



GALILEO EMPOWER

Mynydd Ty-talwyn Energy Park

Collaborative Benefits Report

April 2026



GALILEO EMPOWER

"Mynydd Ty-talwyn Energy Park is a proposal by Galileo Empower to will produce clean and renewable power in Wales that will help to fight climate change and create meaningful and lasting benefits for the local area.

We are immensely grateful for the input of the local community during the pre-application period. Their feedback has helped shape the final proposals for Mynydd Ty-talwyn Energy Park and guided how our Sustainable Investment Package, and other planned local investments associated with the proposals, can best meet local priorities.

We are already proud partners of groups in the local area, including through our sponsorship of the local football team, Cefn Cribwr FC. We look forward to continuing to work with local groups and organisations in the years ahead to share the benefits of bringing forward renewable energy in Wales.

Mynydd Ty-talwyn will be a positive addition to the local area, and wider Wales. It will boost the local economy and create new jobs during construction, bring over £10 million in community investments during the operational period, enhance habitats and wildlife around the site, and generate enough clean power for more than 57,000 homes.

We look forward to delivering Mynydd Ty-talwyn Energy Park, not only to deliver clean power for Wales, but also to create a positive addition to the local area - one which protects and boosts nature on the site, creates new jobs and invests in local priorities."

Leslie Walker
Senior Project Manager

Document Control Sheet

Project Name: Mynydd Ty-talwyn Energy Park

Report Title: Collaborative Benefits Report

Date: April 2026

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1. Introduction

- 1.1. Galileo 03 Ltd (part of Galileo Empower UK Ltd) ('the Applicant') is proposing to develop Mynydd Ty-talwyn Energy Park ('the Proposed Development') which would be located approximately 4 km north-west of Bridgend and 8 km east of Port Talbot. The Proposed Development comprises the construction, operation, and decommissioning of up to six wind turbines, ground mounted solar photovoltaics (PV), a project substation compound and associated infrastructure and landscaping.
- 1.2. This Collaborative Benefits Report (CBR) provides an overview of the potential benefits that the proposed Mynydd Ty-talwyn Energy Park could deliver. This Report provides information on how the Applicant proposes to provide benefits to the local communities. The Report will summarise the benefits available and demonstrate how the Applicant has engaged to ensure that they continue to approach community benefits in the most effective way.
- 1.3. Whilst not mandatory, a CBR is advised to be submitted alongside DNS applications to "*further support the wording within Planning Policy Wales in which applications should demonstrate the full economic, environmental and social benefits of development. It also aligns with similar provisions in the Wales National Marine Plan and of Future Wales in the context of DNS applications*".
- 1.4. This report should be seen and used as a practical tool which can help to improve transparency throughout the development process and increase the participation of all stakeholders. This should then provide a pathway of engagement, enabling developers and local stakeholders to understand each other's needs, whilst also introducing an aspect of accountability to underpin any mutually beneficial agreements and, ultimately, create a better project.
- 1.5. As noted in the Welsh Government's guidance for developers, local communities, and decision makers, '*Local and shared ownership of energy projects in Wales*' (June 2022), the outcomes that the Welsh Government seek from a CBR are:
 - More open communication in local areas, responding to development proposals;
 - Ensuring decision-makers are shown the full weight of wider benefits secured by projects;
 - Increasing the likelihood of an element of local ownership being agreed;
 - Increasing the actual share of the economic benefits of development for local people based on a fair level of shared risk and investment; and
 - Delivering better energy projects for Wales.
- 1.6. This report describes the range of community benefits associated with the Proposed Development and how they will be delivered, demonstrating the Applicant's commitment to contributing positively to the local area.
- 1.7. The Proposed Development aims to deliver significant benefits to the local community including a community benefit fund, an offer of community share ownership, local employment opportunities and environmental enhancements.
- 1.8. The Applicant is dedicated to ongoing, transparent engagement with local stakeholders to ensure that the benefits align with community needs.

2. Background and Policy Context

- 2.1. Regional, national and international policy strongly supports the urgency required to combat the climate and nature crisis. This section outlines some of the key policies relevant to the Proposed Development.
- 2.2. In 2016, the UK Government signed the Paris Agreement, a legally binding document which aimed to hold ‘the increase in the global average temperature to well below 2 °C above pre-industrial levels’ and pursue efforts ‘to limit the temperature increase to 1.5 °C above pre-industrial levels.’
- 2.3. Furthermore, in 2008 the UK Government passed the Climate Change Act, which was established to provide a framework of actions to address climate change. The Climate Change Act (as amended) set out to reduce the net UK carbon account for the year of 2050 by ‘at least 100%’.
- 2.4. In December 2020 the UK government published the UK Energy White Paper ‘*Powering our Net Zero Future*’ which signalled a significant change in UK policy, highlighting the importance of renewable energy in “*the transition away from fossil fuels and decarbonising the economy cost-effectively by 2050*”. The UK Energy White Paper forecasts electricity demand will double by 2050 and a “*four-fold increase in clean electricity generation*” is required to delivery net zero targets.
- 2.5. The Welsh Government has also committed to generating 100 % of its electricity needs from renewable sources by 2035. The Welsh Government also aims for 1 GW of renewable energy and heat capacity in Wales to be owned locally by 2030.
- 2.6. In 2017, the Welsh Government set an expectation that all new energy projects will have at least an element of local ownership from 2020, with a target that 1 GW of renewables electricity and heat capacity in Wales will be locally owned by 2030, ensuring that economic and social value from renewables is retained in Wales. The Policy Statement on Local Ownership of Energy Generation in Wales (2018) followed a call for evidence on Locally Owned Renewable Energy Projects which identified a need for clarity on the definition of local ownership given the different ways benefits could be achieved, and the different ownership models available or possible. This included a clear distinction between ‘local ownership’ and ‘shared ownership’ models. The policy statement was the culmination of the Welsh Government’s work to create greater local and national economic benefits from investment in energy projects, with Section 1 of the policy statement stating that with technological advances and increased leadership, “*...we can create an energy system to retain much more of the economic value for Wales*”.
- 2.7. The policy statement defines shared ownership as “*‘Shared ownership’ refers to a project owned by more than one legal entity. Examples exist where the ownership of a project is shared between a developer and a community group, individuals, landowners, or a public sector organisation. Shared ownership projects can involve more than one commercial organisation. However, in order to be considered as a shared ownership project under the target set by the Welsh Government, we would expect one or more of the owning bodies to be in one of the categories included in the definition of ‘local ownership’.*”
- 2.8. The policy defines ‘locally owned’ installations as “*energy installations, located in Wales, which are owned by one or more individuals or organisations wholly owned and based in Wales, or organisations whose principal headquarters are located in Wales. This includes the following categories:*

- *Businesses;*
- *Farms and estates;*
- *Households and other domestic scale generation;*
- *Local Authorities;*
- *Other public sector organisations;*
- *Registered Social Landlords; and*
- *Third sector organisations including social enterprises and charities, their subsidiaries, trading arms and special purpose vehicles”.*

2.9. Lastly, community ownership is defined as “a renewable energy or renewable storage development located in Wales, which is wholly owned by a social enterprise whose assets and profits are committed to the delivery of social and/or environmental objectives.”

2.10. Importantly, the policy statement confirms that “the Welsh Government supports renewable and low carbon energy projects developed by communities or benefit the host community or Wales as a whole. The social, environmental and economic benefits associated with any development should be fully factored into, and given weight in, the decision-making process. However, planning decisions must be based on an assessment of the impacts of the proposed development, irrespective of who the applicant is.”

2.11. In June 2022, the Welsh Government published a guidance document Local and shared ownership of energy projects: Local and Shared Ownership of Energy Projects in Wales – Guidance (2022). It supports the development of proposals which provide elements of local and/or shared ownership as defined by the policy guidance and identifies where there could be an element of sharing risk and benefits among local communities. The guidance recommends a collaborative and transparent approach to inform decision making during development and encourage increased participation of stakeholders.

2.12. In the accompanying statement, Julie James MS wrote: “We have deliberately not been overly prescriptive in the models suggested as we welcome creative and innovative projects across Wales that meet our objectives and the needs of local communities. We anticipate that over time we will have further examples of projects onshore, and potentially offshore, which embrace these objectives and help Wales become a leading nation of shared and locally owned energy.”

2.13. Whilst shared and local ownership on energy projects in Wales is a policy aspiration, it is not a planning requirement, nor is the preparation of a CBR.

2.14. This CBR seeks to demonstrate the engagement that has taken place in line with shared ownership policy and guidance, and its outcomes.

3. Development Proposals

The Applicant

- 3.1. Galileo 03 Ltd ('the Applicant') is a wholly owned subsidiary of Galileo Empower UK Ltd ('Galileo'), a fast-growing European multi-technology, renewable energy developer with a mission to drive and expedite building a sustainable energy system for the next generation. Galileo's team of experienced professionals have decades of experience over more than 30 energy markets. Galileo's is founded on a proven track-record of success, and with a mission to make a genuine contribution to closing the gap between global emission reduction targets and reality, in time to protect the future of our planet. We aim to do this by developing efficient, high quality green energy projects, with the UK a key focus.
- 3.2. Galileo has a number of projects in various stages of development in both Wales and Scotland, and is committed to developing projects which deliver substantial and tangible benefits locally and fostering strong community relations. Mynydd Ty-talwyn Energy Park is one of a number of projects that the company is promoting to help meet the Welsh Government's target of 100 % of electricity consumption to be generated from renewable energy by 2035. Galileo are delivering the pipeline of Welsh projects from its Cardiff office.
- 3.3. Galileo are committed to operating community funds for all of its projects. These funds will be secured through various mechanisms, but all will ensure that the money available from the company for the projects is invested into the communities in the area surrounding the projects.

The Proposal

- 3.4. The Applicant is seeking to obtain full planning permission for the construction, operation and decommissioning of the Mynydd Ty-talwyn Energy Park (hereafter referred to as the 'Proposed Development'), located within the administrative boundaries of Bridgend County Borough Council (BCBC) and Neath Port Talbot Council (NPTC). The Proposed Development is shown on **Figure 1** below.

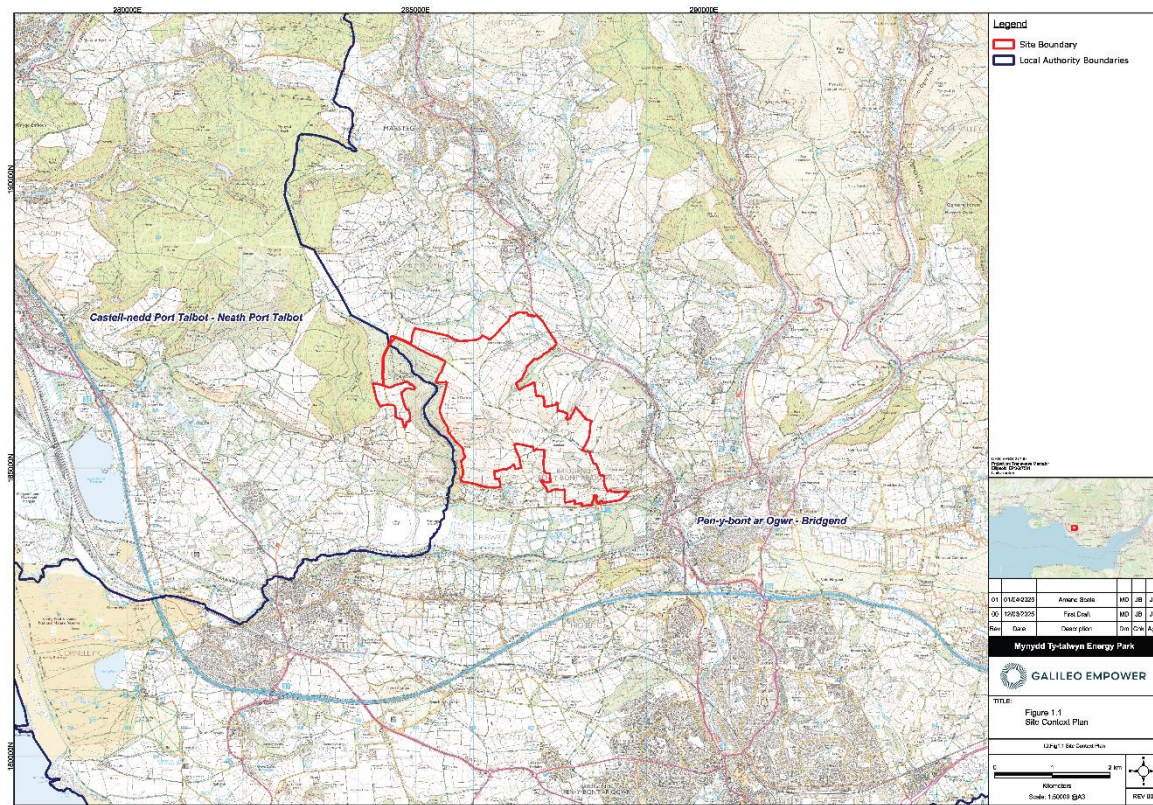


Figure 1 Proposed Development Location

3.5. The Proposed Development will include:

- Up to six wind turbines with anticipated generating capacity of approximately 43 megawatts alternating current, subject to final turbine selection, each up to 200 metres to tip height;
- Solar panels of solar photovoltaic modules with anticipated generating capacity of approximately 50.5 MW alternating current, subject to final solar photovoltaic selection;
- An on-site electrical 33 kV/132 kV substation (to connect the solar PV modules and wind turbines to the electricity network);
- Site access from the northeast (A4063) and south (New Road);
- Watercourse crossing and associated infrastructure to facilitate the use of access tracks;
- Landscaping and biodiversity enhancements;
- Drainage infrastructure; and
- Temporary construction compounds and access tracks.

4. Wider Benefits of the Proposed Development

- 4.1. This chapter provides an overview of the associated benefits from the Proposed Development. The Applicant understands how the benefits from an energy park can stretch further than the renewable energy it produces, to providing local jobs, enhancing biodiversity across the Site to the community wealth fund which is offered during the operational phase of the development.

Carbon Savings

- 4.2. Renewable energy technologies are essential in the transition away from the use of fossil fuels which release carbon dioxide (CO²) and other greenhouse gases (GHG) into the atmosphere and thus contributing to climate change. In the Environmental Statement (**ES**) **Volume II, Chapter 14: Climate Change**, the potential effects arising from the construction, operation and decommissioning of the Proposed Development is considered.
- 4.3. Emissions associated with the construction, operation, and decommissioning of the Proposed Development are projected to be offset in 2.2 years after the Proposed Development becomes operational against a fossil fuel mix of electricity (electricity that is sourced through the combustion of fossil fuels alone), or 4.5 years against a grid-mix of electricity (electricity of which the main sources of energy are identical to those used for the National Grid; this could include fossil fuels, renewable energy, etc.).
- 4.4. Given the Proposed Development's projected operational life of 50 years, it is predicted to deliver total emissions savings of 1,695,193 tCO₂e against grid mix electricity generation, and 3,647,115 tCO₂e against fossil fuel mix electricity generation.

Energy Generation

- 4.5. The Welsh Government's *Energy Generation in Wales 2020* report (May 2022) sets out the energy generation capacity in Wales in 2020, outlining that offshore and onshore wind play a significant role in renewable electricity generation in Wales. Wind energy accounts for 23 % of all electricity generation in Wales, over two thirds of Wales's progress towards the 70 % renewable electricity target, with onshore wind accounting for 39 %.
- 4.6. According to the Welsh Government's report, onshore wind capacity across Wales totalled 1,273 MW in 2020, with approximately 34 % located within the Swansea Bay City Region. Within this region, Neath Port Talbot accounted for around 230 MW of installed onshore wind capacity across 12 operational projects, while Bridgend contributed an estimated 45 MW from several smaller schemes. Assuming a 30 % capacity factor, these figures correspond to approximately 0.6 TWh and 0.1 TWh of annual generation for Neath Port Talbot and Bridgend respectively. Together, the two authorities generated around 0.7 TWh in 2020 – the equivalent to roughly half of Neath Port Talbot's total domestic energy consumption (excluding transport), which was approximately 1.2 TWh in 2019, and around one-third of Bridgend's consumption, which was approximately 0.3 TWh in the same year (according to the *Energy Use Wales* report).
- 4.7. The Energy Vision scenario set out in the *South West Wales Energy Strategy* (March 2022) projects an additional 399 MW of onshore wind capacity, effectively doubling the region's current capacity. This growth reflects the availability of suitable development sites, including new projects within pre-assessed Search Area 9 identified in *Future Wales 2040*.
- 4.8. The Proposed Development has an export capacity of 43 MW of wind and 50.5 MW of solar, with an annual output of making a significant contribution to the Welsh and UK government targets.

- 4.9. Based on analysis of the windspeeds at Mynydd Ty-talwyn and the turbine and solar designs currently proposed, the Proposed Development would power approximately the equivalent of 57,656 households per year, nearly the same number of households in Bridgend County (62,360).

Economic Benefits and Employment

- 4.10. An assessment of any likely significant effects arising from the Proposed Development is detailed in **ES Volume II, Chapter 13: Population**.
- 4.11. The construction phase of the Proposed Development is anticipated to last 24 months. During this phase, it has been estimated that an additional £9.5 million in Gross Value Added (GVA) would be generated annually across Wales from the construction phase, inclusive of £1.8 million in GVA across the local area would result as a consequence of the Proposed Development.
- 4.12. It has been estimated that approximately 215 Full Time Equivalent (FTE) jobs will be created in Wales and a further 145 FTE jobs (direct and indirect) will be created in the local area from the Proposed Development.
- 4.13. The operation phase of the Proposed Development is anticipated to be 50 years, during which time it has been estimated that approximately 429 (direct and indirect) FTE jobs in Wales and or the local area will be created. During this phase, it has been estimated that the Proposed Development would generate up to £522,000 direct GVA annually across Wales, including up to £96,000 in the local area during the operation phase, when applying the appropriate GVA measures.

Supply Chain

- 4.14. The Proposed Development will take approximately 24 months to build. Supply chain initiatives will make sure the Proposed Development is delivered in the most locally sourced and sustainable way, maximising the potential investment for nearby communities and for Wales. The Applicant has established a Local Contractor Portal on the project web page to encourage local businesses to register their interest in the development. The portal has been advertised at public consultation events as well as on the project web page.
- 4.15. Some elements of the Proposed Development will be technology or manufacturer specific, which can only be undertaken by the specially trained or commissioned technology providers. However, where opportunities exist for local firms to be involved in elements of the delivery of the Proposed Development, they will be engaged where commercially viable and available. Such elements can include the undertaking of groundworks, landscaping and fencing requirements, as well as services provision including security and plant hire. Other elements of the Proposed Development which can be delivered by local firms typically include the hiring of plant operators and provision of bulk materials such as aggregate and concrete. Where possible, these are sourced locally.
- 4.16. As the development progresses, the Applicant also intends to:
- Meet and work with local businesses and organisations to identify additional potential local suppliers;
 - Encourage further publicising and promotion of relevant local contract opportunities;
 - Host a 'meet the buyer' event closer to the time of construction to invite interested businesses along to understand how they can be involved in the development; and

- Work with senior suppliers to ensure that they look to prioritise awarding contract opportunities locally and recruit from the local community wherever possible.
- 4.17. Local services are likely to benefit from other factors associated with the Proposed Development, such as increased spend in the area from hospitality and accommodation associated with non-local workforce as well as provision of plant hire, accommodation, food, fuel, etc.

Ecological Enhancement

- 4.18. An Outline Habitat Management Plan has been developed to identify the most effective measures to enhance biodiversity on the site and compensate for any potential effects on biodiversity that occur as a result of the Proposed Development's construction. **The Net Benefit for Biodiversity Report (ES Volume III, Appendix 10.4)** is included with the Planning Application showing how the enhancements result in a biodiversity net gain of >10 % via improvements and enhancements, totalling approximately 93.1 ha, including the following:
- Over 19 ha of native woodland creation;
 - Almost 48 ha of grassland enhanced to further support the important fungi assemblage together with providing ground nesting bird opportunities;
 - Over 3 km of planting native species to reinstate hedgerows;
 - Creation of approximately 26 ha of native species planting on existing marshy grassland to provide habitat for marsh fritillary butterflies; and
 - Control of over 0.2 ha of continuous bracken to prevent it becoming dominant in areas of scrub, hedgerows and watercourses, and maintain structural diversity.

Recreation and Access

- 4.19. The Applicant has had ongoing consultation with the Bridgend Rights of Way team, as well as attending the Bridgend Local Access Forum, in order to take a collaborative approach to the potential impacts and enhancements to the Public Rights of Way (PRoW) on Site.
- 4.20. It is not proposed to temporarily or permanently divert any existing PRoW during the operation phase. The existing routes through the Site would continue to be accessible for recreational users and the Proposed Development.
- 4.21. An **Outline Access Management Plan (OAMP) (ES Volume III, Appendix 13.1)** has been prepared and provides information on how public access rights would be managed. The OAMP has been prepared to identify areas for improvements and enhancements to existing PRoW across the Site, which have been agreed with the Bridgend County Council. These include:
- New or replacement signposts to allow users to better locate paths;
 - Gate replacement to make public rights of way more accessible; and
 - A permissive route along part of the on-site access tracks to make the area more accessible to local residents and tourists with surfacing offering benefits in the winter months.
- 4.22. Further a S106 agreement is proposed to provide a financial contribution towards upgrades of rights of way across the Site, and to secure the permissive path across part of the Site, details of which are provided within the Written Statement of Planning Obligations.

Heritage Interpretation

- 4.23. There are heritage assets on the Proposed Development Site. The Applicant is keen to explore opportunities for heritage interpretation and engagement to enable the public to understand and appreciate the local heritage and historic landscape at the Site and its surrounds. Opportunities are available to highlight the important heritage assets in the area around the development, as well as enhance the public's understanding and interpretation of the assets. There may be opportunities to improve public access and understanding of the Scheduled Monuments within the Site.
- 4.24. The Applicant is committed to exploring opportunities in consultation with Cadw, Glamorgan-Gwent Archaeological Trust and local heritage interest groups to enhance understanding of the heritage resource of the Proposed Development.

5. Engagement Summary

- 5.1. The Applicant understands the value that engagement and consultation can have for projects – not least that it helps to keep all parties informed on progress and helps to identify concerns and issues at an early stage in the process, whilst also maximising the potential benefits of the Proposed Development. The Proposed Development has been through a series of both early and informal engagement as well as formal consultation reflecting the development of the Site and how this has evolved over time (based on the responses received from all parties).
- 5.2. The Applicant sought engagement with the local community and key stakeholders at an early stage of development to ensure that views of people living closest to the Proposed Development are considered as part of the design process and formation of community benefits offering. Throughout the determination, construction and operation period, the Applicant endeavours to maintain a close relationship with the community. Further details of community consultation is provided in the **Pre-Application Consultation Report**, submitted as supporting document to the ES.

Engagement Process

- 5.3. The Applicant has conducted a multiphase engagement process, which aims to reach as many local stakeholders as possible and relevant to the location of the project, to ensure the local community are aware of the Proposed Development and have the opportunity to participate in the consultation process. All materials have been provided in both Welsh and English throughout the engagement process.

Identifying Key Stakeholders

- 5.4. A consultation zone was established prior to engaging with local communities, this zone was defined by applying a buffer of 3.5 km to the Site Boundary and the consultation zone was extended to allow the inclusion of Cefn Cribwr (**Figure 2: Community Consultation Zone**). The consultation zone included a total of 2,156 residential and business properties.

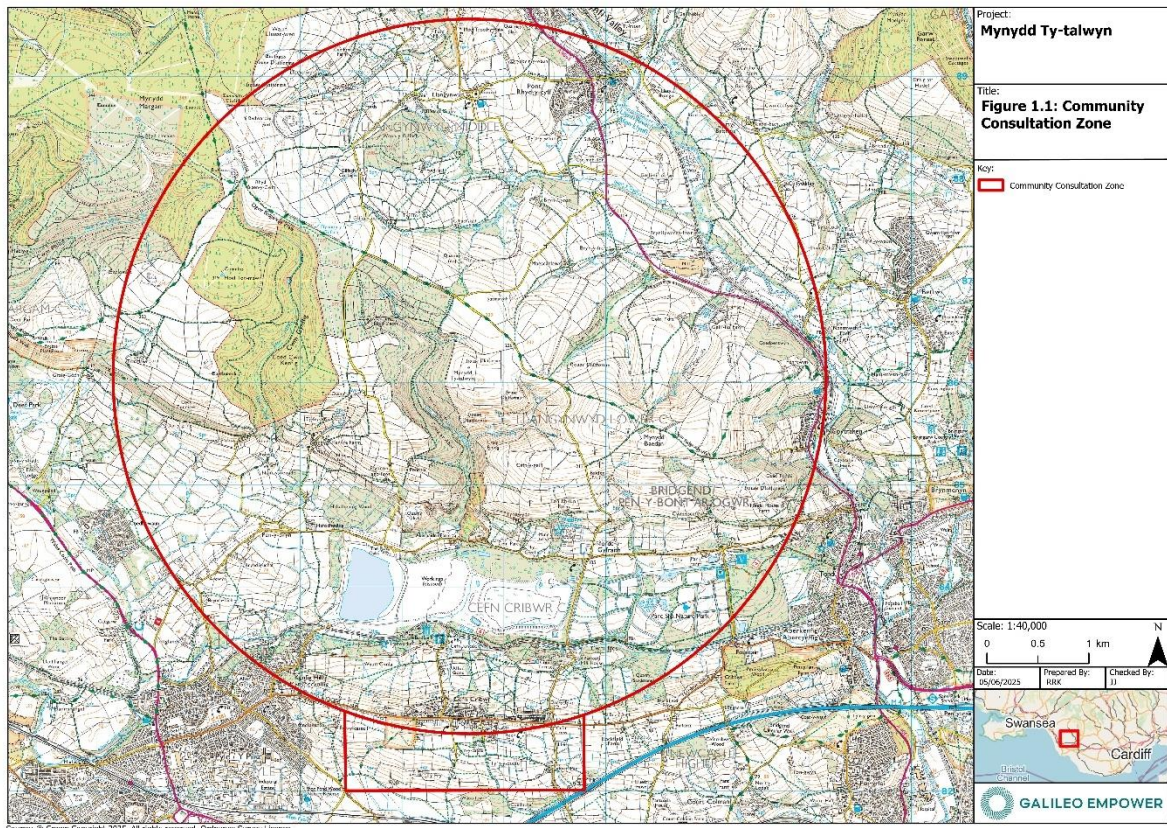


Figure 2: Community Consultation Zone

- 5.5. Other key stakeholder such as local Members of Parliament, the local Member of Senedd, the ward councillors at Bridgend Country Borough Council and Neath Port Talbot Council and representatives of local community councils were included in the stakeholder database.

Community Engagement Approach

Informal Non-statutory Consultation

- 5.6. The Applicant undertook early engagement with communities to help identify key considerations for the Proposed Development. Initial contact was made with community councils, ward councillors, Members of Parliament, Members of Senedd and residents who live within 3.5 km of the Proposed Development (and including Cefn Cribwr). This initial contact in letter form provided an overview of the Proposed Development and an invitation to meet with the Project Team and attend the first round of public consultation events. Leaflets were then sent to all residential and business properties within the consultation zone to also inform them of early plans of the Proposed Development and to invite them to the first round of public consultation events.

- 5.7. The first round of public consultation events were held at:

- Kenfig Hill RFC on 20th September 2023; and
- Maesteg Sports and Social Club on 21st September 2023.

- 5.8. At these events, information boards were on display to provide attendees more detailed information about the Applicant and Proposed Development. The information displayed was also available to view on the project web page, in both English and Welsh.
- 5.9. Although the Applicant sought feedback from the community at every stage of development, principally feedback was gathered verbally at public consultation events, meetings during the consultation period and from feedback forms which were available at the events and online. A total of 62 people attended the non-statutory informal public consultation events and a total of 95 feedback forms were submitted.
- 5.10. Feedback from the public consultation events is included in the **Pre-Application Consultation Report**, submitted as a standalone report within the DNS Application.

Community Liaison Group

- 5.11. A Community Liaison meeting was held on 5 March 2024, attended by local Councillors. This included discussion on feedback on ideas received from the Informal Non-statutory Consultation and on potential elements of the Community Wealth Fund.
- 5.12. Workshops will be ongoing throughout the lifecycle of the project up to construction in order to build on the relationships, knowledge and experience of the communities, and to further establish how the community benefits will be delivered to the local area.

Statutory Pre-Application Consultation

- 5.13. The Applicant presented the final detailed plan of the Proposed Development to the community in the form of a Pre-Application Consultation (PAC), for a period of six weeks. The project web page was updated to include any changes to the information being presented on the Proposed Development, and to publish the draft ES and associated application documents.
- 5.14. The PAC period started on 26th April 2025, when the website updates went live, and ran until 8th June 2025. The second round of public consultation events were held at:
- Cefn Cribwr Athletic Club on 29th April 2025;
 - Llangynwyd Village Hall on 30th April 2025; and
 - Coytrahen Community Centre on 30th April 2025.
- 5.15. At these events, information boards were on display showing how the Proposed Development has evolved in response to feedback from previous public consultation events and other key stakeholders as well as environmental data gathered as part of the survey effort. The environmental and community benefits of the proposal were also presented. The information displayed was also available to view on the project web page, in both English and Welsh.
- 5.16. Feedback forms were available at the events as well as online forms to allow local residents to provide their feedback on the revised development.
- 5.17. A total of 91 people attended the statutory PAC events and a total of 88 feedback forms were submitted.
- 5.18. Further information on the process leading up to PAC, the responses from communities and statutory consultees, and the resultant changes as a result of the consultation are presented in the **Pre-Application Consultation Report**.

Community Council Meetings

- 5.19. Throughout the consultation and design development process, host and neighbouring community councils have been contacted to inform them of the Proposed Development, invite them to a preview meeting, consultation events and to allow them the opportunity to provide early feedback on the Proposed Development.
- 5.20. Meetings with community councils were held in person. The attendees and topics discussed at such meetings are provided in the **Pre-Application Consultation Report**.

6. Community Benefit

- 6.1. Community benefit funds present an opportunity for substantial investment in local communities, amenities and economic development.
- 6.2. Examples of where funds have been utilised for other projects include support for energy saving measures, decarbonisation of residential properties in the local area, infrastructure including community buildings or energy saving projects, community transport, support for mental health, economic support for local businesses exploring options to maximise the value of investment by providing match funding, courses for training and re-skilling and training facilities such as community hubs and environmental projects including community woodlands and shared gardening space.
- 6.3. It is important to note that wider social value may also arise from these investments including community participation, resilience, wellbeing, cohesion and civic pride. These are aligned to the goals for the Well-being of Future Generations Act.
- 6.4. In line with industry best practice, the Applicant is offering a community wealth fund of £5,000 per MW of installed capacity¹ for the duration of the operational lifetime of the development. If the proposed layout is achieved, this will equate to £215,000 per annum and over £10 million over the lifetime of the development.
- 6.5. The Applicant will look to engage and involve the local community and identify a suitable community vehicle for the Community Wealth Fund and Shared Ownership opportunity and seek to formalise the relationship between the developer and the community entities as appropriate.
- 6.6. The Community Wealth Fund will be index linked from the date of first generation and will be administered by the appropriate local voluntary organisations. The Applicant will seek to enter into a Memorandum of Understanding (MOU) with the voluntary organisations to secure this funding and prior to the first payment being made, an agreement will be made which will set out any rules of how funds can be spent. Discussions on the MOU are underway with Neath Port Talbot Community Voluntary Services (NPTCVS) and Bridgend Association of Voluntary Organisations to administer the Community Wealth Fund – it is expected the MOU will be signed within the validation period for this planning application. The Applicant is keen not to limit how the community chooses to spend the community wealth fund with the rules only preventing funding going to, for example, political interests, criminal activities, and so on. The Applicant wishes to ensure that the Community Wealth Fund remains flexible for the duration of the operational lifetime of the development as it is understood that local needs change as a result of many different factors.
- 6.7. Notwithstanding the above, the Applicant wishes to collaborate with residents to design an innovative approach to community investment.

Renewable Electricity Discount (RED) Scheme

- 6.8. The Applicant is offering the option for the community to use a portion of the community wealth fund to discount bills of those living closest to the Proposed Development. Boundaries for which residents will receive funding from the discount scheme will ultimately be dictated by the

¹ For the wind element of the project.

community. If there is interest from the local community to opt for a RED scheme, the Applicant is dedicated to supporting the community to find the best way to distribute funds.

Construction Community Fund

- 6.9. The Applicant will make a fund available to the local community during the construction phase of the development in order to offset any inconvenience caused by the Proposed Development. Details of such fund will be finalised prior to the commencement of construction.

Sponsorship Opportunities

- 6.10. The Applicant is providing sponsoring funding to Cefn Cribwr Football Club (FC) in 2024 and 2025, to allow them to purchase new kit. The Applicant is open to continue to sponsorship activities throughout the development phase with both Cefn Cribwr FC and other community groups.

Local and Shared Ownership

- 6.11. The Applicant is offering the local community the opportunity to take up to 10 % ownership of the Proposed Development. If interest is expressed by the local community the mechanism for which ownership will take will be established over the years prior to construction. The Applicant is dedicated to finding a mechanism which works for the local community to ensure maximum benefits from the Proposed Development can be realised. Discussions with local community organisations are underway and we are looking to sign an MOU at the earliest opportunity.

7. Governance and Management Framework

- 7.1. The Applicant recognises that effective governance of community benefits and shared ownership arrangements is essential to build trust, ensure transparency and maximise local value over the lifetime of the project. In accordance with the *Welsh Government's Local and Shared Ownership of Energy Projects in Wales - Guidance* (June 2022), the following framework outlines how the community benefits and ownership mechanisms will be governed, administered and reviewed.
- 7.2. The governance approach for the Mynydd Ty-talwyn Energy Park is based on the following principles:
- **Transparency:** all benefit-related decisions, fund allocations and outcomes will be audited, reported and publicly accessible;
 - **Inclusivity:** local stakeholders will be represented in decision-making bodies;
 - **Accountability:** decision-making processes will be formulated, formally documented and subject to ongoing update and review;
 - **Flexibility:** governance structures will evolve in response to community needs, evolving Welsh policy and feedback over the Proposed Development's operational lifetime; and
 - **Sustainability:** benefits will be managed to ensure long-term, sustainable impact beyond the operational life of the Proposed Development.
- 7.3. A review of the shared ownership governance model will take place periodically (timing to be decided by the community wealth panel (see Community Wealth Fund Administration below), once established) to ensure it remains fit-for-purpose and reflective of community needs and capacity.

- 7.4. Following the decommissioning of the project, any remaining funds or assets held by the Community Wealth Fund will, by agreement, be transferred to a local charitable trust or successor organisation with a remit to continue supporting sustainability and wellbeing initiatives in the Bridgend and Neath Port Talbot area.

Community Benefit Fund Administration

- 7.5. A community benefit panel will be established to oversee the operation of the fund. The panel will act independently of the Applicant once established, and will include representation from the following stakeholder groups:
- **Local community councils:** up to three representatives from host and neighbouring wards within 5 km of the site;
 - **Voluntary and Third-Sector Organisations:** one representative from each organisation that has signed an MOU with the Applicant;
 - **Developer Representative:** one representative from the Applicant (non-voting, advisory role only); and
 - **Independent Chair:** appointed jointly by the panel and the Applicant to oversee impartiality and ensure decisions are fair and evidence based.
- 7.6. The organisation representative (or panel of representatives) will act independently of the Applicant once established. The panel will be responsible for:
- Establishing eligibility criteria and assessment processes for the fund;
 - Reviewing funding applications;
 - Ensuring that funded projects align with community priorities and the Well-being of Future Generations (Wales) Act (2015);
 - Overseeing the distribution and finance of funds;
 - Preparing the annual public report on fund activity; and
 - Conducting periodic reviews to assess the fund's effectiveness and alignment to the community priorities.

Shared Ownership Governance

- 7.7. A structure will be established to enable up to 10 % community ownership of the Mynydd Ty-talwyn Energy Park.
- 7.8. Membership will be open with a preference for residents within the host communities. Governance will be responsible for overseeing investment and shareholding arrangements, managing and distributing any surplus profits for community wealth, maintaining compliance with Financial Conduct Authority regulations, publishing annual financial accounts and a community impact statement.
- 7.9. The Applicant will maintain an advisory role during establishment. Once operational, the organisation will function independently and transparently with accountability.

Oversight and Transparency

- 7.10. To maintain public confidence, all community wealth and ownership activities will be subject to a structured reporting regime which will include an annual report summarising:

- Community wealth fund income;
- Fund allocations;
- Case studies of supported projects;
- Shared ownership framework;
- Performance;
- Community reinvestment;
- Social outcomes;
- Evaluation of governance effectiveness; and
- Any recommended adjustments.

7.11. All reports will be published in both Welsh and English on the project website, shared with community councils and local authorities and archived for public access. All funding applications and awards will also be recorded and published online through the project website (see **Section 10** for more information).

8. Delivery Timeline

8.1. **Table 8.1** below outlines the indicative timeline of delivery of the community benefits for the Proposed Development.

Table 8.1: Indicative Community Benefits Timeline

Phase	Key Milestones	Benefit Actions
Pre-Construction (2026 – 2028)	Finalise Governance model. Finalise MOUs for Community Benefit Fund with voluntary organisations. Establish Community Benefit Panel. Draft governance charter.	Ongoing community benefit workshops. Early capacity building workshops for community representatives. Progress relationships with potential local contractors/suppliers.
Construction (2029 – 2031)	Mobilisation and works commencement.	Launch Construction Community Fund. Ongoing local supply chain engagement.
Operational Year 1 (2032)	First generation - start of benefit payments.	Community Wealth Fund first distribution. Formal equity transfer.
Years 2 – 5	Consolidation period.	Annual monitoring reports. Evaluation of first-round funded projects. First report publication.
Year 5 Review	Five-year governance and outcomes review.	Adjust fund focus if community priorities or Welsh policy change.
Ongoing	50-year operational lifetime.	Continuous fund operation. Periodic dividends. Audit, review, public reporting.

9. Risks and Mitigation

9.1. **Table 9.1** below outlines the risks and indicative mitigation for the delivery of community benefits for the Proposed Development.

Table 9.1: Risks and Mitigation for Community Benefits

Risk Category	Description	Mitigation/Management Action
Financial Delivery	Lack of community investment interest in shared ownership scheme.	Partner with voluntary organisations to promote local investment opportunities and provide early financial literacy support. Progress community benefit workshops to ensure alignment to community needs.
Governance Capability/Capacity	Local panel lacks resources or expertise.	Provide initial facilitation and training via voluntary organisations. Appoint independent chair for first two years.
Community Expectations	Misalignment between community priorities and available funding.	Conduct periodic community surveys. Publish transparent funding criteria and reports on fund benefits/case studies. Continue community benefit workshops.
Construction Impacts	Short-term disruption causing reputational risk.	Maintain Construction Community Fund. Establish a complaints and response procedure.
Policy/Market Change	Variations in energy prices affecting shared ownership returns.	Review financial model every 5 years. Adjust dividend expectations accordingly. Continue financial auditing of the fund management.

10. Monitoring, Reporting and Evaluation

- 10.1. In line with Local and Shared Ownership Guidance for Energy Projects in Wales (2022), a structured monitoring and reporting programme will be implemented to measure delivery of benefits, as per **Table 10.1**.

Table 10.1: Indicative Monitoring and Reporting Programme for Community Benefits.

Theme	Key Performance Indicator (KPI)	Reporting Frequency	Responsible Party
Community Benefit	Annual value distributed Number of projects supported Total beneficiaries	Annual	Community Benefit Panel
Shared Ownership	Annual returns Reinvestment value	Annual	Board with Applicant
Local Employment	% of contracts to Welsh/local businesses Apprenticeships/internships created	Annual	Construction Contractor/Applicant
Environmental Enhancements	% of habitat management plan actions completed Biodiversity net gain achieved	Biennial	Ecological Clerk of Works (ECoW)/Panel/Applicant
Engagement & Transparency	Number of public updates/meetings held Number/consistency of reports on fund progress	Annual/Five yearly	Applicant

- 10.2. Results will be collated in an Annual Benefits Report published on the project website. In accordance with the governance and management framework, the Applicant is committed to full transparency in line with Welsh Government expectations.

11. Summary of Commitments

- 11.1. As outlined above, the Applicant is committed to providing lasting, meaningful benefits to those living closest to the Proposed Development. In summary, the Proposed Development proposed the following outcomes in **Table 11.1**, leading to lasting and sustainable benefits to the local communities:

Table 11.1: Outcomes of the Proposed Development Community Benefits.

Outcome Area	Target / Measure	Anticipated Impact
Local Economic Benefit	£9.5 m GVA during construction £522k per year during operation	Increased local employment and procurement opportunities Boost the local economy
Community Investment	£5,000 per MW per year (approximately £215 k annually)	Over £10 million lifetime investment in local priorities A flexible approach to the community benefit package
Shared Ownership	Up to 10 % community profit share	Reinvestment in local community
Biodiversity Net Gain	> 10 % gain	Habitat and species enhancement across 93.1 ha to promote local biodiversity
Energy Supply	Generating 93.5 MW of renewable energy	Annually supply the equivalent of approximately 57, 656 homes Economic benefit to the area from exporting electricity to the national grid
Carbon savings	1,695,193 tCO ₂ e saved against grid mix electricity generation, and 3,647,115 tCO ₂ e saved against fossil fuel mix	Reducing carbon emissions over the 50-year lifespan Supporting reduction in climate change impacts
Transparency	Annual published reports and open governance	Public accountability and long-term trust