



exagen

# Old Wood Energy Park

Public consultation  
May / June 2023

**We are keen to inform both owners of properties and residents of our proposals.**

If this leaflet is received by the occupier of the property and you are not the freehold owner please can you ensure this is shared with them.

Alternatively, please contact us on the details provided and let us know the contact details for the freehold owner so we can provide them with a copy of the leaflet.

Please note that taking part in this consultation process does not affect your statutory rights to make representations to the councils when the formal planning application is submitted.

## Introduction

Dear resident, we would like to introduce Exagen and our new project, **Old Wood Energy Park**. We want to take this opportunity to understand your views, by gathering feedback on a new renewable energy project in the area. It comprises of a ground mounted solar photovoltaics (PV) array with co-located battery storage connected into an existing overhead line that delivers electricity to the area.

At Exagen, we are creating the next generation of renewable energy projects and grid-balancing battery storage facilities to support the UK's energy future. We do this in partnership with the local community.

The **solar farm** comprises of two parcels of land to the west of the village of Wysall, Nottinghamshire. The first is located on land west of Lodge Farm, south of Old Wood and the second slightly further south around Rough Plantation and north of the Wysall Road.

The **battery energy storage system** (BESS) and point of connection infrastructure is located in the southern land parcel, one field up from the road to benefit from existing screening. With the connections into the pylon in the southern most field.

**To make this project work for all**, we are seeking your views on this proposal ahead of submitting a formal planning application to Rushcliffe Borough Council.

The red line on the map on the following page indicates the site boundary, this is more than we need.

Through consultation with the community, the council, and various environmental assessments that will be undertaken we will look to refine the development areas to create a balanced project for the local community.

We want you and your community to be involved and stay informed, that's why we've created a dedicated website [exagen.co.uk/projects/old-wood-energy-park](https://exagen.co.uk/projects/old-wood-energy-park) for you to stay updated on the project and provide feedback.

We invite you to attend a public exhibition on the project, delivered by our project team, there will also be a webinar, a recording of which will be posted on the website.

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### Public exhibition drop-in sessions

**Wednesday, 7<sup>th</sup> June at 4-8pm**

Wysall and Thorpe Village Hall  
Main Street, Wysall  
NG12 5QS

**Thursday, 8<sup>th</sup> June at 4-8pm**

Costock Village Hall  
Main Street, Costock  
LE12 6XD

### Webinar presentation

**Monday, 12<sup>th</sup> June, 7-8pm**

Sign up using the QR code below

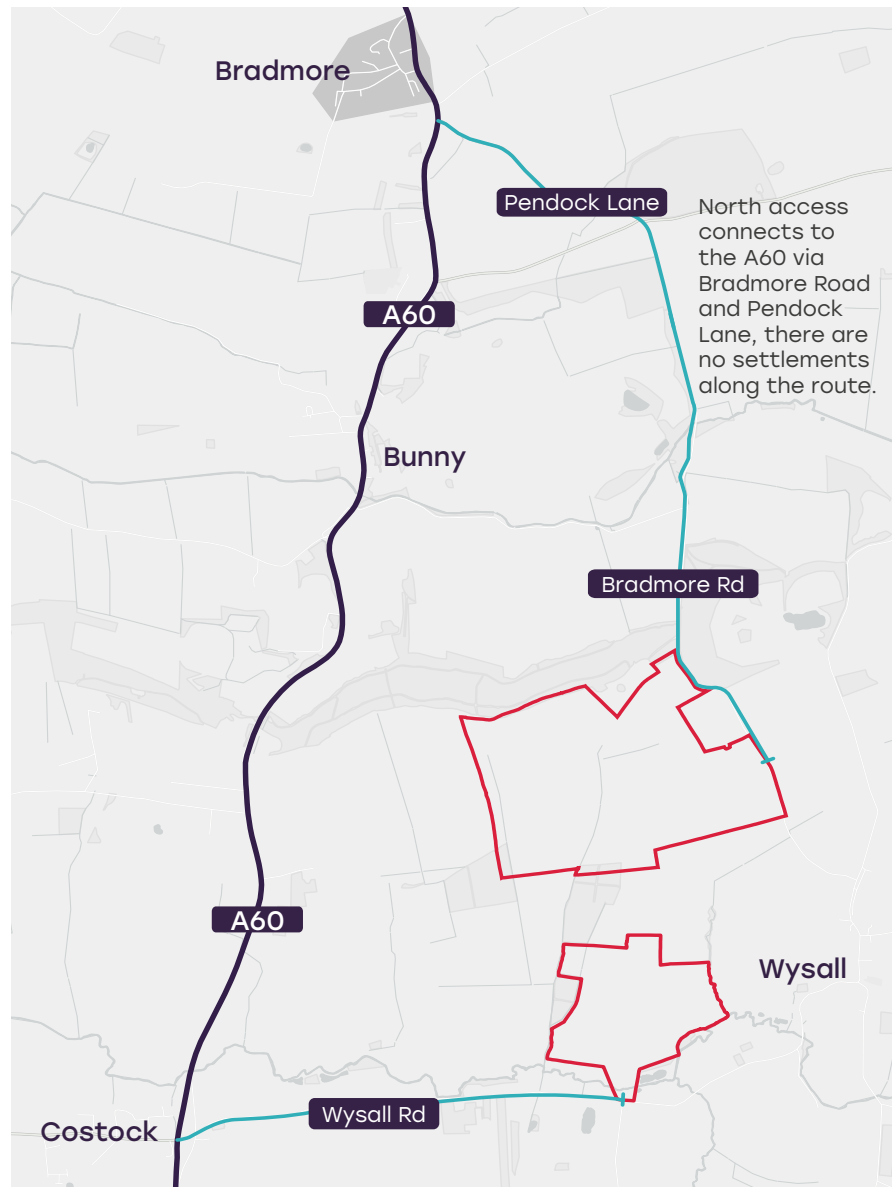


[bit.ly/OldWoodWebinar](https://bit.ly/OldWoodWebinar)

## Site location

This map highlights the site boundary and access.

— Land available  
— Access route



## Project overview

The project includes two parcels of agricultural land extending to approximately 115ha and located from 425m northwest of Wysall. The land will include the solar farm and associated infrastructure with the BESS compound and point of connection to the grid located in a screened area in the southern parcel, set back from Wysall Road.

A total of approximately 80-90ha of land will be required for the development in the final design. We are undertaking consultation and environment assessment in order to determine the most suitable land for development.

Access to the southern site is proposed using the A60 and Wysall Road, utilising an existing agricultural field entrance. Access to the A60 from the northern site is anticipated to be off Bradmore Road from the east using the road to the farm on the site. Vehicles will join the A60 via the junction from Pendock Lane. New or upgraded access junctions onto the public highway will need to be formed to provide safe access.

Construction of the development will take approximately 6 months. Once operational the site would be remotely operated with visits limited to occasional cars and vans for maintenance only.

The solar farm will have an export capacity of 49.9 MW, which is the equivalent to the electricity usage of approximately 17,500 homes in Nottinghamshire.

The battery storage facility will have a capacity of 85MW and will provide 2-hour duration of electricity export per discharge, this is the same as powering 21,350 homes in Nottinghamshire for the day per charge.



The solar farm will have an export capacity of **49.9MW**, the equivalent to the annual electricity usage of **17,500 UK homes**.

## Why do we need projects like this?

- › Solar is one of the cheapest forms of electricity generation and fastest to deliver.
- › Batteries can manage the peaks and troughs on the UK grid throughout the day, reducing our reliance on fossil fuels for reactive power.
- › New renewable energy projects will enable the UK to meet our Climate Emergency and Net Zero 2050 ambitions which are important for generations to come.
- › Investment now into renewable electricity infrastructure makes for a cleaner, cheaper and more secure energy system for the UK.
- › The use of the site for solar energy generation creates new habitats, green infrastructure improvements and substantial biodiversity gains.

## Why this site?

The site has been selected for a number of reasons:

- › The site benefits from available connection to the grid network which has become limited, with no alternatives on brownfield sites nearby.
- › Excellent vegetation screening for the battery storage compound and point of connection infrastructure across the southern site.
- › Good access.
- › Limited close-range receptors.
- › No loss of Best and Most Versatile agricultural land – all Grade 3b or 4.
- › Site benefits from substantial screening from mature woodland to the north and along the perimeter boundaries.











You can provide feedback on our plans using our **online survey** ([bit.ly/OldWoodSurvey](https://bit.ly/OldWoodSurvey)), use the QR code above or email [oldwoodenergypark@exagen.co.uk](mailto:oldwoodenergypark@exagen.co.uk)

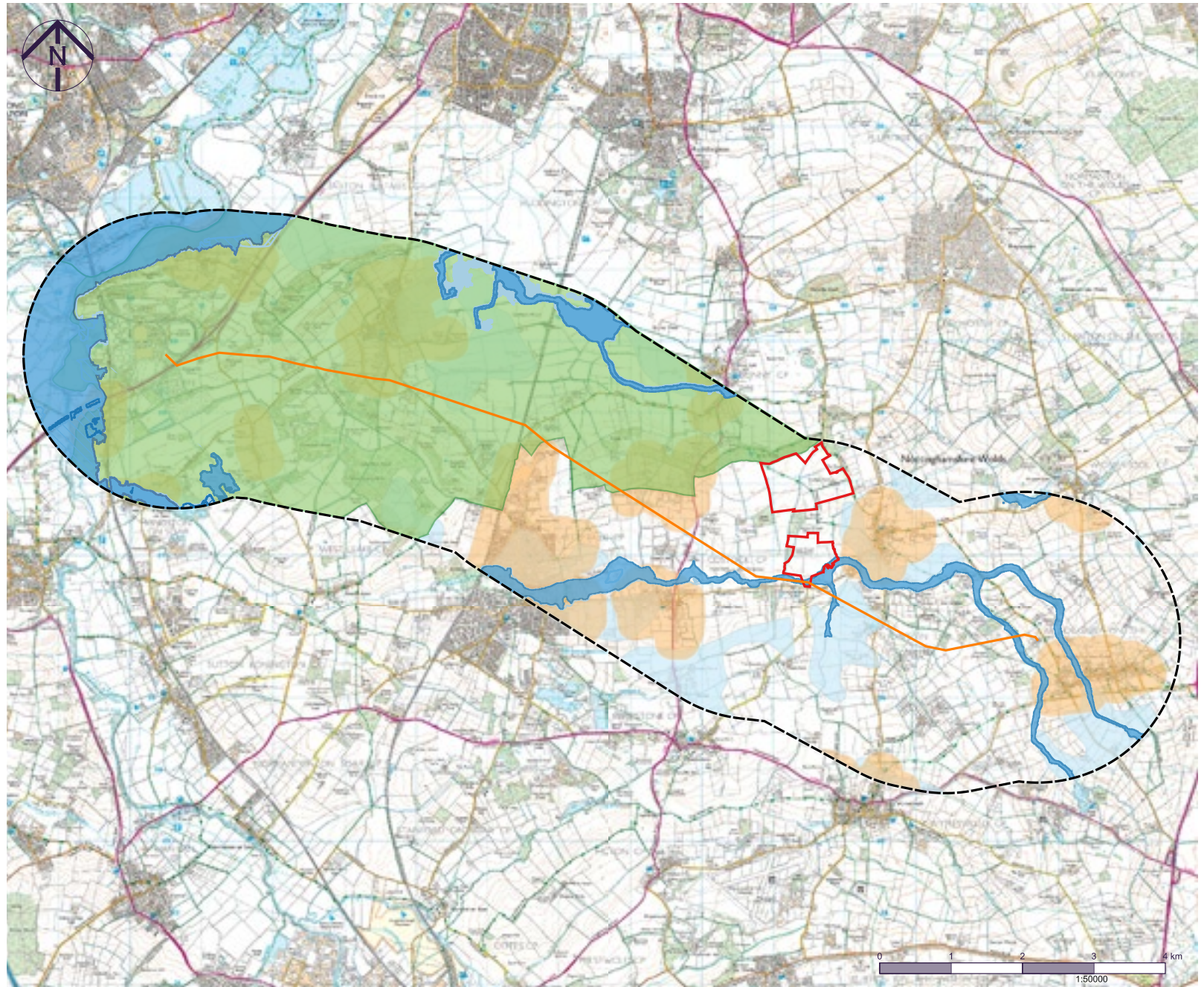
## Why here?

This site was selected because the land available is one of few viable sites within connection distance of the 132kV overhead line with available capacity in the area.

A viable solar project needs to be outside of flood zone 3 and avoid other designations such as green belt and grade 2 productive agricultural land.

### Key

-  Land available
-  132kV overhead line
-  2km buffer from 132kV overhead line
-  Flood zone 3
-  Flood zone 2
-  Green belt
-  250m buffer from main settlements
-  Grade 2 agricultural land



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## Solar farm components

The site is arable farmland bordered by native species hedgerows with trees or tree belts. The fields are intensively farmed and cultivated close to the field boundaries.

All existing high value vegetation will be retained and enhanced as part of the project.

- > The solar panels, individually approx. 2m x 1m, would be mounted on metal frames fitted to the ground. The panels are fixed facing south at an angle of between 10 to 35 degrees, with a gap of between 3.5 to 6m between rows. The bottom end of the panels 0.7m above the ground, rising to 3m at the top.
- > Inverters and transformers, housed in glass reinforced plastic/ steel containers, painted to match surroundings.
- > Access tracks.
- > Perimeter deer fencing to a height of 2.4m (wooden post and steel mesh).
- > Motion activated CCTV cameras on 3m high poles inside the fence.

## Point of Connection and battery storage compound components

The project will connect to the electricity distribution network using a new substation point of connection on the 132kV overhead power line passing through the south land parcel.

Two connection options are available between the two parcels. A direct underground cable, provided land agreements can be secured, or in the public highway.

The exact route of the connection has not been confirmed but details will be included in the planning application when submitted.

- > Battery storage containers arranged in rows – appearance of standard shipping containers with a height of approximately 3m and painted to match surroundings.
- > Inverters, low voltage transformers and high voltage switchgear.
- > Perimeter security fencing and CCTV.
- > Substation at point of connection.



The battery storage site will have a capacity of **85MW**, one discharge is equivalent to the daily electricity usage of **21,350 UK homes**.



**1**  
Enhance buffer strip of 30m to compliment Bunny Old Wood edge and additional habitats around the site, including wildflower meadow for butterflies and white-letter hairstreak



**2**  
Potential for pond enhancement and or creation



**3**  
New hedge and tree planting up with native species



**4**  
Areas of new native species woodland will be planted to provide screening



We will engage with local bee keeping groups with a view to hosting bee hives/ apiaries on our site



Reptile hibernacula and log piles to be located over the site in field margins



Potential to create winter bird habitat by sowing some plots in autumn with seed crop, left over winter to provide seed for farmland birds



Bird and bat boxes to be installed to existing mature trees.



## Local engagement

Exagen is committed to the local communities in which we operate.

We engage with communities on each project through public consultation and try to identify local initiatives that we can support through a community benefit fund.

Local contractors and businesses will be engaged as far as possible during the construction and operational phases, where services offerings are not specialist. If you would like to obtain further information about the community benefit fund or enquire about providing services for this project, please visit the project website.

## Pre-planning process

A number of surveys are being conducted to establish any potential effects of the development on the site and surrounding environment. These surveys include; ecology, archaeology & cultural heritage, construction access & traffic and flood risk, noise, and glint & glare. In addition, a landscape and visual impact assessment will be undertaken to identify any impacts on key viewpoints.

We will use the findings of these surveys, alongside the comments received through the public consultation process to refine the final design of the development in advance of the planning application being submitted. We want to get your comments on our proposals so they can shape the final design. However, members of the public will also be provided with an opportunity to formally comment on the proposals direct to the local planning authority when the planning application is submitted.



If you would like to obtain further information about a community benefit fund please visit the project website.

## About Exagen

Exagen is a renewable energy developer, asset owner and asset manager, building the next generation of utility scale solar farms and grid-balancing battery storage facilities. That means we are involved in projects all the way through from origination through planning to construction and operation.

The Exagen Development Team comprises of staff with more than 100 years combined experience in development of renewable energy projects in the UK.

Details of the project team for the Old Wood Energy Park are below.

You can provide feedback on our plans using our email [oldwoodenergypark@exagen.co.uk](mailto:oldwoodenergypark@exagen.co.uk)



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Exagen is committed to creating a sustainable future and is working towards this goal with our projects.

To find out more about Exagen, this project and the work we do, please visit our website [www.exagen.co.uk](http://www.exagen.co.uk)

## Our partners





Energising a cleaner future