

Do I Need Planning Permission for a Wind Turbine?

April 2007



The erection and siting of domestic wind turbines within the curtilage of a dwelling house is considered to constitute development, for which planning permission may be required.

The position and location of the wind turbine, must be chosen carefully to optimise the potential wind energy capture from any site. The prevailing winds, location of nearby tall buildings, high trees and other obstacles all need to be considered to ensure an undisturbed and smooth flow of air around the turbine. Normally the position and location chosen for the wind turbine is determined by an on-site survey undertaken by the manufacturer/installer. Therefore it is only when the overall height, location and position of the wind turbine on the dwelling is determined, that the Council can be in a position to determine whether or not planning permission is needed.

The criteria in assessing whether planning permission will be required is complex and needs to be assessed against the relevant regulations, namely The Town and Country Planning (General Permitted Development) Order 1995 and against any planning history relating to the property and whether for example, it falls within a Conservation Area or is located on a Listed Building.

Planning permission is required for the siting of a wind turbine within the garden of a dwelling and/or on a building located within the garden such as a garage and shed. It should also be noted that planning permission will always be required for the siting of a wind turbine on a block of flats or a house converted into flats.

In order to provide you with an informal opinion as to whether planning permission is required please fully complete and return the form overleaf.

On receipt of the completed form and following an assessment based solely on the information provided, a letter of reply will then be sent giving an **informal opinion** as to whether a planning application is required. If a planning application is required, application forms will be sent to you. Occasionally it may be necessary to ask for additional information or clarification. We aim to reply within 20 working days once all the necessary details have been received.

Alternatively a **formal opinion** may be obtained by making an application in accordance with Section 192 of the Town and Country Planning Act 1990 (as amended) and forms for this may be obtained from the Planning and Transportation Division at the above address or by telephoning (01446) 704656 or 704657 or from the Council's website. An application fee of £79.50 would be payable for such Section 192 application. We are required to make a decision on such an application within 8 weeks of the date of receipt of a valid application unless a longer time period is agreed with you.

Please note that this advice note and any opinion given does not relate to any other form of consent which may be required, including Building Regulations approval. Building Regulations approval may be required depending on the specific type of installation and you should discuss this matter directly with them on 01446 704638.



INFORMAL OPINION

Do I need Planning Permission for a Wind Turbine?



Please complete fully this form and return it to: Development Control Group, Planning & Transportation Division, The Vale of Glamorgan Council, Dock Office, Barry Docks, Barry CF63 4RT

1 - Applicant

Name

Address

.....

.....

Post Code

Daytime Tel.

Email address

2 - Address of Property concerned (if different from above)

.....

.....

3 - Please sketch a site plan in as much detail as possible in the box below, showing your dwelling and the boundaries of your garden. The location of the wind turbine should be marked on the site plan accurately in red. The elevation drawing should detail the proposed wind turbine in relation to the elevation of the house on which it is sited.

Site Plan

Elevation Drawing

4 - Please confirm the following:

Distance (at its nearest point) of the turbine from the nearest boundary of the site: metres

Maximum height from ground level to the top most part of the turbine blade: metres

Ridge height of the dwelling: metres

This completed form should be supported by manufacturers' brochures and photographs of the property / site to assist us in dealing with your enquiry

5 - Signature and Date

Signed..... Date.....

For Office use only