

Application by Beacon Fen Energy Park Limited for an Order Granting Development Consent for the Beacon Fen Energy Park Project

Agenda for Compulsory Acquisition Hearing (CAH1) dealing with matters relating to compulsory acquisition (CA) and temporary possession (TP):

Hearing	Date and Time	Location
Compulsory Acquisition Hearing (CAH1) on the applicant's overall case for compulsory acquisition and temporary possession and site/plot specific issues	Tuesday 11 November 2025 Registration process from: 09:30 Hearing starts: 10:00	All hearings will be blended events at: The Barn Hotel, Toll Bar Road, Marston, Grantham NE32 2HT And By virtual means using Microsoft Teams Full instructions on how to join online or by telephone will be provided in advance to those who have pre-registered.

Agenda

1. Welcome, introductions, arrangements for the Hearing

2. Purpose of the CAH

A Compulsory Acquisition Hearing (CAH) is being held to:

- ensure adequate examination of the provisions within the dDCO seeing to authorise the CA of land and/or rights over land;
- assess whether the conditions relating to the land and/or rights being required for the proposed development or required to facilitate or be incidental to that development are met;
- assess whether there is a compelling case in the public interest for the land to be acquired compulsory; and
- To discharge the Examining Authority's (ExA) duty to hear persons affected by CA and TP proposals (affected persons (APs)) who request to be heard.

This discussion will be informed by written submissions received up to this point of the examination, with a particular focus on, but not limited to:

- Statement of Reasons [APP-042];
- Funding Statement [APP-043];
- Book of Reference (BoR) [REP2-008/009];
- Schedule of Changes to the BoR [REP2-010];
- Detailed Land and Rights Negotiations Tracker [REP2-011/012];
- Draft Development Consent Order (dDCO) [REP2-004/005];
- Schedule of changes to the dDCO [REP2-003];
- ES Non-Technical Summary [APP-051];
- Chapter 2 The Proposed Development [APP-053];
- Figure 1.3 Site Area Plan (Revision 1) [REP2-024];
- Statement of Commonality [REP2-037/038];
- Planning Statement [APP-277];
- LCJ Mountain Farms Limited request to participate at CAH [REP1-042];
- LCJ Mountain Farms Limited Written Representation (WR) [REP1-043];
- Mandy Karen Goodhand WR [REP1-048];
- Philip V Humberstone WR [REP1-057];
- Lincolnshire County Council (LCC) Local Impact Report (LIR) [REP1-044];
- North Kesteven District Council (NKDC) LIR [REP1-054];
- Applicant's response to ExQ1 [REP2-040];
- Applicant's Comments on LIRs [REP2-041];
- LCJ Mountain Farms Limited Statement [REP2-053];
- LCJ Mountain Farms Limited response to ExQ1 [REP2-054];
- Natalie Holloway D2 submission [REP2-057];
- Toby Morrhall D2 submission [REP2-064].

3. The Applicant's case for CA and TP

The ExA will ask the applicant to present and justify its case for CA and TP including addressing the following matters:

- How the relevant statutory and policy tests under the Planning Act 2008 (PA2008) (including s.122, s123, s127, s132 and s138) and Department for Communities and Local Government guidance related to CA would be met.
- Identification of the powers sought and their purpose.
- The applicant's strategy and criteria for determining whether to seek powers for CA of land, CA of rights or TP of land.
- Consideration of alternatives to CA and/or TP of land, including for the cabling route.
- Human rights considerations.

The ExA will invite submissions from APs who wish to raise general matters in relation to the applicant's case for CA and TP.

4. Site specific issues for the Applicant

The ExA will ask the applicant to provide a brief update on the progress of negotiations with APs and the timetable for their conclusion.

The ExA may ask questions of the applicant about matters arising from written and oral submissions and may require further site specific information in order to justify proposed CA as a last resort.

5. Site specific representations by APs

The ExA will ask APs to briefly set out, if any, outstanding concerns in relation to CA and/ or TP for the land which they own and/or occupy that have not been addressed by the applicant.

The ExA will ask questions to the applicant in relation to engagement and any outstanding concerns in relation to CA and/or TP of land.

The ExA will invite representations from all Host Local Authorities (HLAs) and statutory consultees. The ExA may ask questions of APs about matters arising from written and oral submissions.

6. Site Specific issues from statutory undertakers

The ExA will ask statutory undertakers to briefly set out any outstanding concerns in relation to CA and/or TP for the land which they own and/or occupy that have not been addressed by the applicant.

The ExA may ask questions of statutory undertakers about matters arising from written and oral submissions.

The applicant will be provided with a right of reply.

6. Review of issues and actions arising

7. Any other business

8. Closure of the Hearing

Attendees

All APs are invited to attend the CAH and each AP is entitled to make oral representations at the CAH. However, this is subject to the ExA's power to control the hearing. Participants may be legally represented if they wish, but the hearing will be conducted to ensure that legal representation is not required.

The ExA would find it helpful if the following parties could attend this hearing:

- the applicant;
- Any affected person (AP), who wishes to discuss CA and/or TP matters;

The ExA has sought to provide sufficient detail to assist the parties to prepare for the Hearing. The details set out above are indicative and the ExA may find it necessary to include additional Agenda items or to amend the order in which the items are dealt with.

Anyone wishing to attend the hearing who has not already registered in person should do so as soon as possible. If unable to register, please contact the case team.

The event will be livestreamed and a link for watching the livestream will be posted on the [project webpage of the National Infrastructure Planning website](#) closer to the hearing date. IPs and members of the public who wish to observe the hearing can therefore view and listen to the hearing using the livestream, or view and listen to the recording, after it has concluded.

Registration Process

Parties who have registered to speak (both in person and virtually) will receive a joining instruction email shortly before the hearing which will include a link to the virtual event on Microsoft Teams, and a telephone number should they need to participate by telephone. To enable the hearing to start on time at 10.00am those attending virtually should join promptly at 09.30am to ensure that all virtual attendees can complete the registration process in good time.

The event will be livestreamed and a link for watching the livestream will be posted on the [project webpage of the National Infrastructure Planning website](#) closer to the Hearing date.

IPs and members of the public who wish to observe the hearing can therefore view and listen to the hearing using the livestream, or view and listen to the recording, after it has concluded.

Procedure at CAH

Guidance under the Planning Act 2008 and the Infrastructure Planning (Examination Procedure) Rules 2010 provides that it is for the ExA to probe, test and assess the evidence through direct questioning of persons making oral representations at hearings. Questioning at the hearing will be led by the ExA. Cross questioning of a person giving evidence by another person will only be permitted if the ExA decides it is necessary to ensure representations are adequately tested or that an IP has had a fair chance to put its case.

Every effort will be made to ensure that the issues will be discussed on the day that they are scheduled for. The hearing will finish as soon as the ExA deems that all those present have had their say and that all matters have been covered. If there are additional matters to be dealt with or there are submissions that take a considerable

amount of time at any hearing, it may be necessary to prioritise matters and defer others to written questions.

The agenda is for guidance only. It is not designed to be exclusive or exhaustive. The ExA may add other issues for consideration, may alter the order in which issues are considered and will seek to allocate sufficient time to each issue to allow proper consideration of them. Any lack of discussion of a particular issue at a hearing does not preclude further examination of this issue, including the asking of further written questions.

Please contact the case team if you have any questions regarding the arrangements for the hearing or how to participate:

Email: beaconfen@planninginspectorate.gov.uk

Tel: 0303 444 5000