



EAST PARK ENERGY

East Park Energy

EN010141

Statement of Commonality

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EAST PARK ENERGY

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Statement of Commonality

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1.0 INTRODUCTION

1.1 Purpose of this Document

- 1.1.1 This Statement of Commonality (the ‘Statement’) has been prepared on behalf of BSSL Cambsbed 1 Ltd (the ‘Applicant’) in respect of the application for development consent for the East Park Energy project (the ‘Scheme’). An application for development consent for the Scheme was made on the 3rd October 2025, and subsequently accepted for examination by the Planning Inspectorate on 30th October 2025.
- 1.1.2 The Statement has been prepared to provide the Examining Authority (ExA) with a summary of the latest position of all Statements of Common Ground (SoCG) being prepared by the Applicant.
- 1.1.3 This Statement will be updated as required during the examination to reflect the progress that has been made on SoCGs.
- 1.1.4 This Statement is **Revision P05** and has been submitted at **Deadline 8**.

1.2 Document Structure

- 1.2.1 This Statement is structured as follows:
- **Section 1: Introduction** – provides an introduction to the document and sets out the structure of the Statement;
 - **Section 2: Statements of Common Ground** – provides a summary of the current status of all Statements of Common Ground, structured by examination deadlines;
 - **Section 3: Statement of Commonality** – provides a summary of the commonality between Statements of Common Ground, setting out matters that are ‘agreed’, ‘under discussion’, or ‘not agreed’.
 - **Section 4: Summary of Progress** – provides a brief summary of the progress made on Statements of Common Ground, as well as next steps.

2.0 STATEMENTS OF COMMON GROUND

2.1 Approach to Statements of Common Ground

2.1.1 The Applicant began preparing SoCGs following acceptance of the application for examination. Each of the SoCGs being prepared has a consistent approach and structure, setting out:

- The role of the relevant organisation or interested party in the DCO process and a summary of consultation undertaken;
- The matters which are agreed, under discussion, or not agreed; and
- A signing sheet, to be completed once the SoCG is considered final.

2.1.2 The Applicant is preparing SoCGs with the following organisations as directed by the ExA in Annex B of the **Rule 8 Letter [PD-006]**:

- Local Authorities:
 - Bedford Borough Council;
 - Cambridgeshire County Council; and
 - Huntingdonshire District Council.
- Prescribed Consultees:
 - Environment Agency;
 - Historic England;
 - National Highways; and
 - Natural England.
- Statutory Undertakers:
 - National Grid Electricity Transmission.
- Other:
 - Cambridgeshire Fire and Rescue Service

2.1.3 **Table 1** presents a summary of the current position of each of the above SoCGs.

Table 1: Current position of each Statement of Common Ground

Organisation	Applicant's Document Reference	Revision	Deadline 1: 7 th April 2026	Deadline 2: 28 th April 2026	Deadline 3: 26 th May 2026	Deadline 4: 10 th July 2026	Deadline 5: 21 st July 2026	Deadline 6: 18 th August 2026	Deadline 7: 1 st Sept. 2026	Deadline 8: 11 th Sept. 2026
Local Authorities										
Bedford Borough Council	EN010141/DR/8.13	P03	Draft shared with BBC – No comments received	Version P01 submitted and has been reviewed by BBC	-	-	Version P02 submitted.	-	-	Version P03 submitted. Final (Signed) – all matters finalised.
Cambridgeshire County Council	EN010141/DR/8.15	P03	Draft shared with CCC – No comments received	Version P01 submitted and has been reviewed by CCC	-	-	Version P02 submitted.	-	-	Version P03 submitted. Final (Signed) – all matters finalised.
Huntingdonshire District Council	EN010141/DR/8.14	P03	Draft shared with HDC – No comments received	Version P01 submitted and has been reviewed by HDC	-	-	Version P02 submitted.	-	-	Version P03 submitted. Final (Signed) – all matters finalised.
Prescribed Consultees										
Environment Agency	EN010141/DR/8.17	P03	Version P01 submitted and has been reviewed by EA	-	-	Version P02 submitted. All matters agreed. Not yet signed.	-	-	-	Version P03 submitted. Final (Signed) – all matters agreed.
Historic England	EN010141/DR/8.19	P02	Version P01 submitted and has been reviewed by HE	-	-	Version P02 submitted. Final (Signed) – all matters agreed.				
National Highways	EN010141/DR/8.16	P03	Version P01 submitted and has been reviewed by NH	-	-	Version P02 submitted. All matters agreed. Not yet signed.	-	-	-	Version P03 submitted. Final (Signed) – all matters agreed.
Natural England	EN010141/DR/8.18	P03	Version P01 submitted and has been reviewed by NE	Version P02 submitted. All matters agreed. Not yet signed.	-	-	-	-	-	Version P03 submitted. Final (Signed) – all matters agreed.
Statutory Undertakers										
National Grid Electricity Transmission	EN010141/DR/8.20	P01	Draft shared with NGET – remains under discussion	Version P01 submitted and has been reviewed by NGET	-	-	-	-	-	Version P02 submitted. Final (Signed) – all matters agreed.
Other										
Cambridgeshire Fire and Rescue Service	EN010141/DR/8.6	P01	Version P01 submitted. Final (Signed) – All matters agreed.							

3.0 STATEMENT OF COMMONALITY

3.1 Approach to Statement of Commonality

- 3.1.1 This section of the Statement sets out the ‘commonality’ or current agreement status for each of the topics set out in the SoCGs. This is presented in **Table 2** on the following page by topic and by Party to a SoCG.
- 3.1.2 The table includes colour coding to identify whether a matter is agreed, under discussion, or not agreed. Where a topic is not relevant to a Party, the relevant cell has been greyed out. The colour coding used is as per the key below:

Status	Colour Code
Matter agreed	
Matter under discussion	
Matter not agreed	
Matter not relevant to Party for purpose of SoCG	

Table 2: Summary of Commonality

Topic (Right) Organisation (Below)	Draft DCO	Other Consents and Licences	Control Documents	Project Benefits	Landscape and Visual	Glint and Glare	Cultural Heritage	Archaeology	Ecology and Biodiversity	Habitats Regulations Assessment	Flood Risk and Drainage	Water Quality and Resources	Traffic and Transport	Noise and Vibration	Air Quality	Ground Conditions	Land Use and Soils	Socio Economics	Climate Change	Human Health	Waste	Major Accidents and Disasters	Electromagnetic Fields	Cumulative Effects	Compulsory Acquisition
Local Authorities																									
Bedford Borough Council																									
Cambridgeshire County Council																									
Huntingdonshire District Council																									
Prescribed Consultees																									
Environment Agency																									
Historic England																									
National Highways																									
Natural England																									
Statutory Undertakers																									
National Grid Electricity Transmission																									
Other																									
Cambridgeshire Fire and Rescue Service																									

4.0 SUMMARY OF PROGRESS

4.1 Introduction

- 4.1.1 This section of the Statement sets out a summary of the progress reached in achieving a final SoCG, as well as any principal remaining areas of disagreement and next steps to resolving them (if possible).

4.2 Summary of Progress

Host Authorities

- 4.2.1 The Applicant has submitted final, signed SoCGs with the Host Authorities at Deadline 8.
- 4.2.2 The principal areas of disagreement with the Host Authorities relate to:
- **Draft DCO terminology** – BBC and HDC consider that Schedule 1 of the draft DCO should distinguish between works that are permanent and those that are temporary in the context of the Scheme’s 40-year operational life. BBC raises the same issue in relation to the highway and access works identified in Schedules 5, 7 and 8. The parties remain in disagreement as to whether further drafting is necessary to define or limit the duration of those works.
 - **Biodiversity net gain** – All three Host Authorities consider that the Applicant’s committed minimum biodiversity net gain outcomes should be secured on the face of the DCO through Requirement 4. These comprise minimum net gains of 70% in area-based habitat units, 30% in hedgerow units and 5% in watercourse units. The parties remain in disagreement over whether a specific BNG provision should be included in Requirement 4.
 - **Discharge of Requirements** – BBC considers that the standard period for determining applications under the DCO Requirements should be increased from eight weeks to at least 13 weeks, and that the determination period should commence only once an application, or any

further information, has been validated by the relevant authority. BBC also seeks greater flexibility regarding consultation with statutory and other bodies. These proposed amendments to Part 2 of Schedule 2 remain not agreed.

- **PRoW enhancements, permissive paths and related benefits** – BBC and CCC remain dissatisfied with the extent, status and specification of the permissive paths proposed by the Scheme. BBC considers that the paths are temporary, do not provide a comprehensive active travel network and should attract very limited or no weight. It also considers that further PRoW improvements and connections should have been delivered. CCC seeks either additional permissive paths and enhanced access status or funding towards improvements to the wider PRoW network. CCC also seeks more prescriptive approval for any temporary or permanent closure of the Site C permissive paths.
- **Use of PRoW by Scheme vehicles and user safety** – BBC retains an in-principle objection to the use of identified footpaths and bridleways by Scheme vehicles. BBC considers that alternative access routes have not been adequately demonstrated and that the measures in the oPROWMP do not sufficiently address matters including active travel, technical standards, betterment, maintenance, temporary closures and diversions, and the safety of equestrian and other users.
- **Skylark mitigation and research** – CCC considers that there remains insufficient evidence from operational NSIP-scale solar farms to demonstrate that the loss of skylark territories would be offset through increased breeding productivity and improved foraging habitat. CCC therefore seeks a commitment to contribute towards research into the effects of large-scale solar development on local skylark populations.
- **All Saints Church, Little Staughton** – BBC and the Applicant remain in disagreement over the degree of harm and significance of the effect upon the setting of the Grade I listed All Saints Church. BBC considers that the Scheme would cause less than substantial harm around the midpoint of the relevant scale and that the effect would be significant for EIA purposes.

- **Underground conduit following decommissioning** – BBC objects to the possibility of plastic cable conduit or casing being left in situ following decommissioning. It's concern is that the potential long-term effects of degradation and microplastics entering soils have not been sufficiently addressed.

4.2.3 The Applicant has provided its position on each of these matters within the final Statements of Common Ground submitted at Deadline 8.

Environment Agency

4.2.4 The Applicant has submitted a final, signed SoCG with the Environment Agency at Deadline 8 with all matters agreed.

Historic England

4.2.5 The Applicant has submitted a final, signed SoCG with Historic England at Deadline 4 with all matters agreed.

National Highways

4.2.6 The Applicant has submitted a final, signed SoCG with National Highways at Deadline 8 with all matters agreed.

Natural England

4.2.7 The Applicant submitted a final, signed SoCG with Natural England at Deadline 8 with all matters agreed.

National Grid Electricity Transmission

4.2.8 The Applicant has submitted a final, signed SoCG with National Grid Electricity Transmission at Deadline 8 with all matters agreed.

Cambridgeshire Fire and Rescue Service

- 4.2.9 The Applicant submitted a final agreed and signed SoCG with Cambridgeshire Fire and Rescue Service at Deadline 1, with no areas of disagreement.