

- 6.36 The following receptors are anticipated to experience **Moderate / Minor Adverse** effects:
- Users of PRoW ref 'CH19' and will also experience partial or glimpsed views of construction machinery and workings from the higher ground to the north.
 - Users of Rownall Road may also experience views of construction machinery accessing the site from points close to the proposed access.
- 6.37 The following receptors are anticipated to experience **Minor Adverse** effects:
- Users of Mill Lane will only experience views from the junction at Rownall Road.
 - Residents of properties to the south off Rownall Road experience filtered views due to intervening vegetation along field boundaries.
- 6.38 The following receptors are anticipated to experience **Negligible** effects at construction due to intervening vegetation and landform obscuring views, including:
- Users of PRoW Footpath ref 'CH49'.
 - Users of PRoW Footpaths ref 'CH42' and 'CH43'.

Operation (following Completion)

- 6.39 The following provides a summary of the visual effects assessment included at Appendix C.

Residential Properties and Settlement

- 6.40 Properties to the east of the site off Rownall Road include Dove Cottage, Home Farm, Rownall Lodge, Rownall Farm and Rownall Hall Farm (receptor ref A) are between 250-520m from the site boundary. The majority of properties do not front onto Rownall Road and residents have no views of the site due to intervening agricultural buildings and vegetation. Dove Cottage fronts onto Rownall Road, and residents likely experience partial or glimpsed views into the site, from both upper and ground floor windows.
- 6.41 At completion, partial views of the proposed acoustic fencing will likely be possible from upper floor windows, and effects are assessed as **Moderate / Minor Adverse**. At year 15 woodland planting along the eastern boundary will have established, integrating the development into the landscape and woodland adjacent to the site, softening existing views of pylons and electrical infrastructure within the substation, and effects are anticipated to reduce to **Negligible**.
- 6.42 Properties to the south off Rownall Road including Wayfields Farm, Old Ashes Farm and Mayfield House (receptor ref B) are between 250-650m from the site boundary. Residents of some properties may experience some glimpsed views towards the site from upper floor windows. Existing vegetation along intervening field boundaries and agricultural buildings obscure views towards the site.
- 6.43 At completion and year 15, glimpsed views of vehicles accessing the site access road off the existing track / PRoW Footpath 'CH60' from Rownall Road may be possible from upper floor windows. Views of the storage containers and fencing within the main field parcels will be minimal, and further softened with the establishment of the proposed tree planting to the south of the site. Effects at both completion and year 15 are anticipated to be **Negligible**.
- 6.44 Approximately 1.2km to the south, most residents of properties along the northern settlement edge of Werrington on Armshead Road experience no views of the site. Residents of a limited number

of properties may experience distant, glimpsed views of the site, limited to upper floor windows (see viewpoint 8). Most properties along this road are dorma bungalows, and vegetation along intervening field boundaries and the woodland adjacent to the site's western boundary screen views into the site. Effects for these residents are assessed as **Negligible / None** for all phases of the development and are not included within the Visual Effects Table.

Public Rights of Way (PROW) and Other Footpaths etc

6.45 There are 3 PROW Footpaths in the immediate vicinity of the site, and users of all three are anticipated to experience **Moderate Adverse** effects at completion, reducing to **Moderate / Minor Adverse** at year 15. These are discussed below:

- PROW Footpath ref 'CH60 (receptor ref C, VPs 1 & 2) is located within the site. It runs east to west from Rownall Road and forms the vehicular access track to Newfields Farm and the substation. The proposed vehicular access for the site will branch off north from this track, through the field to the south of site's main field parcels. Users of the footpath experience full views of the site, with some screening provided by mature trees along the route.

At completion, acoustic fencing may be visible through gaps in the trees along the route and above the existing field boundary hedgerow. Vehicles will also be visible when accessing the site. At year 15, proposed tree planting south of the main field parcels will have established, softening views of the built form / acoustic fencing. Vehicles accessing the site will remain visible along the route.

- PROW Footpath ref 'CH53' (receptor ref D, VPs 4A, 4B & C) runs adjacent to the site's northern boundary and along the access track to the agricultural fields and barn from Rownall Road. It connects to PROW Footpath ref 'CH47' at the north western corner of the site. Users of the route experience full views into the site from the field access point off the track and through gaps in the trees and over hedgerows along the route. The adjacent substation and pylons within the site are visible from much of the route. Established trees adjacent to the route and along the field boundaries obscure some parts of the site from view.

At completion, new fencing will likely be visible from points along the route closest to the site. At year 15, proposed hedgerows, trees and woodland planting along the northern and eastern boundary will have established, softening views of the proposed development and screening the existing substation and pylons.

- PROW Footpath ref 'CH47' (receptor ref E, VPs 2, 3 & 4A) connects to Footpath 'CH60' / the vehicular access track to the south. It runs north to south through the fields south of the site and through the woodland adjacent to the substation. Users of the route experience partial views east into the site from the woodland, and full views north from the agricultural fields through wide gaps in field boundary hedgerows. The substation and pylons to the west and within the site are visible from much of the route, along with the noise they emit.

At completion, views north from the route will be more enclosed due to the proposed fencing. There will be some separation from this due to the intervening field and hedgerow. At year 15 the proposed hedgerow and tree planting will have established and assimilated into the existing green infrastructure. Views of the fencing and containers north and east of the route will soften, however views will remain shortened.

- 6.46 Public Right of Way Footpath ref 'Cheddleton 58' and 'Cheddleton 59' (receptor ref F, VP 6) traverse the agricultural fields to the south of the site. Footpath ref 'CH58' connects to the proposed vehicular access track / PRoW Footpath 'FP60'. Views into the main field parcels from along these routes are filtered by vegetation along intervening field boundaries south of the site. Glimpsed views of the site and pylons are possible through gaps in the trees and over intervening hedgerow field boundaries, with views becoming more open from higher ground to the south east.
- 6.47 At completion, vehicles accessing the site will be possible from some points over and through intervening vegetation. Glimpsed views of the acoustic fencing and internal infrastructure may be visible above the proposed fencing from high points along these routes, therefore effects are anticipated to be **Moderate / Minor Adverse**. At year 15, views will be softened with the establishment of the proposed tree planting, reducing effects to **Minor Adverse**.
- 6.48 PRoW Footpath ref 'CH19' (receptor ref G, VP 9) runs east to west along the rising landform to the north of the site from Thornyedge Road to Rownall Road. Users of the route experience partial views into the site from the higher ground, above intervening field hedgerow boundaries. Pylons within the site and adjacent fields are visible from much of the route. On lower ground to the east and west, views are obscured by the adjacent woodland and vegetation along field boundaries.
- 6.49 At completion, distant partial views of the acoustic fencing will likely be possible from points on higher ground, along with the internal infrastructure through the security fencing, and so effects are expected to be **Minor Adverse**. At year 15, proposed hedgerow planting along the northern boundary and within the site will have established, softening views of proposed built form, and reducing effects to **Negligible**.
- 6.50 Users of the following Public Rights of Way are anticipated to experience **Negligible** effects at both completion and year 15:
- PRoW Footpaths ref 'CH42' and 'CH43' (receptor ref H, VP 5) extend broadly to the east from Rownall Road adjacent to Rownall Hall Farm. The landform falls away to the east from Rownall Road, and views towards the site are not possible from either route beyond the point where they meet the road. From this point, glimpsed views of trees and pylons within the site are possible above the rising landform and intervening hedgerows.

At completion, only very minor glimpsed views of acoustic fencing may be possible beyond the intervening vegetation, and at year 15 the proposed woodland planting will have established further softening views of the site.
 - PRoW Footpath ref 'CH49' (receptor ref I, VP 7) runs along a residential access track off Rownall Road and traverses the fields to the far south to join Armshead Road. Distant, glimpsed views of the site are possible through gaps in intervening field boundary hedgerows from some points, however the site is largely obscured for most of the route.

At completion, only very minor glimpsed views of acoustic fencing may be possible beyond the intervening vegetation, and at year 15 the proposed hedgerow and tree planting south of the site will have established, further softening views.

Roads & Transport Users

- 6.51 Rownall Road is a narrow, winding country road which runs broadly north to south from Werrington to meet Thornyedge Road approx. 1.5km north of the site (receptor ref J, VPs 1, 4C & 5). Views into the site from the majority of the route are obscured by vegetation along the road and

intervening field boundaries. The main vehicular access into the site is located along an existing track and Public Right of Way is accessed from the road, adjacent to the junction with Mill Lane. Here, more open views are possible along the proposed access track.

- 6.52 At completion and year 15, vehicles accessing the site from along the existing vehicular access track will remain visible from points adjacent to the site boundary. Glimpsed views of the fencing and infrastructure within the main field parcels may be possible from gaps in the vegetation along the road at completion, and so effects at completion are anticipated to be **Minor Adverse**. At year 15, views will be softened by the proposed woodland, hedgerow and tree planting along the eastern boundary as it establishes, reducing effects to **Negligible**.
- 6.53 Mill Lane runs east across the falling landform from the junction of the site access track / PRoW Footpath ref 'Cheddleton 60' off Rownall Road, to join Main Street at Wetley Rocks to the east (receptor ref K, VP 1). There are no views of the site from the route for road users until it reaches the higher ground at the junction off Rownall Road, where a view of the access track is possible across the road. There are only glimpsed views of the main field parcels of the site possible from this point.
- 6.54 At completion vehicles accessing the site from along the existing vehicular access track will remain visible from the junction. Views towards the proposed facility and new access road will be further obscured by the proposed hedgerow and tree planting once established at year 15. Effects at both stages are anticipated to be **Negligible**.

Type 3 Visualisations

- 6.55 A number of Type 3 Visualisations are being developed to illustrate how the proposed development will be seen from a number of locations. These will illustrate the existing view and the proposed development with associated mitigation planting at completion and will also illustrate the mitigation effects of the proposed planting as it matures at year 15. These are to be provided with a supporting commentary as a separate document.

Night-time Visual Effects

- 6.56 The site and immediate landscape context contain limited light sources. Rownall Road does not have any lighting columns in proximity of the site, with the closest street light approximately 1km south of the site. Some light is emitted by the existing residential properties and farm buildings along the road.
- 6.57 The proposed lighting within the scheme will be associated with the containers and transformers. It is anticipated to shine downwards, be low level with motion sensors activated by human presence only. Floodlights may be used during the construction phase, in normal construction hours.
- 6.58 It is anticipated that the proposed perimeter fencing and woodland, hedgerow and tree planting that will absorb any effects from potential lighting within the site.

Cumulative Effects

- 6.59 There are currently two other sites in the immediate context which are being considered for development. The potential cumulative effects of the development of these sites in combination with the proposed scheme is considered below.

- 6.60 Application ref: 'SMD/2021/0853' – 'Newfields Farm Rownall Road Wetley Rocks ST9 0BS' is an EIA screening request for a 'Battery energy storage development with ancillary equipment, security fence, access and landscaping', located approximately 245m to the west of the site in a field parcel measuring approximately 2.1ha. The potential development of this parcel is in the earlier stages of the planning process and there are no details available on the potential layout. It is anticipated that the scheme would be similar to the proposed development and adjacent application site to the north east with battery storage containers and other electrical infrastructure, with fencing and structural planting. The site is located to the south west of the substation, and not in the immediate vicinity of the site, nor within the site's visual envelope due to the intervening woodland and the substation. There may, however, be some increased sequential cumulative effects to views experienced by users of PRoW Footpath ref 'CH60', as users travel along the route.
- 6.61 Application ref: 'SMD/2021/0695' - 'Land Adjacent Cellarhead Substation Rownall Road Wetley Rocks'. This proposal is for the 'Erection of a Flexible Energy Facility' within the 3 field parcels to the immediate north east of the site adjacent to Rownall Road, approximately 15m from the site boundary. The proposals include 4m high acoustic fencing around the perimeter of the facility, a 4m bund with tree planting adjacent to Rownall road and north of the farm track / PRoW Footpath ref 'CH53', with proposed woodland planting.
- 6.62 Potential cumulative visual effects for receptors resulting from the development of this adjacent scheme include:
- Users of PRoW Footpath ref 'CH53' will likely experience increased sequential effects from the route off Rownall Road, with views to the north becoming enclosed due to the proposed bund and tree planting. As users travel west towards the proposed development, views will also become more enclosed to the south from points adjacent to the site's northern boundary, however views of the internal infrastructure will most likely be obscured by proposed planting.
 - Residents to the east of the site off Rownall Road may experience increased effects with the development of the scheme to the north east, as both developments will be visible from some properties. The adjacent scheme will likely enclose views to the north from some properties.
 - Views towards the proposed development will be screened by the potential built form and planting within the adjacent site for receptors to the north and east, including users of Rownall Road, users of PRoW Footpath refs 'CH42' and 'CH43', along with any potential glimpsed views from receptors further afield.
 - Users of PRoW Footpath ref 'CH19' within the agricultural fields on higher ground to the north will likely experience partial or glimpsed views of both sites from their higher vantage point, potentially increasing effects.
- 6.63 Both additional sites are located within the same NCA: The Potteries and Churnet Valley', however due to the scale of the NCA and anticipated enclosed nature of the schemes, there are not likely to be additional effects. The sites are also located within the same LCT as the proposed development, the 'Ancient Plateau Farmlands'. Due to the dominance of the adjacent substation and pylons within the site and surrounding landscape, the cumulative effects on the wider LCT are expected to increase only slightly, and the expected lifespan of the proposed scheme is anticipated to result in temporary effects only.

7.0 CONTRIBUTION TO THE GREEN BELT

- 7.1 The site lies within the North Staffordshire Green Belt. According to the NPPF the fundamental aim of Green Belt policy is to: *“prevent urban sprawl by keeping land permanently open; the essential characteristics of Green Belts are their openness and their permanence”* (para 137).
- 7.2 The five purposes of Green Belts are:
- “a) to check the unrestricted sprawl of large built-up areas;*
 - b) to prevent neighbouring towns merging into one another;*
 - c) to assist in safeguarding the countryside from encroachment;*
 - d) to preserve the setting and special character of historic towns; and*
 - e) to assist in urban regeneration, by encouraging the recycling of derelict and other urban land”* (para 138).
- 7.3 The Staffordshire Moorlands District Council Green Belt Review Study (2015) was carried out by Amec Foster Wheeler Environment & Infrastructure UK Limited and assesses identified land parcels within the green belt, broadly informed by roads and the edge of built development as a means of division, and do not reflect landscape character areas or ecological value. These parcels were then assessed against the five purposes to determine their contribution to the green belt. In the study, the contribution towards the purposes is assessed as either ‘significant contribution’, ‘contribution’ or ‘limited contribution’, and an overall judgement is made for each parcel. No land parcel has been identified as making a ‘limited’ contribution overall, as all parcels contribute to at least one or more of the purposes.
- 7.4 The site is located within a central parcel; ‘C8’: ‘Land to the north east of Werrington’, which encompasses the land between Werrington in the south, to the southern edge of Cheddleton, and Wetley Rocks in the east. The surrounding network of through roads define the boundary of the parcel, including Armshead Road to the south, Thornyedge Road and Knowsley Road to the west, Coalpitford Lane and Brundt Lane to the north, and the A520 Cheadle Road, Mill Lane and Rownall Road to the east. The scores for land parcel ‘C8’ are discussed below.

Purpose A ‘to check the unrestricted sprawl of large built-up areas’.

- 7.5 The study acknowledges the land parcel’s low contribution to this purpose, identifying a **‘limited contribution’**. It states:
- “A significant part of the core of the Green Belt of a largely rural aspect (notwithstanding some significant intrusions such as an electricity substation).”*

Purpose B ‘to prevent neighbouring towns merging into one another’.

- 7.6 The parcel again achieves a **‘limited contribution’** for this purpose, with the study citing that it has *“no clear role”* in preventing the merging of towns.

Purpose C ‘to assist in safeguarding the countryside from encroachment’.

- 7.7 The study identifies a **‘contribution’** to this purpose, stating:

“Largely open countryside character with clear boundaries through the edge of Werrington and roads. Settlement pattern comprises farmsteads and isolated dwellings which is sensitive to change, particularly in the vicinity of the A520 corridor and to the north of Werrington/Cellarhead.”

- 7.8 The proposed development is for a battery storage facility and will not therefore affect the settlement pattern of farmsteads and isolated dwellings.

Purpose D ‘to preserve the setting and special character of historic towns’.

- 7.9 The parcel offers a ‘**limited contribution**’ for this purpose, with the study citing that it has “*no clear role*”.

Purpose E ‘to assist in urban regeneration by encouraging the recycling of derelict and other urban land’.

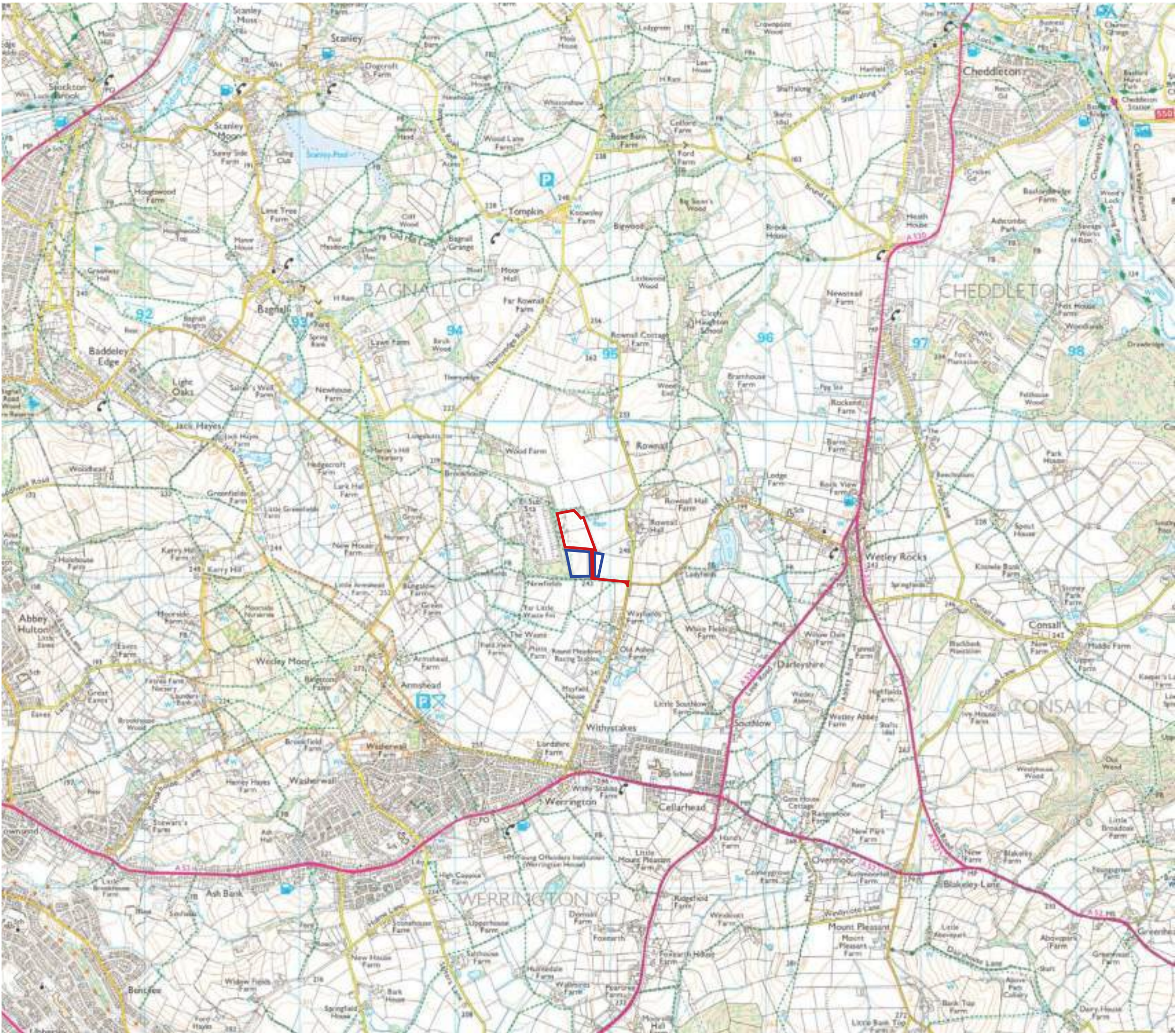
- 7.10 The study acknowledges the land parcel’s ‘**limited contribution**’ to this purpose, stating that it has “*no clear role given location*”.
- 7.11 The study also identifies a contribution of the land parcel to the ‘Local Role of the Green Belt’, in ‘Preserving the Character and setting of villages’. It refers to the “*westerly edge of Cheddleton (south)*...”, however the site itself is located centrally within the parcel and the findings of this LVA have established at there is very limited intervisibility between the site and land to the east due to the intervening landform and existing built form off Rownall Road. The document also acknowledges the contribution of the surrounding through roads in the ‘Permanence’ of the green belt, however the proposals are not anticipated to interfere with the surrounding road network.
- 7.12 In terms of the land parcel ‘Promoting Positive Use of the Green Belt’, the document acknowledges that there are no ‘Opportunities for outdoor sport or recreation’ or ‘Improving derelict and damaged land’. The study concludes that parcel C8 makes a ‘**contribution**’ to the Green Belt purposes overall.

Summary

- 7.13 The site itself forms a small part of parcel C8, and the proposed development is reflective of the existing context with the adjacent substation and high voltage pylons within the site. It is considered unlikely that the proposed development of the battery storage facility will affect the overall contribution of parcel C8 towards the 5 purposes of the Green Belt.

8.0 SUMMARY AND CONCLUSIONS

- 8.1 The site is located approximately 8km north east of Stoke on Trent, between Werrington, Wetley Rocks and Bagnall. It comprises two regular-shaped fields to the immediate east of Cellarhead Grid Supply Point / Sub-Station and are currently used for grazing. The northern parcel contains two high voltage electricity pylons. A section of the field to the south is proposed to form the access road from an existing track / PRoW Footpath ref 'Cheddleton 60' off Rownall Road.
- 8.2 The proposed development is for a Battery Energy Storage System (BESS) comprising 112 battery containers (56 pairs) with 112 inverters and 56 transformers, a sub-station, a hard-paved access road, internal gravel surfacing, CCTV, security fencing and acoustic fencing around the northern, eastern and southern edges (4m high). The development will be set within a framework of existing and new green infrastructure, including retained hedgerows and trees, new native hedgerow and tree planting around the site boundary, a strip of woodland planting along the eastern boundary, and surface water drainage features. In addition, 3.84ha of land south of the site is proposed to be enhanced to achieve a net gain for biodiversity, with new native hedgerows and trees, and enhanced grassland.
- 8.3 The site and surrounding context are assessed as Medium landscape value. It is located within the Churnet and Potteries NCA and reflects only some key characteristics. More locally it forms part of the Ancient Plateau Farmlands LCT and reflects only some of the more detracting elements described in the assessment. Effects at year 15 are assessed as Negligible for all wider landscape receptors, and Minor Adverse for the site and immediate context.
- 8.4 The VE for the site illustrates that the effects will be limited in extent, largely due to the adjacent substation, vegetation and buildings. The surrounding landform and vegetation along field boundaries within the surrounding rural context also limits the VE to the far north and south. Visual receptors likely to experience highest effects are mostly users of Public Rights of Way within the immediate vicinity with effects reducing for less sensitive receptors and those further from the site.
- 8.5 The proposed development is reflective of the existing landscape context, and once established, the proposed planting will assimilate the development into the surrounding green infrastructure and restore elements which are currently deteriorating in terms of the native hedgerows, trees and grassland. These proposed landscape enhancements including native woodland, hedgerow and tree planting with enhancements to the currently low value grassland will also provide visual softening of existing obtrusive elements, including the existing pylons and substation infrastructure.
- 8.6 The site is located within the green belt but not covered by any designation for landscape character. The site is located within parcel C8 within the Green Belt Assessment for the Staffordshire Moorlands, which is identified as providing a 'contribution' to the 5 purposes of the Green Belt overall. The development of the site into the proposed battery storage facility is not anticipated to limit the capacity of the land parcel in its contribution to the purposes of the green belt policy.
- 8.7 It is proposed that the battery storage facility will be in operation for 40 years, after which the structures will be removed, and the site returned to agricultural use. The associated mitigation planting will however be retained in perpetuity, providing benefits to the site's biodiversity by restoring field boundaries, enhancing value of grassland and increasing the site's tree cover.
- 8.8 Overall, it is anticipated that the site could be developed in accordance with the landscape and visual guidance for the area, and that the proposed mitigation measures could effectively integrate the scheme into the existing landscape context.



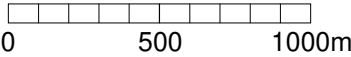
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Site Boundary

Other land under the control of the applicant

Scale: 1:25000 @ A3



fpcr

environment and design

client

The Sirius Group

project

Cellarhead,
Stoke on Trent

drawing title

SITE LOCATION

scale

1:25,000 @ A3
drawing / figure number

drawn

JES/CEH

issue date

January 2022

rev

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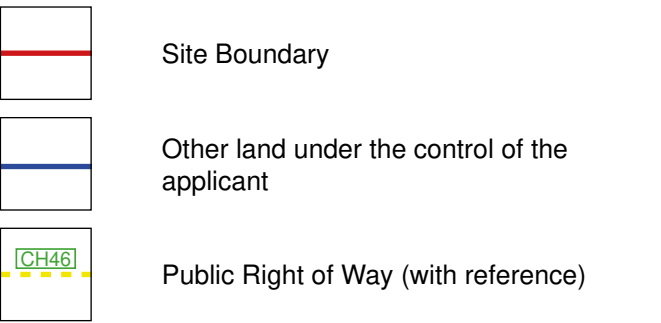
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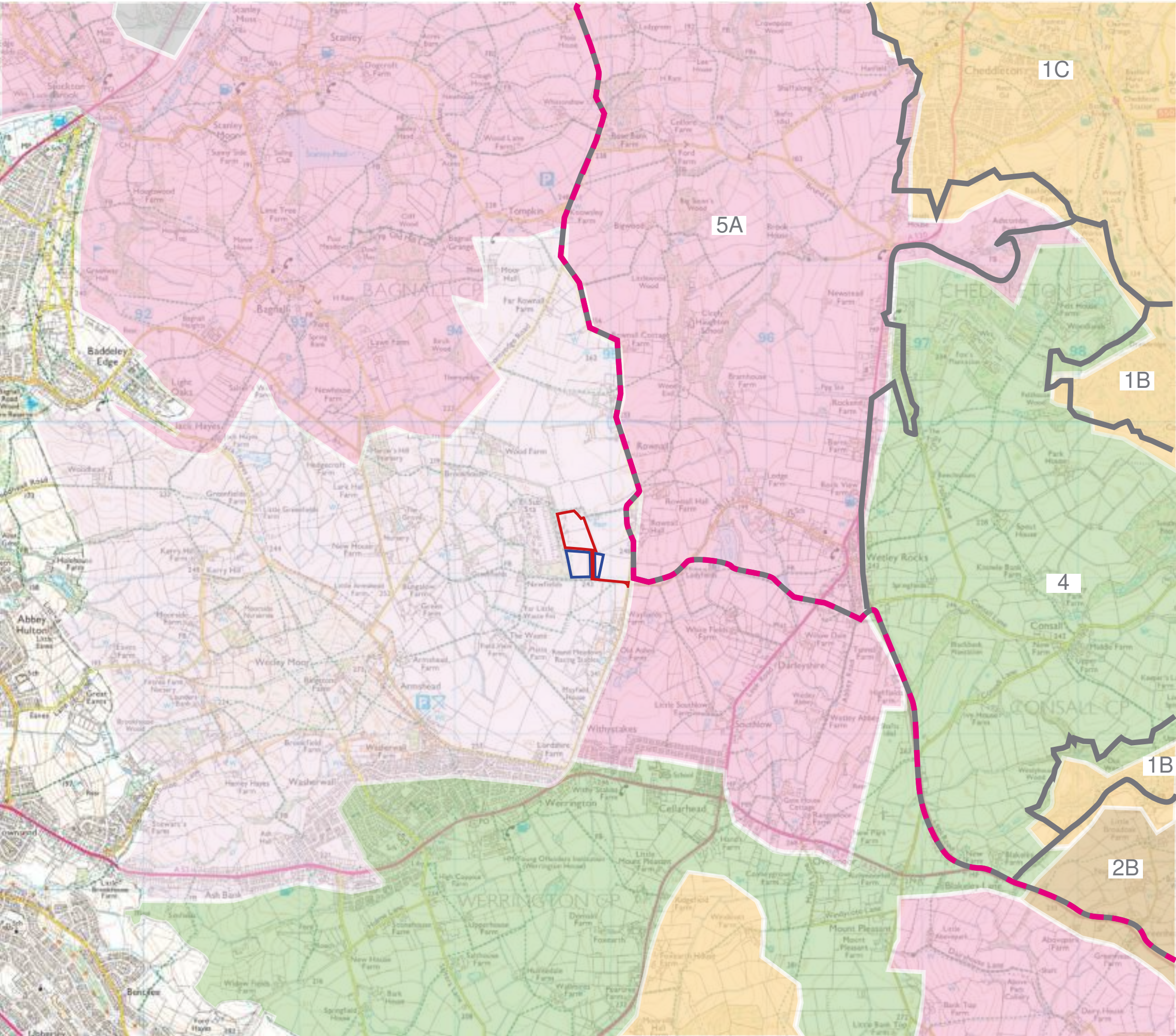
Figure 1



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- Site Boundary
- Other land under the control of the applicant

All mapping extents are located within National Character Area 64: ‘Potteries and Churnet Valley’.

Staffordshire Moorlands Landscape and Settlement Character Assessment 2008

Landscape Character Types

- Ancient Plateau Farmlands
- Ancient Slope and Valley Farmlands
- Dissected Sandstone Cloughs and Valleys
- Dissected Sandstone Uplands
- Settled Plateau Farmlands
- Settlements

Churnet Valley Landscape Character Assessment (2011)

- Churnet Valley Boundary

Landscape Character Types (with Sub-Areas)

- 5A

1B - Dissected sandstone cloughs and valleys (Froghall and Consall Forge)
1C - Dissected sandstone cloughs and valleys (Cheddleton & Longsdon)
2B - Dissected sandstone uplands (Kingsley)
4 - Settled plateau farmlands (Consall)
5A - Ancient slope and valley farmlands (Wetley Rocks)

fpcr

N

client

The Sirius Group

project

Cellarhead,
Stoke on Trent

drawing title

LANDSCAPE CHARACTER

scale

1:25,000 @ A3

drawn

AJF/CEH

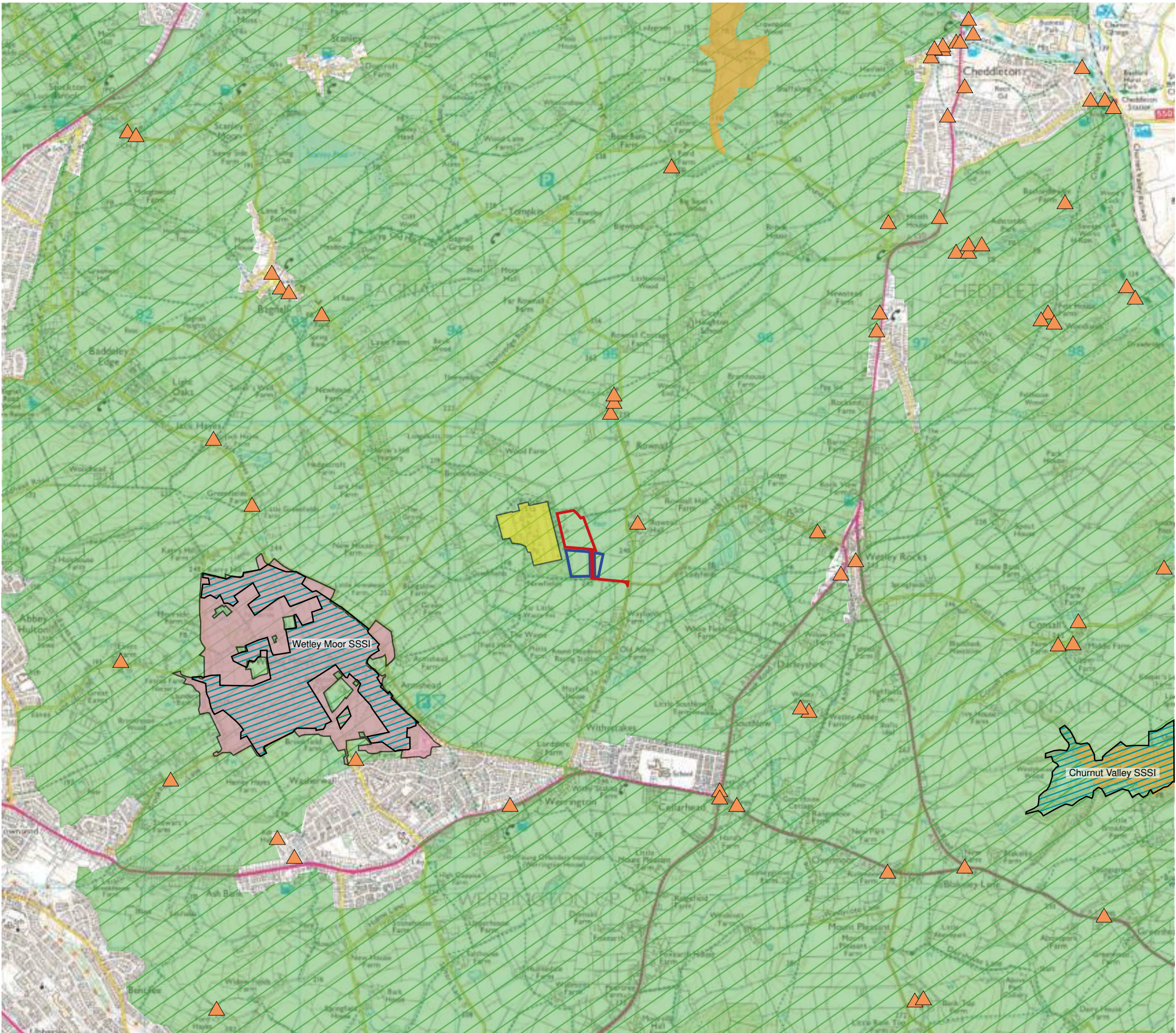
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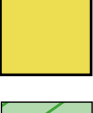
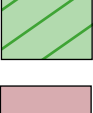
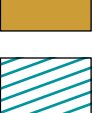
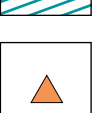
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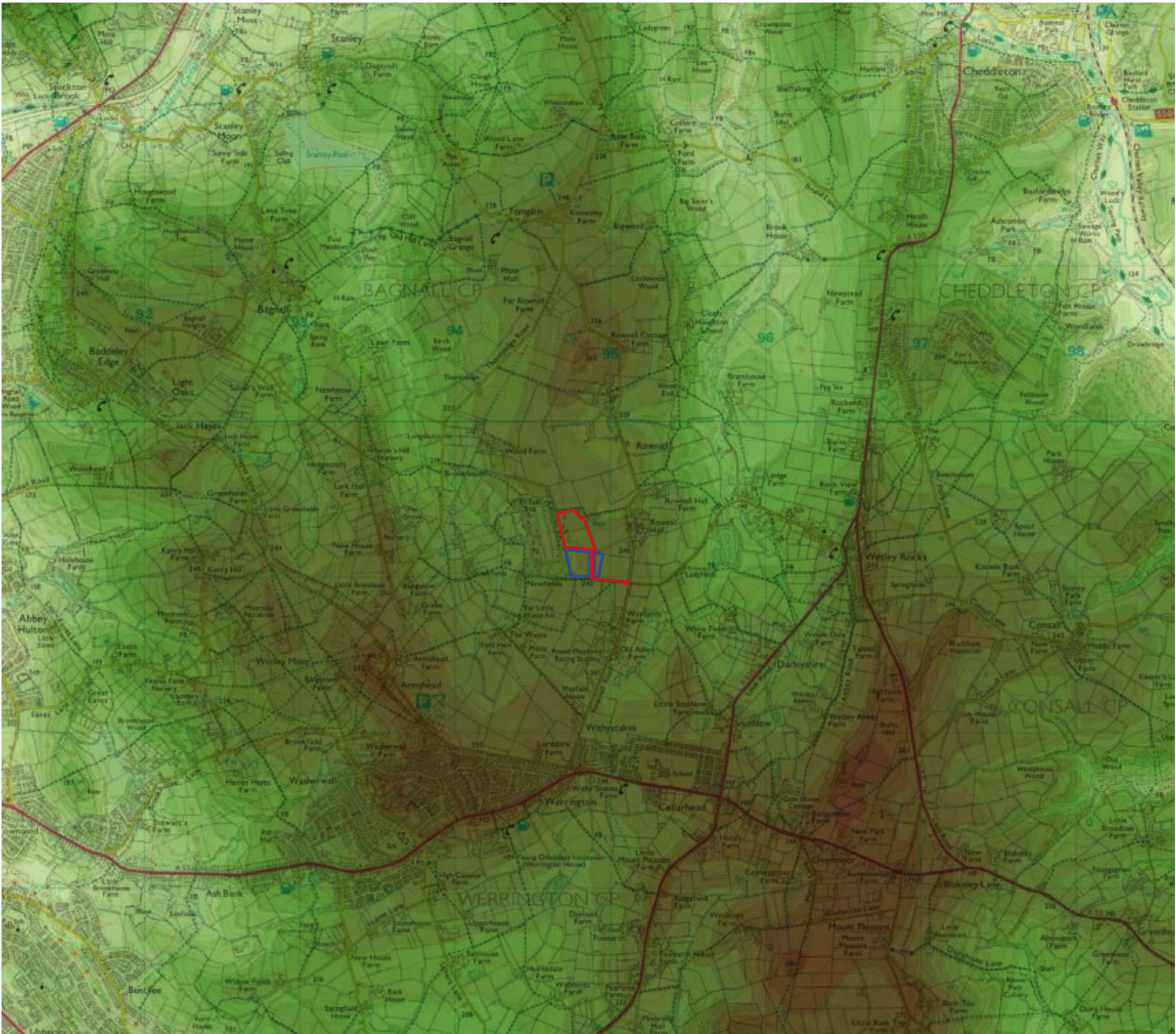
Figure 3



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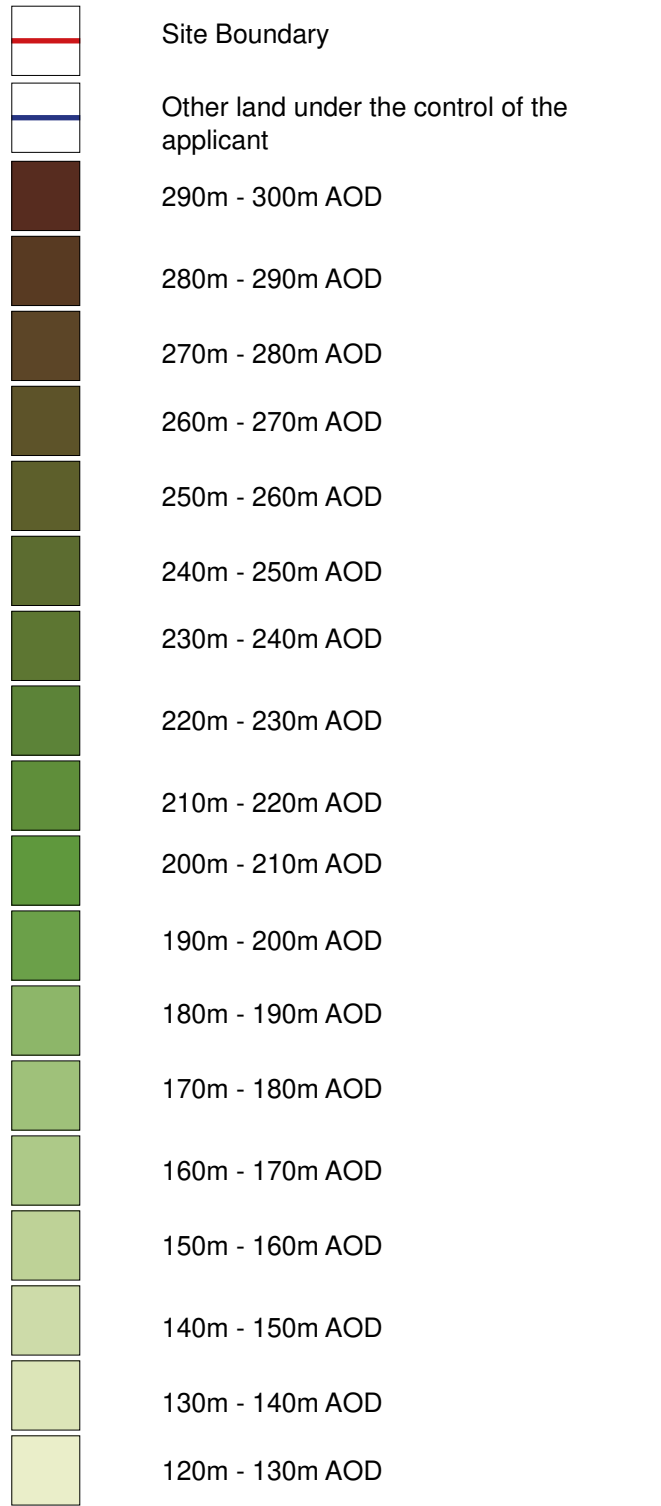
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-  Site Boundary
-  Other land under the control of the applicant
-  Cellarhead Electricity Substation
-  Green Belt
-  CRoW Open Access Land
-  Country Parks
-  SSSI
-  Listed Buildings



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client
The Sirius Group
project
Cellarhead,
Stoke on Trent
drawing title
TOPOGRAPHY

scale
1:25,000 @ A3
drawing / figure number

drawn
JES/CEH

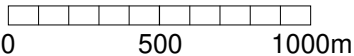
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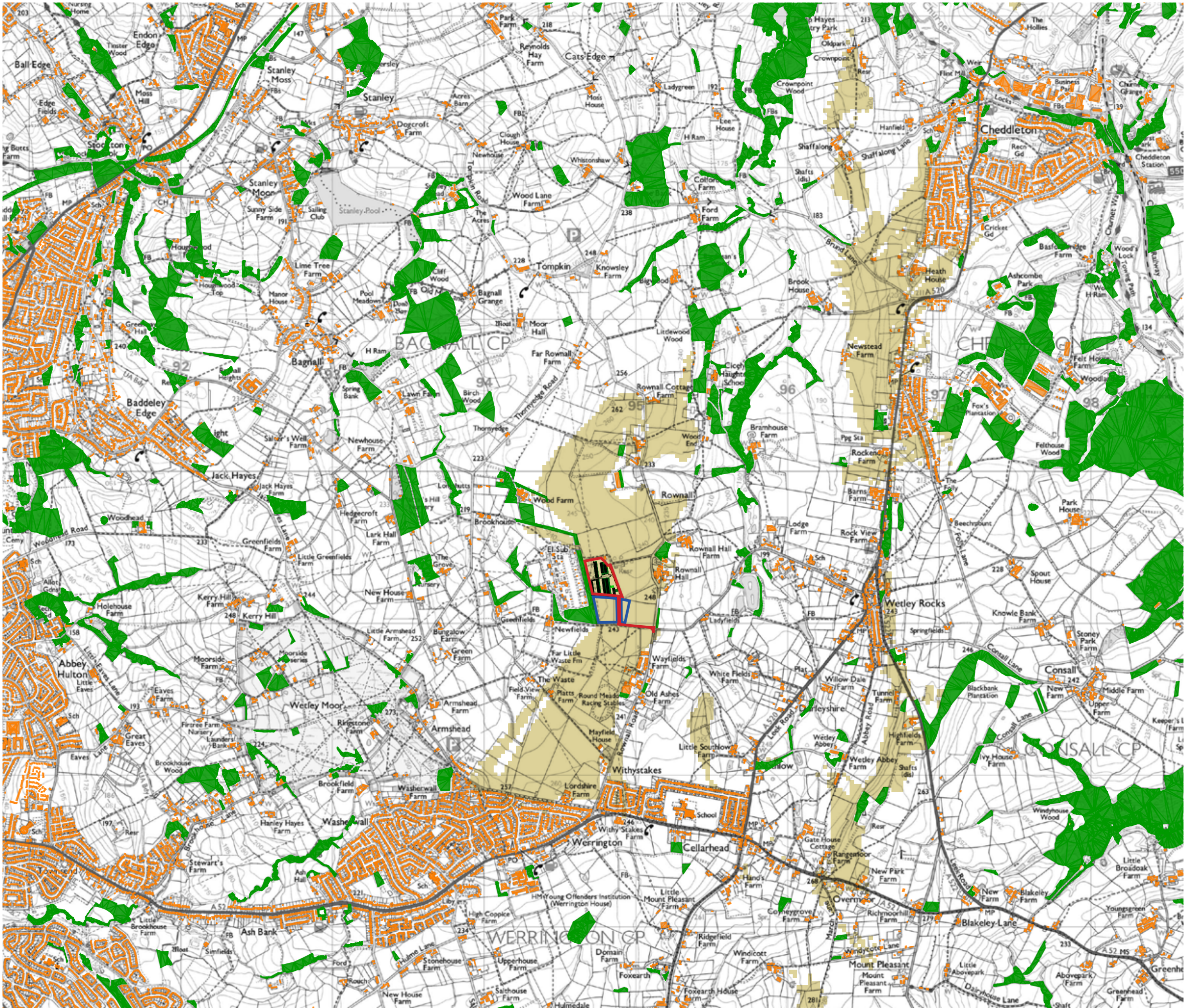


Figure 5

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Scale: 1:25000 @ A3





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-  Site Boundary
-  Other land under the control of the applicant
-  Proposed Storage Facility
SRE1138 01 03 R0 Rev O.dwg
-  OS OpenMap - Local - Buildings (8m)
-  OS OpenMap - Local - Woodland (15m)
-  Zone of Theoretical Visibility (ZTV)

Notes:
Screened ZTV Production Information
- DTM data used in calculations is OS Terrain 5 that has been combined with OS Open Map Local data for woodland and buildings to create a Digital Surface Model (DSM).
- Indicative Woodland and existing Building heights are modelled at 15m and 8m respectively.

An LSS ZTV was carried out using a 25m grid resolution and an assumed observer eye height of 2m. Curvature of the earth is taken into account.

The heights of containers, cabins and fences have been modelled to the heights shown on the detailed plans.

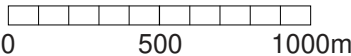
This Zone of Theoretical Visibility (ZTV) image illustrates the theoretical extent of where the development will be visible from, and includes the screening effect from vegetation and buildings, based on the assumptions stated above.

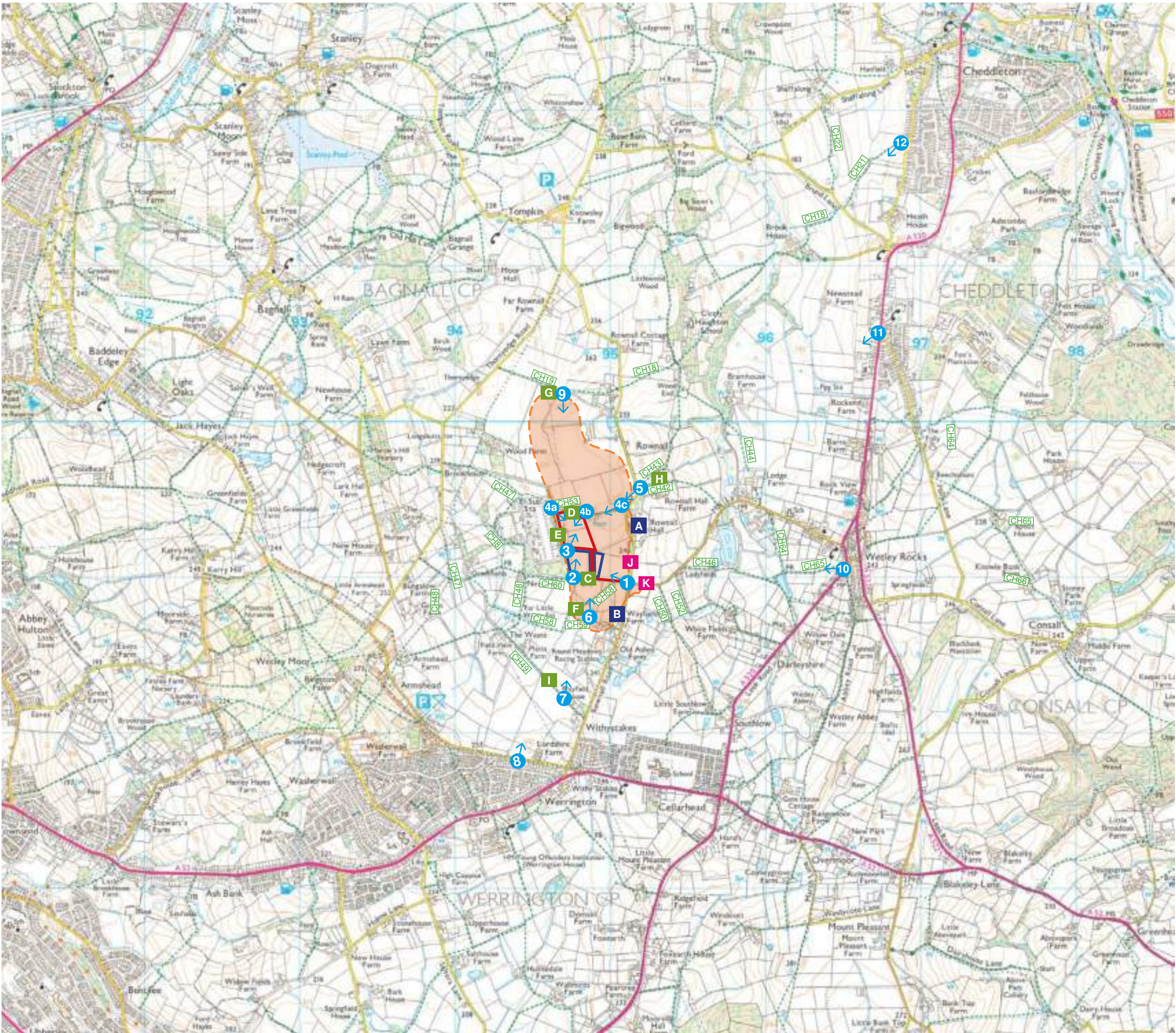


client
The Sirius Group
project
**Cellarhead,
Stoke on Trent**
drawing title
ZTV
scale
1:25,000 @ A3
drawing / figure number

drawn
HT/CEH
issue date
January 2022
rev
A

Figure 6





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CH58

4

Site Boundary

Other land under the control of the applicant

Public Right of Way Reference (CH / 'Cheddleton')

Photo Viewpoint Locations

Receptor Locations

- A

Residents

A. To the east off Rownall Road

B. To the south off Rownall Road including Wayfields Farm and Old Ashes Farm
- J

Road Users

J. Users of Rownall Road

K. Users of Mill Lane
- C

Users of PRoW

C. Users of PRoW ref 'CH60'

D. Users of PRoW ref 'CH53'

E. Users of PRoW ref 'CH47'

F. Users of PRoW ref 'CH58' & 'CH59'

G. Users of PRoW ref 'CH19'

H. Users of PRoW ref 'CH42' & 'CH43'

I. Users of PRoW ref 'CH49'

Visual Envelope (VE)

NOTE:
The VE provides a representative area from within which the proposed development would be visible.
The VE for the proposed development has been prepared based upon detailed site based analysis and review of topography and cross sections.
Other locations beyond the identified VE could potentially have views towards the proposed development. However, where present these would be distant and / or visual receptors are likely to experience no more than a negligible visual effect.

fpcr

client
The Sirius Group

project
Cellarhead,
Stoke on Trent

drawing title
VISUAL APPRAISAL

scale
1:25,000 @ A3
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JES/CEH

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Figure 7

A