



Planning Inspectorate

Application by Photovolt Development Partners (PVDP) on behalf of SolarFive Ltd for the Botley West Solar Farm Project

Case reference: EN010147

Examining Authority's note of unaccompanied site inspection 4 (USI4) to which the application or specified matters relates on Thursday 27 February 2025

Katharine Metcalfe of the Examining Authority (ExA) for the application for the Botley West Solar Farm Project undertook the inspection between 09:00 to 15:30 on Thursday 27 February 2025.

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

The ExA used a combination of driving and walking routes to experience and record the local area, the details of which are broadly summarised below. All inspections took place from a public highway, public footpath or public place.

The weather was clear and bright, affording good visibility from the viewpoints observed. The following is a summary of the visit:

The ExA travelled on the A34 and A420 to Cumnor to stop at the top of Tumbledown Hill to observe landscape views looking north.

From here the ExA continued town Tumbledown Hill, turning right onto Eynsham Road to observe views along this road, including Red House Farm.

Driving back in a north-westerly direction, the position of the Milestone at NGR SP4468 0725 was noted.

The ExA then drove into Eynsham and walked around the Conservation Area. From here, the ExA down towards Eynsham Mill and stopped on the drive to look in a northward direction and also stopped in the drive of City Farm to consider views to the east.

The ExA then drove on the A40 and local roads through Cassington Village and Burleigh Road to Burleigh Farm, stopping just past the railway bridge to observe views from this location. Burleigh Farm was also noted.

From here, the ExA took the A4095 to Bladon and parked at the east end of Heath Lane. The footpath was taken in a north easterly direction to the junction, from where the ExA walked west towards the village, observing the conservation area and listed buildings and in particular St Martin's Church.

The ExA then drove north on the A4260, stopping in a layby close to Shipton Slade Farm. From here, the ExA took the footpath west towards Woodstock and then south towards Shipton Slade Farm, observing the long views, buildings and ground conditions along the way.

The ExA drove along the B4027 and stopped in a layby close to the Oxford School of Drama. A local footpath was taken north to the path known as Ackerman Street and from here, the ExA walked both east and west to observe long range views. A triangular route was then taken around Sansom's Platt.

Following this, a walk was taken around Wootton Village, observing the Conservation Area and St Mary's Church.

The topography of the landscape, views from public footpaths, the drainage conditions of the soil and the general ambience of the locality were observed throughout.