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## Notice of initiation of a building plan

Start of publication: 01.09.2017

End of publication: indefinite

The Pärnu Linnavalitsus publishes a notice pursuant to [paragraph 128\(7\) of the planning Law \(plans\)](#).

The Municipality of Pärnu hereby informs that, by Decision No 75 of the Municipal Council of Pärnu of 17.08.2017, a building plan for Raba tn 34 has been drawn up.

On 21.10.2016, the locality OÜ submitted to the planning Department of the Municipality of Pärnu, Raba tn 34, a proposal for a zoning plan for the land, which envisaged the construction of a solar power plant (with a nominal capacity of 5,75 MWh) on the closed Rääma landfill site and the carrying out of less extensive waste management operations (storage, sorting). It is planned that electricity will be produced for local businesses and the urban economy, and the excess will be sold to the local electricity network holder. No change to the boundaries of the land and/or division into plots is planned. The post-cadastral land use target on the land is 100% of the landfill site, while the land use control function according to Pärnu Municipal Plan is general land (MST). The zoning plan shall provide for the conversion of the land use control function as defined in the master plan from the land use area (MOA) to the production area (T). It is therefore a building plan which amends the existing master plan.

The task of drawing up the zoning plan is to identify the options for the construction of a solar power station on the Raba tn 34 site (closed Rääma landfill site) and, if necessary, to carry out less waste management operations, to determine the building right and the land use management function of the zoning area, to identify architectural and urban conditions, as well as traffic, parking and green solutions. When the zoning plan is drawn up, the basic design of the urban development plan of the town of Pärnu is changed: the land use control function of the land is converted from the mainland (land area) to the production area (land area) (T).

Planning approaches: the planning solution must be compatible, valorised and take into account the surrounding environment and urban space; the solar power plant, together with the infrastructure serving it, must be designed in such a way as to prevent damage to the coatings of the sealed landfill site, both at the time of its construction and at a later stage of its use; the development of an appropriate solution requires additional expertise and/or the preparation of a strategic environmental impact assessment; parking and greaving to meet current standards; the activities planned by the zoning plan must not lead to significant disturbances and, if necessary, to remediation within urban areas.

Reference to the related legislation: [https://amphora.lv.parnu.ee/AMPHORA\\_PUBLIC/index.aspx?itm=1553501](https://amphora.lv.parnu.ee/AMPHORA_PUBLIC/index.aspx?itm=1553501)

Pärnu Linnavalitsus of  
Greater SEPA 16, 80098 Pärnu  
Telephone: 4448200  
E-mail: [linnavalitsus@lv.parnu.ee](mailto:linnavalitsus@lv.parnu.ee)

Contact details of the publisher:  
Counsellor to the Council Triin Tõnts  
Telephone: 444 8103  
E-mail: [triin.tonts@lv.parnu.ee](mailto:triin.tonts@lv.parnu.ee)

Notice number 1186762