

**HOUSEHOLDER SELF ASSESSMENT FORM 9:
SOLAR PANELS & WIND TURBINES**

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SOLAR PANELS AND WIND TURBINES

Certain limited forms of development can be undertaken without the need to make a planning application to the local planning authority, these are known as Permitted Development Rights and are granted under the terms of the Town and Country Planning (General Permitted Development) Order.

SOLAR PANELS

The installation of solar panels on a dwellinghouse, on a building within the curtilage of a dwellinghouse or on a block of flats or within the curtilage of a block of flat is not permitted if:

- i) the solar panels or solar thermal equipment would protrude more than 200mm beyond the external plane of the roof slope
- ii) it would result in the highest part of the solar panels or solar thermal equipment being higher than the highest part of the roof (excluding the chimney)

and that;

- iii) solar panels or solar thermal equipment installed on a building shall, so far as practicable, be sited so as to minimise its effect on the external appearance of the building;
- iv) solar panels and solar thermal equipment shall, so far as practicable, be sited so as to minimise its effect on the amenity of the area; and
- v) solar panels and solar thermal equipment no longer needed for microgeneration shall be removed as soon as reasonably practicable

If the dwellinghouse is within a **Conservation Area** the following restrictions apply **in addition to** those listed for residential extensions. The installation of solar panels on a dwellinghouse, or on a building within the curtilage of a dwellinghouse, within a Conservation Area is not permitted if:

- i) installed on a wall which fronts a highway
- ii) the solar PV or solar thermal equipment would be installed on a site designated as a scheduled monument; or
- iii) the solar PV or solar thermal equipment would be installed on a building within the curtilage of the dwellinghouse or block of flats if the dwellinghouse or block of flats is a **listed building**.

STAND ALONE SOLAR PANELS

The installation, alteration or replacement of standalone solar within the curtilage of a dwellinghouse or block of flats, is not permitted if:

- a) it would result in the presence within the curtilage of more than one stand alone solar;
- b) any part of the stand alone solar –
 - (i) would exceed four metres in height;
 - (ii) would, in the case of land within a conservation area or which is a World Heritage Site, be installed so that it is nearer to any highway which bounds the curtilage than the part of the dwellinghouse or block of flats which is nearest to that highway;
 - (iii) would be installed within five metres of the boundary of the curtilage;
 - (iv) would be installed within the curtilage of a listed building; or
 - (v) would be installed on a site designated as a sheculed monument; or

- c) the surface area of the solar panels forming part of the stand alone solar would exceed nine square metres or any dimension of its array (including any housing) would exceed three metres.

and that;

- (i) stand alone solar shall, so far as practicable, be sited so as to minimise its effect on the amenity of the area; and
- (ii) standalone solar which is no longer needed for microgeneration shall be removed as soon as reasonably practicable.

WIND TURBINES

Permitted Development

I. The installation, alteration or replacement of a stand alone wind turbine within the curtilage of a dwellinghouse or a block of flats.

Development not permitted

I.1. Development is not permitted by Class I unless the stand alone wind turbine complies with the MCS Planning Standards or equivalent standards.

I.2 Development is not permitted by Class I if—

- (a) in the case of the installation of a stand alone wind turbine, the development would result in the presence of more than one stand alone wind turbine within the curtilage of the dwellinghouse or block of flats;
- (b) in the case of the installation of a stand alone wind turbine, a wind turbine is installed on the dwellinghouse or on a building within the curtilage of the dwellinghouse or the block of flats;
- (c) in the case of the installation of a stand alone wind turbine, an air source heat pump is installed on the dwellinghouse or block of flats or within the curtilage of the dwellinghouse or block of flats;
- (d) the highest part of the stand alone wind turbine would exceed 11.1 metres in height;
- (e) the distance between ground level and the lowest part of any blade of the stand alone wind turbine would be less than five metres;
- (f) any part of the stand alone wind turbine (including blades) would be located in a position which is less than a distance equivalent to the overall height (including blades) of the stand alone wind turbine plus 10 % of its height when measured from any point along the boundary of the curtilage;
- (g) the swept area of any blade of the stand alone wind turbine exceeds 3.8 square metres;
- (h) the stand alone wind turbine would be installed on safeguarded land;
- (i) the stand alone wind turbine would be installed on a site designated as a scheduled monument;
- (j) the stand alone wind turbine would be installed within the curtilage of a building which is a listed building;
- (k) in the case of land within a conservation area, the stand alone wind turbine would be installed so that it is nearer to any highway which bounds the curtilage than the part of the dwellinghouse or block of flats which is nearest to that highway; or
- (l) the stand alone wind turbine would be installed on article 1(5) land other than land within a conservation area.

Conditions

I.3. Development is permitted by Class I subject to the following conditions—

- (a) the blades of the stand alone wind turbine shall be made of non reflective materials;
- (b) the stand alone wind turbine shall, so far as practicable, be sited so as to minimise its effect on the amenity of the area; and
- (c) the stand alone wind turbine when no longer needed for microgeneration shall be removed as soon as reasonably practicable.

For more information please visit the Planning Portal website: <http://www.planningportal.gov.uk/>