



Application by BSSL Cambsbed 1 Limited for Development Consent for East Park Energy for the construction, operation, maintenance, and decommissioning of a new ground-mounted solar photovoltaic energy generating station and an associated on-site BESS on land to the north-west of St Neots. The Scheme also includes the associated infrastructure for connection to the national grid at the Eaton Socon National Grid Substation

Case reference: EN010141

Examining Authority's note of unaccompanied site inspection (USI) to which the application or specified matters relates on 7 January 2026

Examining Inspector Graham Sword (the person appointed as the Examining Authority for the application for East Park Energy) undertook the inspections on 7 January 2026.

The inspection was undertaken by car and on foot on public roads and footpaths. A route was planned having regard to issues raised in relevant representations, enabling the panel to obtain views of the general site and immediate environment (Inspection 1).

This note is a brief record to inform the Applicant, Interested Parties and other parties of the actions taken by the Examining Authority (ExA).

Weather was overcast with sunny spells and temperatures ranging from 3-6 Centigrade. Time of visit 0900 - 1500 hours 7 January 2026.

The ExA departed St Neots at 0840 and drove towards Swineshead via the A1 and B645 turning right onto High Street Lane and parking near St Nicholas Church. The ExA walked in a northerly direction along Sandy Lane before turning right on to a public footpath and walked across fields looking in a south easterly direction towards the application site before exiting back on to High Street.

The ExA then travelled towards Green Ends parking on the B660 and walking in a southerly direction towards Brook End, taking in views across fields to the east and west, and potential impacted receptors before returning back in a northerly direction.

The ExA then travelled back towards Pertenhall and Swineshead via Swinsehead Road to Risley and then along Keysoe Road towards Keysoe before heading back towards Green End.

The ExA then travelled onto Little Staughton and parked adjacent to the All Saints Church. The ExA walked in a westerly direction down Church Lane and turned right on to Spring Hill, left onto Green End, and left onto to both the Byway Open to All traffic and the public right of way adjacent to the Crown Inn pub. Walking approximately 800 metres on each in a southerly direction taking in views to the west, before returning to Church Lane.

The ExA then travelled to Great Staughton and parked on the B645 adjacent to a school and walked back in westerly direction along Causeway and then onto The Town for approximately 1.5km. The ExA then travelled down Moor Road for approximately 1.5km taking in views across the application site to the west.

The ExA then travelled towards Duloe and then on towards the Eaton Sucon power station via Bushmeads Road.

The ExA then ended the USI and returned to St. Neots at 15:30.