Appendix 4B – Landscape and Visual Impact Methodology

Glyn Taff Solar Farm

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1. METHODOLOGY

GUIDANCE

1.1. The following sources and guidelines were used in the assessment:

- *'Guidelines for Landscape and Visual Impact Assessment'* (GLVIA), 3rd Edition, 2013, Landscape Institute (UK) & Institute of Environmental Management and Assessment (IEMA)[1];
- *'Visual Representation of Development Proposals'*, Technical Guidance Note 06/19, 17 September 2019[2];
- *'Guidelines on the information to be contained in Environmental Impact Assessment Reports',* Environmental Protection Agency (EPA): Draft, August 2017[3];
- *'Landscape Institute Technical Guidance Note 04/20: Infrastructure'*, Landscape Institute (2020)[4],
- 'Landscape Institute Technical Guidance Note Tranquillity', Landscape Institute (2017)[5],
- 'Landscape Institute Technical Guidance Note 02/19', Landscape Institute (2019)[6];

[1] https://www.landscapeinstitute.org/technical/glvia3-panel/
[2] https://www.landscapeinstitute.org/visualisation/
[3] https://www.epa.ie/publications/monitoring--assessment/assessment/guidelines-on-the-information-to-be-contained-in-environmental-impact-assessment-reports-eiar.php
[4] https://www.landscapeinstitute.org/technical-resource/infrastructure-guidance/

[5] https://www.landscapeinstitute.org/technical-resource/tranquillity
[6] https://www.landscapeinstitute.org/technical-resource/rvaa

- *'Landscape Institute Technical Guidance Note 02/21: Assessing landscape value outside national designations'*, Landscape Institute (2021)[7].

SCOPE OF ASSESSMENT

1.2. The type and duration of the landscape and visual effects fall within three main stages, those being the construction, operational and decommissioning phases.

1.3. The potential construction phase (temporary and of a short duration) effects include:

- Physical effects arising from construction of the Proposed Development on the landscape resource within the application site;
- Effects to landscape character and visual amenity within the study area of 20km as a result of changes to elements present within the landscape and/ or visual amenity as a result of construction activities;
- Effects of temporary site infrastructure such as site traffic and construction compounds;
- Effects of the partially built Proposed Development in various stages of construction; and
- Cumulative effects of the Proposed Development with other permitted developments of a similar type and scale upon the landscape and visual resource of the study area.

1.4. The potential operational phase effects include:

- Effects of the Proposed Development on landscape resources and landscape character, including the perceptual qualities of the landscape;
- Effects of the Proposed Development on views and visual amenity; and

[7] https://www.landscapeinstitute.org/publication/tgn-02-21-assessing-landscape-value-outside-national-designations

- Cumulative effects of the Proposed Development in combination with other permitted developments of a similar type and scale upon the landscape and visual resource of the study area.
- Elements of the Proposed Development will become a long-term feature in the visual amenity of parts of the study area following the completion of construction works. The assessment takes account of this in the determination of residual visual effects..

1.5. The Proposed Development will be decommissioned when it reaches the end of its operational life. At that time, detailed decommissioning procedures will be produced in line with prevailing best practice to ensure that there will be no significant, negative environmental effects from the decommissioning of the Proposed Development. As a result, additional potential impacts and associated effects arising during the decommissioning phase are not anticipated above and beyond those already assessed during the construction phase.

Assessment Process

1.6. The assessment is undertaken based on the following key tasks and structure:

- Establishment of the baseline or receiving environment;
- Appreciation of the Proposed Development; and
- Assessment of effects.

The Proposed Development

1.7. The Proposed Development comprises the installation, operation and subsequent decommissioning of a renewable energy scheme comprising ground mounted photovoltaic solar arrays together with substation compound, transformer stations, internal access track, landscaping, biodiversity measures, boundary fencing, security measures, CCTV posts, monitoring house, storage containers access improvement and ancillary infrastructure. The solar arrays will have a combined capacity of up to 39.9MWp.

Effects Scoped Out

1.8. It is envisaged that the Proposed Development will have a design life of at least 35 years. It will therefore become a long-term feature in the landscape following the completion of construction works. The assessment takes account of this in the determination of residual landscape and visual effects.

1.9. Effects arising from the process of decommissioning of the Proposed Development are considered to be of a similar nature and duration to those arising from the construction process and therefore have not been considered separately in this chapter. Where this assessment refers to potential construction effects of structures, these are also representative of predicted decommissioning effects.

Assessment of Effects

1.10. The landscape and visual impact assessment seeks to identify, predict and evaluate the significance of potential effects to landscape characteristics and established views. The assessments are based on an evaluation of the value and susceptibility, and therefore sensitivity to change and the magnitude of change for each landscape or visual receptor.

1.11. The assessment acknowledges that landscape and visual effects change over time as the existing landscape evolves. The assessment therefore reports on likely effects during both construction and operation of the Proposed Development. The visibility of the Proposed Development in the landscape or view will vary according to the existing screening effects of local topography, structures and buildings and intervening existing vegetation.

Landscape Effects

1.12. Landscape effects describe the impact on the fabric or structure of a landscape or landscape character.

1.13. The assessment of landscape effects firstly requires the identification of the components of the landscape. The landscape components are also described as landscape receptors and comprise the following:

- Individual landscape elements or features;
- Specific aesthetic or perceptual aspects; and
- Landscape character, or the distinct, recognisable and consistent pattern of elements (natural and man-made) in the landscape that makes one landscape different from another.

1.14. The assessment identifies the interaction between these components and the Proposed Development during the construction and operational phases. The condition of the landscape and any evidence of current pressures causing change in the landscape will also be documented and described.

Landscape Value

1.15. Landscape value is frequently addressed by reference to international, national, regional and local designations, determined by statutory and planning agencies. However, absence of such a designation does not necessarily imply a lack of quality or value. Factors such as accessibility and local scarcity can render areas of nationally unremarkable quality, highly valuable as a local resource. The quality and condition are also considered in the determination of the value of a landscape. The evaluation of landscape value is undertaken with reference to the definitions stated in Table 1.1.

Table 1.1: Landscape Value

Landscape value	Classification criteria
High	Nationally designated or iconic, unspoilt landscape with few, if any, degrading elements.
Medium	Regionally or locally designated landscape, or an undesignated landscape with locally important landmark features and some detracting elements.
Low	Undesignated landscape with few if any distinct features or with several degrading elements.

Landscape Susceptibility

1.16. Landscape susceptibility relates to the ability of a particular landscape to accommodate the Proposed Development. Landscape susceptibility is appraised through consideration of the baseline characteristics of the landscape, and in particular the scale or complexity of a given landscape.

1.17. The evaluation of landscape susceptibility is undertaken with reference to a three-point scale, as outlined in Table 1.2.

Table 1.2: Landscape Susceptibility Criteria

Landscape susceptibility	Classification criteria

High	Small scale, intimate or complex landscape considered to be intolerant of even minor change.
Medium	Medium scale, more open or less complex landscape considered tolerant to some degree of change.
Low	Large scale, simple landscape considered tolerant of a large degree of change.

Landscape Sensitivity

1.18. Landscape sensitivity to change is determined by employing professional judgement to combine value and susceptibility in order to determine landscape sensitivity, with reference to the table outlined below.

Table 1.3: Landscape Sensitivity to Change Criteria

Landscape sensitivity	Classification criteria
High	Landscape characteristics or features with little or no capacity to absorb change without fundamentally altering their present character. Landscape designated for its international or national landscape value or with highly valued features. Outstanding example in the area of well cared for landscape or set of features that combine to give a particularly distinctive sense of place. Few detracting or incongruous elements.
Medium-High	Landscape characteristics or features with a low capacity to absorb change without fundamentally altering their present character. Landscape designated for regional or county-wide landscape value where the characteristics or qualities that provided the basis for their designation are apparent or a landscape with highly valued features locally. Good example in the area of a well-cared for landscape or set of features that combine to give a clearly defined sense of place.
Medium	Landscape characteristics or features with moderate capacity to absorb change without fundamentally altering their present character. Landscape designated for its local landscape value or a regional designated landscape where the characteristics and qualities that led to the designation of the area are less apparent or are partially eroded or an undesignated landscape which may be valued locally – for example an important open space.

	An example of a landscape or a set of features which is relatively coherent, with a good but not exceptional sense of place - occasional buildings and spaces may lack quality and cohesion.
Medium-Low	Landscape characteristics or features which are reasonably tolerant of change without determent to their present character. No designation present or of little local value. An example of an un-stimulating landscape or set of features; with some areas lacking a sense of place and identity.
Low	Landscape characteristics or features which are tolerant of change without determent to their present character. An area with a weak sense of place and/ or poorly defined character/ identity. No designation present or of low local value or in poor condition. An example of monotonous unattractive visually conflicting or degraded landscape or set of features.

Magnitude of Landscape Change

1.19. Magnitude of change is an expression of the size or scale of change in the landscape, the geographical extent of the area influenced and the duration and reversibility of the resultant effect. The variables involved are described below (from Guidelines for Landscape and Visual Impact Assessment, 3rd Edition, Landscape Institute and IEMA, 2013):

- The extent of existing landscape elements that will be lost, the proportion of the total extent that this represents and the contribution of that element to the character of the landscape;
- The extent to which aesthetic or perceptual aspects of the landscape are altered either by removal of existing components of the landscape or by addition of new ones;
- Whether the effect changes the key characteristics of the landscape, which are integral to its distinctive character;
- The geographic area over which the landscape effects will be felt (within the site itself; the immediate setting of the site; at the scale of the landscape type or character area; on a larger scale influencing several landscape types or character areas); and

- The duration of the effects (short term, medium term or long term) and the reversibility of the effect (whether it is permanent, temporary or partially reversible).

1.20. Changes to landscape characteristics can be both direct and indirect. **Direct change** occurs where the Proposed Development will result in a physical change to the landscape within or adjacent to the site. **Indirect changes** are a consequence of the direct changes resulting from the Proposed Development. They can often occur away from the site (for example, off-site construction staff parking) and may be a result of a sequence of interrelationships or a complex pathway (for example, a new road or footpath construction may increase public access and associated problems e.g. littering). They may be separated by distance or in time from the source of the effects. The magnitude of change affecting the baseline landscape resource is based on an interpretation of a combination of the criteria set out in **Table 1.4**.

Table 1.4: Magnitude of Landscape Change Criteria (Landscape Effects)

Magnitude of landscape change	Classification criteria
None	No change.
Negligible	Little perceptible change.
Low	Minor change, affecting some characteristics and the experience of the landscape to an extent; and Introduction of elements that is not uncharacteristic.
Medium	Noticeable change, affecting some key characteristics and the experience of the landscape; and Introduction of some uncharacteristic elements.
High	Noticeable change, affecting many key characteristics and the experience of the landscape; and Introduction of many incongruous developments.
Very High	Highly noticeable change, affecting most key characteristics and dominating the experience of the landscape; and Introduction of highly incongruous development.

Visual Effects

1.21. Visual effects are determined by the extent of visibility and the nature of the visibility (i.e. how a development is seen within the landscape); for example, whether it appears integrated and balanced within the visual composition of a view or whether it creates a focal point.

1.22. Adverse visual effects may occur through the intrusion of new elements into established views, which are out of keeping with the existing structure, scale and composition of the view. Visual effects may also be beneficial, where an attractive focus is created in a previously unremarkable view, or the influence of previously detracting features is reduced. The significance of effects will vary, depending on the nature and degree of change experienced and the perceived value and composition of the existing view.

Receptors

1.23. For there to be a visual impact, there is the need for a viewer. Views experienced from locations such as settlements, recognised routes and popular vantage points used by the public have been included in the assessment. Receptors are the viewers at these locations. The degree to which receptors, i.e. people, will be affected by changes as a result of the Proposed Development depends on a number of factors, including:

- Receptor activities, such as taking part in leisure, recreational and sporting activities, travelling or working;
- Whether receptors are likely to be stationary or moving and how long they will be exposed to the change at any one time;
- The importance of the location, as reflected by designations, inclusion in guidebooks or other travel literature, or the facilities provided for visitors;
- The extent of the route or area over which the changes will be visible;
- Whether receptors will be exposed to the change daily, frequently, occasionally or rarely;
- The orientation of receptors in relation to the site and whether views are open or intermittent;
- Proportion of the development that will be visible (full, sections or none);

- Viewing direction, distance (i.e. short-, medium- and long-distance views) and elevation;
- Nature of the viewing experience (for example, static views, views from settlements and views from sequential points along routes);
- Accessibility of viewpoint (public or private, ease of access);
- Nature of changes (for example, changes in the existing skyline profile, creation of a new visual focus in the view, introduction of new man-made objects, changes in visual simplicity or complexity, alteration of visual scale, landform and change to the degree of visual enclosure); and
- Nature of visual receptors (type, potential number and sensitivity of viewers who may be affected).

Value of the View

1.24. Value of the view is an appraisal of the value attached to views and is often informed by the appearance on Ordnance Survey maps, tourist maps and in guidebooks, literature, or art. Value can also be indicated by the provision of parking or services and signage and interpretation. The nature and composition of the view is also an indicator. The value of the view is determined with reference to the definitions outlined in Table 1.5.

Table 1.5: Value of the View

Value	Classification criteria
High	Nationally recognised view of the landscape, with no detracting elements.
Medium	Regionally or locally recognised view, or unrecognised but pleasing and well composed view, with few detracting elements.
Low	Typical or poorly composed view often with numerous detracting elements.

Visual Susceptibility

1.25. GLVIA3 identifies that the susceptibility of visual receptors to changes in views and visual amenity is a function of:

- The occupation or activity of people experiencing the view at a particular location; and
- The extent to which their attention or interest may therefore be focused on the views and visual amenity they experience at particular locations.

1.26. For example, residents in their home, walkers whose interest is likely to be focused on the landscape or a particular view, or visitors at an attraction where views are an important part of the experience often indicate a higher level of susceptibility. Whereas receptors occupied in outdoor sport, where views are not important, or at their place of work, are often considered less susceptible to change. Visual susceptibility is determined with reference to the three-point scale and criteria outlined in Table 1.6.

Table 1.6: Visual Susceptibility

Susceptibility	Classification criteria
High	Receptors for which the view is of primary importance and are likely to notice even minor change.
Medium	Receptors for which the view is important but not the primary focus and are tolerant of some change.
Low	Receptors for which the view is incidental or unimportant and are tolerant of a high degree of change.

Visual Sensitivity

1.27. Sensitivity to change considers the nature of the receptor; for example, a person occupying a residential dwelling is generally more sensitive to change than someone working in a factory unit. The importance of the view experienced by the receptor also contributes to an understanding of the susceptibility of the visual receptor to change as well as the value attached to the view.

1.28. A judgement is also made on the value attached to the views experienced. This takes account of:

- Recognition of the value attached to particular views, for example in relation to heritage assets, or through planning designations;

- Indicators of the value attached to views by visitors, for example through appearance in guidebooks or on tourist maps, provision of facilities for their enjoyment (sign boards, interpretive material) and references to them in literature or art; and
- Possible local value; it is important to note that the absence of view recognition does not preclude local value, as a view may be important as a resource in the local or immediate environment due to its relative rarity or local importance.

1.29. The visual sensitivity to change is based on interpretation of a combination of all or some of the criteria outlined in Table 1.7.

Table 1.7: Sensitivity to Change Criteria

Visual sensitivity	Classification criteria
High	Users of outdoor recreational facilities, on recognised national cycling or walking routes or in nationally designated landscapes. Residential buildings.
Medium-High	Users of outdoor recreational facilities, in highly valued landscapes or locally designated. landscapes or on local recreational routes that are well publicised in guidebooks. Road and rail users in nationally designated landscapes or on recognised scenic routes, likely to be travelling to enjoy the view.
Medium	Users of outdoor recreational facilities including public open space in moderately valued landscapes. Users of primary transport road network, orientated towards the site, likely to be travelling for other purposes than just the view.
Medium-Low	People engaged in active outdoor sports or recreation and less likely to focus on the view. Primary transport road network and rail users likely to be travelling to work with oblique views of the Proposed Development or users of minor road network.
Low	People engaged in work activities indoors, with limited opportunity for views of the Proposed Development.

Magnitude of Visual Change

1.30. Visual effects are direct effects as the magnitude of change within an existing view will be determined by the extent of visibility of the Proposed Development. The magnitude of the visual effect resulting from the development at any particular viewpoint or receptor is based on the size or scale of change in the view, the geographical extent of the area influenced and its duration and reversibility. The variables involved, as per Guidelines for Landscape and Visual Impact Assessment, 3rd Edition, Landscape Institute, IEMA, 2013, are described below:

- The scale of the change in the view with respect to the loss or addition of features in the view and changes in its composition, including the proportion of the view occupied by the development;
- The degree of contrast or integration of any new features or changes in the landscape form, scale, mass, line, height, skylining, back-grounding, visual clues, focal points, colour and texture;
- The nature of the view of the Proposed Development, in relation to the amount of time over which it will be experienced and whether views will be full, partial or glimpses;
- The angle of view in relation to the main activity of the receptor, distance of the viewpoint from the development and the extent of the area over which the changes will be visible; and
- The duration of the effects (short term, medium term or long term) and the reversibility of the effect (whether it is permanent, temporary or partially reversible).

1.31. The magnitude of visual effect resulting from the development at any particular viewpoint or receptor is based on the interpretation of the above range of factors and is set out in Table 1.8.

Table 1.8: Magnitude of Visual Change Criteria (Visual Effects)

Magnitude of visual change	Classification criteria
None	No change in the existing view.

Very Low	The Proposed Development will cause a barely discernible change in the existing view.
Low	The Proposed Development will cause very minor changes to the view over a wide area or minor changes over a limited area.
Medium	The Proposed Development will cause modest changes to the existing view over a wide area or noticeable change over a limited area.
High	The Proposed Development will cause a considerable change in the existing view over a wide area or a significant change over a limited area.
Very High	The Proposed Development will cause significant changes in the existing view over a wide area or a change which will dominate over a limited area.

Duration and Quality of Effects

1.32. Table 1.9 provides the definition of the duration of landscape and visual effects.

Table 1.9: Definition of Duration of Effects

Duration	Description
Temporary	Effects lasting one year or less.
Short Term	Effects lasting one to seven years.
Medium Term	Effects lasting seven to fifteen years.
Long Term	Effects lasting fifteen to sixty years.
Permanent	Effects lasting over sixty years.

1.33. Both, landscape and visual effects, can be beneficial (positive), adverse (negative) or Neutral according to the definitions set out in the Table 1.10.

Table 1.10: Definition of Quality of Effects

Quality of effects	Description

Neutral	This will neither enhance nor detract from the landscape character or view.
Beneficial (positive)	This will improve or enhance the landscape character or view.
Adverse (negative)	This will reduce the quality of the existing landscape character or view.

Significance Criteria

1.34. The objective of the assessment process is to identify and evaluate the potentially significant effects arising from the Proposed Development. The assessment will identify the residual effects likely to arise from the finalised design considering mitigation measures and the change over time.

1.35. The significance of effects is assessed by considering the sensitivity of the receptor and the predicted magnitude of effect in relation to the baseline conditions. In order to provide a level of consistency and transparency to the assessment and allow comparisons to be made between the various landscape and visual receptors subject to assessment, the assessment of significance is informed by pre-defined criteria as outlined in Table 1.11. When assessing significance, individual effects may fall across several different categories of significance and professional judgement is therefore used to determine which category of significance best fits the overall effect to a landscape or visual receptor.

Table 1.11: Categories of Significance of Landscape and Visual Effects

Sensitivity or value of resource/ receptor	Magnitude of Effect				
	High	Medium	Low	Very Low	None
Very High	Major	Major or Moderate	Moderate or Minor	Minor or Negligible	Neutral
High	Major or Moderate	Moderate	Moderate or Minor	Minor or Negligible	Neutral
Medium	Major or Moderate	Moderate or Minor	Minor or Negligible	Negligible	Neutral
Low	Moderate or Minor	Minor	Minor or Negligible	Negligible	Neutral

Very Low	Minor	Minor or Negligible	Negligible	Negligible	Neutral

1.36. Following the classification of an effect, clear statements has been made within the LVIA as to whether that effect is significant or not significant.

1.37. As a general rule, major and moderate (adverse or beneficial) effects are considered to be significant, whilst minor, negligible and neutral effects are considered not to be significant.

1.38. CUMULATIVE EFFECTS

1.39. The approach used to determine cumulative effects has drawn on guidance on cumulative impact assessment published by the GLVIA3. Cumulative landscape and visual effects may result from additional changes to the baseline landscape or views as a result of the Proposed Development in conjunction with other developments of a similar type and scale.

1.40. Cumulative effects are those that accrue over time and space from a number of development activities. The impact of the Proposed Development is considered in conjunction with the potential impacts from other projects or activities which are both reasonably foreseeable in terms of delivery (i.e. have planning consent or relevant applications which have been submitted and are in the planning system) and are located within a realistic geographical scope, where environmental impacts could act together with the Proposed Development to create a more significant overall effect.

1.41. Combined effects are those resulting from a single development (the Proposed Development) on any one receptor that may collectively cause a greater effect.

Magnitude of Cumulative Effects

1.42. The principle of magnitude of cumulative effects makes it possible for the Proposed Development to have a major impact on a particular receptor, while having only a minor cumulative impact in conjunction with permitted developments of similar scale and nature as the Proposed Development.

1.43. The evaluation of the magnitude of cumulative change is based on the criteria outlined in the assessment methodology for landscape and visual effects as stated above as well as on the interpretation of the following parameters:

- The additional extent, direction and distribution of existing and other developments in conjunction with the Proposed Development;
- The distance between the viewpoint, the Proposed Development and the cumulative developments; and
- The landscape setting, context and degree of visual coalescence of the Proposed Development and cumulative developments.

Significance of Cumulative Effects

1.44. As for the assessment of landscape and visual effects, the significance of any cumulative effects follows a same classification as illustrated in Image 1.1 and as listed in Table 1.11, and will be assessed as Profound, Very Significant, Moderate, Slight, Not Significant, Imperceptible.

1.45. The cumulative assessment focuses on potential cumulative effects relating to the main permanent structure of a cumulative development. This is due to the uncertainty of the timing of construction activities for identified developments. As a result, temporary structures and activity relating to construction have not been considered within the cumulative assessment.

Fieldwork

1.46. Site surveys of the study area were carried out in March 2024 until October 2024 identifying the potential visibility of the Proposed Development and key viewpoints within the study area. The extent of the study area has been identified through the production of a Zone of Theoretical Visibility (ZTV) mapping, (see Appendix 4A), a review of maps and aerial photographs and site survey data. Photomontages showing the existing view and the superimposed development on photomontages have been produced from key representative viewpoints, considering topography, existing buildings, screening vegetation and other localised factors. The viewpoints and photomontages are included in Appendix 4A.

Interaction of landscape and visual effects

1.47. The landscape and visual impact assessment focuses on the physical and visual appearance and character of the landscape as it is experienced today.

1.48. Landscape is also a consideration under other environmental aspects and assessments, e.g. the natural landscape (biodiversity), the geological landscape (soil and geology), the cultural/ historical landscape (cultural heritage), the human landscape (human health).

1.49. While it is evident that an interaction of effects exists between the landscape and visual environment and these other related landscape environments/environmental factors – not least in terms of potential for interactions of effects – assessments under these areas are generally addressed separately by other competent specialists in separate appendices of this planning application. However, the presence/absence of such indicators can inform judgements on quality and therefore, sensitivity.

Selection of Viewpoints

1.50. It is not feasible to take photographs from every possible viewpoint located in the study area. Photography has been taken from viewpoints, which are representative of the nature of visibility at various distances and in various contexts. Viewpoint photography is used as a tool to come to understand the nature of likely significant effects. The selection process of viewpoint locations is consistent with the Guidance Note; *'Visual Representation of Development Proposals'*, Landscape Institute, Technical Guidance Note 06/19, 17 September 2019 and is as follows:

- The location of viewpoints within the study area is informed by desktop and site surveys;
- Production of a 5km radius ZTV mapping from the Proposed Development;
- Identification and selection of representative viewpoints showing typical open or intermittent views within a local area, which will be frequently experienced by a range of viewers; and
- Identification and selection of specific viewpoints from key viewpoints in the landscape such as protected focal points and views.

Photomontages

1.51. Photomontages are photorealistic visualisations produced using specialist software. They illustrate the likely future appearance of the Proposed Development from a specific viewing point. They are useful tools for examining the impact of the development from a number of critical viewpoint positions along the public road network within the study area.

1.52. However, photomontages in themselves can never provide the full picture in terms of potential effects, they can only inform the assessment process by which judgements are made. A visualisation can never show exactly what the Proposed Development will look like in reality due to factors such as; different lighting, weather and seasonal conditions which vary through time and the resolution of the image. As the photomontages are representative of viewing conditions encountered, some of them may show existing buildings or vegetation screening some or all parts of the developments. Such conditions are normal and representative.

1.53. The images provided give a reasonable impression of the scale of the development and the distance to the development, but it is recognised and understood within the industry that they can never be 100% accurate. It is recommended that decision-makers and any

interested parties or members of the public should ideally visit the viewpoints, where visualisations can be compared to the 'real life' view, and the full impact of the Proposed Development can be understood.

1.54. The landscape and visual impact assessment identified a range of viewpoints located within the study area at varying distances from the Application Site to show the effect of the Proposed Development in key close, middle and distant views.

1.55. Photomontage images have been produced according to the following industry guidelines:

- Guidelines for Landscape and Visual Impact Assessment (GLVIA), 3rd Edition, Landscape Institute and Institute of Environmental Management and Assessment, IEMA, 2013; and
- 'Visual Representation of Development Proposals', Landscape Institute, Technical Guidance Note 06/19, 17 September 2019.

Zone of Theoretical Visibility

1.56. Mapping the extent of the area from which a development is likely to be visible is commonly referred to as a Zone of Theoretical Visibility (ZTV).

1.57. ZTV mapping has been produced for a 5km radius from the Proposed Development locations to illustrate the theoretical visual extent of the highest point of the Proposed Development. The zone of theoretical visibility has been assessed based upon the 3.5m panel height above the ground level.

1.58. It should be noted that ZTV mapping does not consider the effects of seasons, lighting, weather conditions or visibility over distance. Moreover, a ZTV does not consider the screening effects of existing vegetation or built structures and therefore indicates a 'worst case scenario'.