

The site and surrounding context

Site

The lands under applicant control comprise of 9.65 hectares, is irregular in shape and is situated within the countryside, as designated within Magherafelt Area Plan 2015. The BESS development is proposed across the same area as previously approved, measuring c. 3.54 hectares in total.

The lands are presently in use for pastoral grazing and are accessed via two agricultural gates on a hardstanding road off Ballymoughan Road.

The site is open to the north and west and is enclosed by a mix of post and wire fencing and hedgerow to the south and east. An area of undeveloped land with a parallel belt of trees and hedgerow divides the site to the east. A watercourse runs parallel to the linear belt of trees.

The topography of the site falls from the west to the east.

The site is not subject to any landscape or environmental designation.



Surroundings

The surrounding context has not changed from submission of the previous application and comprises of Magherafelt substation, situated to the north and east of the site and agricultural land to the south and west. The wider surroundings are predominantly rural fields in agricultural use with dispersed farmsteads and dwellings.

The surrounding topography undulates with agricultural fields separated by mature hedgerows and trees.

Magherafelt, the nearest settlement is situated approximately 1.5km north of the site. The nearest receptor is situated over 50 metres from the proposed site.

There are no environmental or landscape designation nor any scheduled monument or listed building identified within the site or the surroundings.

