The Planning Inspectorate
Temple Quay House
Bristol
BS1 6PN

Our ref: OR-0005246/01
Your ref: EN010153
Date: 06 July 2026

To whom it may concern

DEADLINE 4 – ENVIRONMENT AGENCY RESPONSES TO THE EXAMINING AUTHORITY'S SECOND WRITTEN QUESTIONS (EXQ2).

EAST PARK ENERGY

Thank you for consulting us on the Examining Authority's second written questions and requests for information (ExQ2). We provide our responses in Appendix 1.

Environment Agency position

Overall, we are satisfied that we are in continuing productive discussions with the Applicant. The only outstanding matters relate to Decommissioning and Battery Energy Storage Systems. We are proactively working with the applicant and their representatives to finalise this agreement and expect the updated documents to be submitted at Deadline 4.

Yours faithfully

[redacted]

Planning Advisor

niteam@environment-agency.gov.uk

Appendix 1 – Environment Agency's response to second written questions (ExQ2)

1. Land Use and soils

Ref:	Question to:	Question:	Environment Agency response:
Q2.7.3	Environment Agency	**Decommissioning:** The oDEMP [REP3-054] states that 'infrastructure that is more than 1m below ground level, such as cable conduit and casing will only be left in place where the damage caused by recovering them is considered greater than the environmental benefits of recovering and recycling them'. Please confirm, noting NPS EN-3 paragraph 2.10.60 which sets out an expectation to dig up cabling, whether this would allow for the prior use of the land to continue, including with any potential for future degradation of infrastructure remaining and any subsequent potential for future contamination of the land?	The Applicant's assessment of whether cable conduit and casing should be left in-situ must be updated in line with best practice and guidance at the time of decommissioning. The assessment should also cover aspects, not limited to: • the prior usage maximum depth of impacts, e.g. in the case of arable agriculture, root depth and plough depth. • the degradation of the materials that have been chosen. • Soil and ground conditions. The Applicant must demonstrate that the risk was suitably low for assets to remain in-situ at the time that the decommissioning is being conducted.

2. Water Environment

Ref:	Question to:	Question:	Environment Agency response:
Q2.10.4	Environment Agency	**Flood Maps – Surface Water Climate Change:** The Environment Agency updated the Flood Map for Planning on 28 May 2026 to add surface water climate change events and depth layers. Have you reviewed this information, and does it have any implications for the	We have reviewed Figures 11a, 11b, and 12c of the Flood Risk Assessment [REP3-038] against the 1% AEP (1 in 100) plus climate change (2070s Upper Allowance) water depths from the Surface Water Spatial Planning product (published 28 May 2026).

		scheme and submitted documentation? If so, please provide further details and comments.	This review indicates that all solar PV panels would be located above the design flood level. In addition, the proposed Battery Energy Storage System and substation are shown to be outside areas of flood risk for the design event indicated by this dataset. Whilst we are satisfied that publication of this recent dataset does not alter the conclusions of the Flood Risk Assessment, we have asked the Applicant to confirm their assessment against the Surface Water Spatial Planning product in the context of the proposed development.