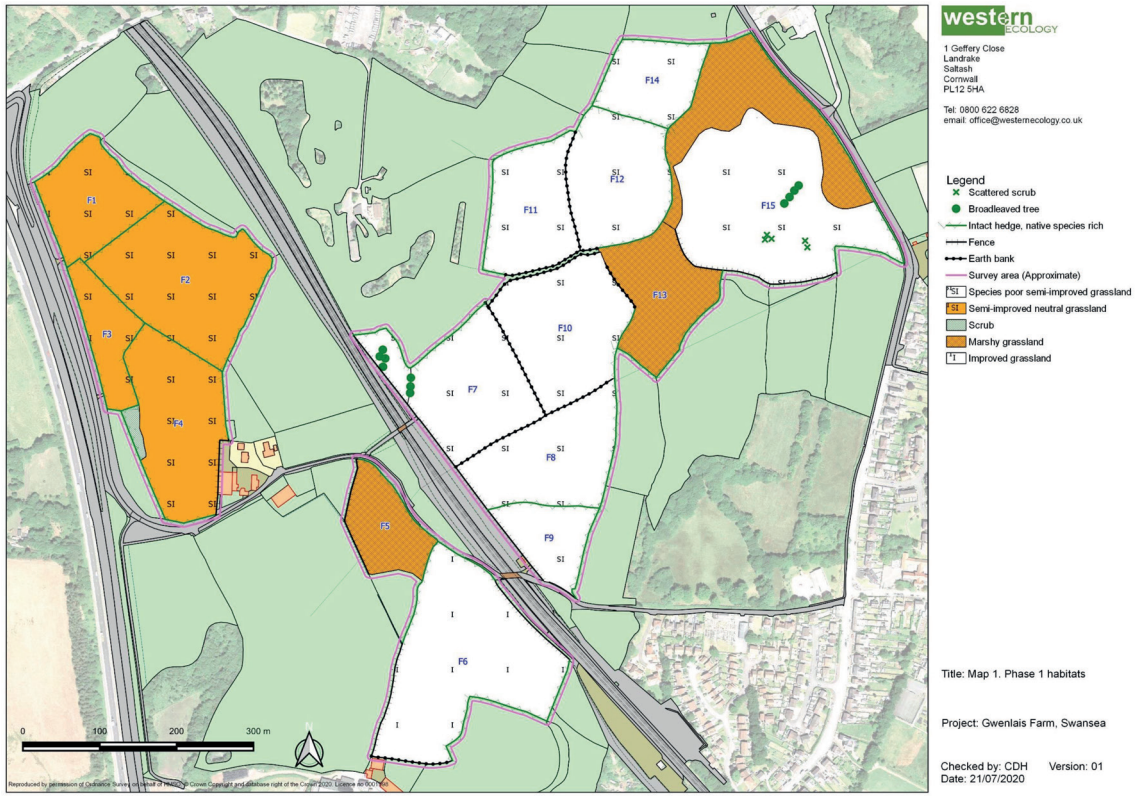

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Legend
- Scattered scrub
- Broadleaved tree
- Intact hedge, native species rich
- Fence
- Earth bank
- Survey area (Approximate)
- SI Species poor semi-improved grassland
- SI Semi-improved neutral grassland
- Scrub
- Marshy grassland
- I Improved grassland

Title: Map 1. Phase 1 habitats

Project: Gwenlais Farm, Swansea

Checked by: CDH Version: 01
Date: 21/07/2020

ENVIRONMENTAL

We have carried a Preliminary Ecological Appraisal, Reptile Survey and Great Crested Newt Survey to assess the ecological constraints on the site and ensure compliance with nature conservation and planning policy.

Preliminary Ecological Appraisal – the following recommendations were made:

Hedgerows; All hedgerow habitat will be protected from accidental damage during the construction phase by five metre buffer zone,

Bats; Precautionary mitigation will be undertaken in relation to lighting during the construction phase,

Common Dormice; Potential habitats associated with external hedgerows from accidental damage during construction phase by a buffer zone of five metres,

Nesting birds; Bird nesting habitats associated with boundary hedgerows and scrub should be protected. If construction is likely to impact potential bird nesting habitats, theses habitats should be thoroughly inspected prior to commencement.