



Frodsham Solar

Schedule of Land Rights Changes

March 2026

PINS Ref: EN010153
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**Planning Act 2008; and Infrastructure Planning Examination
Procedures) Rules 2010**



Revision P03

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1.0 Introduction

Purpose of this Schedule of Changes

- 1.0.1 This Schedule of Land Rights Changes relates to an application submitted by Cubico Sustainable Investments on behalf of Frodsham Solar Limited (the 'Applicant') on 30 May 2025 under section 37 of the Planning Act 2008 (the 2008 Act) for an order to grant development consent for Frodsham Solar (the 'Proposed Development'). The DCO application was accepted for examination on 27 June 2025.
- 1.0.2 This Schedule should be read in conjunction with the updated Book of Reference submitted alongside this document. This Schedule (rev. P01) details all changes in land ownership identified through regular refresh of landowner and title data and information identified through ongoing engagement with land interests since the application was submitted.

2.0 Schedule of Changes - Parts 1 to 5

2.0.1 Schedule of Changes to Part 1 of the Book of Reference

Plot Ref.	Date of Change	Name (if applicable)	Nature of Land Interest (if applicable)	Change Made	Reason for Change
4-5	11/07/2025 – Response to section 51 Advice	National Gas Transmission PLC	Category 1 and 2 Occupier	Added Interest	Confirmation received from National Gas Transmission PLC that they have apparatus within this plot.
4-14	11/07/2025 – Response to Section 51 Advice	National Gas Transmission PLC	Category 1 and 2 Occupier	Added Interest	Confirmation received from National Gas Transmission PLC that they have apparatus within this plot.
4-20	21/11/2025 – Procedural Deadline B	-	-	Plot Description Change	Plot Description amended to be clear that it does not include highways structure or the M56, further to discussions with National Highways.
5-17	21/11/2025 – Procedural Deadline B	-	-	Plot Description Change	Plot Description amended to be clear that it does not include highways structure or the M56, further to discussions with National Highways.
5-21	21/11/2025 – Procedural Deadline B	-	-	Plot Description Change	Plot Description amended to be clear that it does not include railways structure or the railway line.
5-22	21/11/2025 – Procedural Deadline B	-	-	Plot Removal	Following typographical change to the Land Plans to match OS mapping and the plot descriptions in the Book of Reference, this plot can be deleted as it is not within the OS mapping for the access road.

Plot Ref.	Date of Change	Name (if applicable)	Nature of Land Interest (if applicable)	Change Made	Reason for Change
4-17	21/11/2025 – Procedural Deadline B	-	-	New Category of Rights (7)	New category of rights added (a reduction from previous powers sought over this plot) following discussions with National Highways.
4-19	21/11/2025 – Procedural Deadline B	-	-	New Category of Rights (7)	New category of rights added (a reduction from previous powers sought over this plot) following discussions with National Highways.
4-20	21/11/2025 – Procedural Deadline B	-	-	New Category of Rights (7)	New category of rights added (a reduction from previous powers sought over this plot) following discussions with National Highways.
4-21	21/11/2025 – Procedural Deadline B	-	-	New Category of Rights (7)	New category of rights added (a reduction from previous powers sought over this plot) following discussions with National Highways.
4-22	21/11/2025 – Procedural Deadline B	-	-	New Category of Rights (7)	New category of rights added (a reduction from previous powers sought over this plot) following discussions with National Highways.
4-23	21/11/2025 – Procedural Deadline B	-	-	New Category of Rights (7)	New category of rights added (a reduction from previous powers sought over this plot) following discussions with National Highways.
5-10	21/11/2025 – Procedural Deadline B	-	-	New Category of Rights (7)	New category of rights added (a reduction from previous powers sought over this plot) following discussions with National Highways.

Plot Ref.	Date of Change	Name (if applicable)	Nature of Land Interest (if applicable)	Change Made	Reason for Change
5-11	21/11/2025 – Procedural Deadline B	-	-	New Category of Rights (7)	New category of rights added (a reduction from previous powers sought over this plot) following discussions with National Highways.
5-12	21/11/2025 – Procedural Deadline B	-	-	New Category of Rights (7)	New category of rights added (a reduction from previous powers sought over this plot) following discussions with National Highways.
5-8	22/12/2025 – Deadline 1	-	-	Plot split	Plot 5-8 split into 5-8a and 5-8b following discussions with National Highways.
3-25	22/12/2025 – Deadline 1			HMLR update	Following a land registry refresh, the polygon for title CH537888 has been updated and the part of this title that was in the Order Limits has been transferred under title CH729329.
3-25	22/12/2025 – Deadline 1	The Manchester Ship Canal Company Limited	Freeholder	Removed from this plot	HMLR update – Following a land registry refresh, the polygon for title CH537888 has been updated and the part of this title that was in the Order Limits has been transferred under title CH729329.
3-25	22/12/2025 – Deadline 1	Peel NRE Limited	Freeholder	Added to this plot	HMLR update – Following a land registry refresh, the polygon for title CH537888 has been updated and the part of this title that was in the Order Limits has been transferred under title CH729329.
3-25	22/12/2025 – Deadline 1	The Manchester Ship Canal Company Limited	Restriction	Removed from this plot	HMLR update – Following a land registry refresh, the polygon for title CH537888 has been updated and the part of this title that was in the Order Limits has been transferred under title CH729329.
3-25	22/12/2025 – Deadline 1	The Manchester Ship Canal Company Limited	Restrictive Covenants	Added to this plot	HMLR update – Following a land registry refresh, the polygon for title CH537888 has been updated and the part of this title that was in the Order Limits has been transferred under title CH729329.

Plot Ref.	Date of Change	Name (if applicable)	Nature of Land Interest (if applicable)	Change Made	Reason for Change
3-25	22/12/2025 – Deadline 1	Successor in title to The Most Honourable George Henry Hugh Marquis Of Cholmondeley	Restrictive Covenant	Change to title reference from CH537888 to CH729329	HMLR update – Following a land registry refresh, the polygon for title CH537888 has been updated and the part of this title that was in the Order Limits has been transferred under title CH729329.
3-25	22/12/2025 – Deadline 1	Peel NRE Water Services Limited	Option Agreement	Removed from this plot	HMLR update – Following a land registry refresh, the polygon for title CH537888 has been updated and the part of this title that was in the Order Limits has been transferred under title CH729329.
3-25	22/12/2025 – Deadline 1	Inovyn Enterprises Limited	Option Agreement	Removed from this plot	HMLR update – Following a land registry refresh, the polygon for title CH537888 has been updated and the part of this title that was in the Order Limits has been transferred under title CH729329.
3-25	22/12/2025 – Deadline 1	Post Office Limited	Rights	Removed from this plot	HMLR update – Following a land registry refresh, the polygon for title CH537888 has been updated and the part of this title that was in the Order Limits has been transferred under title CH729329.
3-25	22/12/2025 – Deadline 1	SP Manweb PLC	Rights	Change to title reference from CH537888 to CH729329	HMLR update – Following a land registry refresh, the polygon for title CH537888 has been updated and the part of this title that was in the Order Limits has been transferred under title CH729329.
3-25	22/12/2025 – Deadline 1	Frodsham Solar Limited	Option Agreement	Added to this plot	HMLR update – Following a land registry refresh, the polygon for title CH537888 has been updated and the part of this title that was in the Order Limits has been transferred under title CH729329.
3-31	22/12/2025 – Deadline 1			HMLR update	Following a land registry refresh, the polygon for title CH537888 has been updated and the part of this title that was in the Order Limits has been transferred under title CH729329.
3-31	22/12/2025 – Deadline 1	The Manchester Ship Canal Company Limited	Freeholder	Removed from this plot	HMLR update – Following a land registry refresh, the polygon for title CH537888 has been updated and the part

Plot Ref.	Date of Change	Name (if applicable)	Nature of Land Interest (if applicable)	Change Made	Reason for Change
					of this title that was in the Order Limits has been transferred under title CH729329.
3-31	22/12/2025 – Deadline 1	Peel NRE Limited	Freeholder	Added to this plot	HMLR update – Following a land registry refresh, the polygon for title CH537888 has been updated and the part of this title that was in the Order Limits has been transferred under title CH729329.
3-31	22/12/2025 – Deadline 1	The Manchester Ship Canal Company Limited	Restriction	Removed from this plot	HMLR update – Following a land registry refresh, the polygon for title CH537888 has been updated and the part of this title that was in the Order Limits has been transferred under title CH729329.
3-31	22/12/2025 – Deadline 1	The Manchester Ship Canal Company Limited	Restrictive Covenants	Added to this plot	HMLR update – Following a land registry refresh, the polygon for title CH537888 has been updated and the part of this title that was in the Order Limits has been transferred under title CH729329.
3-31	22/12/2025 – Deadline 1	Successor in title to The Most Honourable George Henry Hugh Marquis Of Cholmondeley	Restrictive Covenant	Change to title reference from CH537888 to CH729329	HMLR update – Following a land registry refresh, the polygon for title CH537888 has been updated and the part of this title that was in the Order Limits has been transferred under title CH729329.
3-31	22/12/2025 – Deadline 1	Peel NRE Water Services Limited	Option Agreement	Removed from this plot	HMLR update – Following a land registry refresh, the polygon for title CH537888 has been updated and the part of this title that was in the Order Limits has been transferred under title CH729329.
3-31	22/12/2025 – Deadline 1	Inovyn Enterprises Limited	Option Agreement	Removed from this plot	HMLR update – Following a land registry refresh, the polygon for title CH537888 has been updated and the part of this title that was in the Order Limits has been transferred under title CH729329.
3-31	22/12/2025 – Deadline 1	Post Office Limited	Rights	Removed from this plot	HMLR update – Following a land registry refresh, the polygon for title CH537888 has been updated and the part of this title that was in the Order Limits has been transferred under title CH729329.

Plot Ref.	Date of Change	Name (if applicable)	Nature of Land Interest (if applicable)	Change Made	Reason for Change
3-31	22/12/2025 – Deadline 1	SP Manweb PLC	Rights	Change to title reference from CH537888 to CH729329	HMLR update – Following a land registry refresh, the polygon for title CH537888 has been updated and the part of this title that was in the Order Limits has been transferred under title CH729329.
3-31	22/12/2025 – Deadline 1	Frodsham Solar Limited	Option Agreement	Added to this plot	HMLR update – Following a land registry refresh, the polygon for title CH537888 has been updated and the part of this title that was in the Order Limits has been transferred under title CH729329.
4-17	04/03/2026	-	-	Plot no longer required	Following discussions with National Highways, the Applicant has agreed to remove the land powers from this plot.
4-19	04/03/2026	-	-	Plot no longer required	Following discussions with National Highways, the Applicant has agreed to remove the land powers from this plot.
4-20	04/03/2026	-	-	Plot no longer required	Following discussions with National Highways, the Applicant has agreed to remove the land powers from this plot.
4-21	04/03/2026	-	-	Plot no longer required	Following discussions with National Highways, the Applicant has agreed to remove the land powers from this plot.
4-22	04/03/2026	-	-	Plot no longer required	Following discussions with National Highways, the Applicant has agreed to remove the land powers from this plot.
4-23	04/03/2026	-	-	Plot no longer required	Following discussions with National Highways, the Applicant has agreed to remove the land powers from this plot.
5-8a	04/03/2026	-	-	Plot no longer required	Following discussions with National Highways, the Applicant has agreed to remove the land powers from this plot.
5-10	04/03/2026	-	-	Plot no longer required	Following discussions with National Highways, the Applicant has agreed to remove the land powers from this plot.
5-11	04/03/2026	-	-	Plot no longer required	Following discussions with National Highways, the Applicant has agreed to remove the land powers from this plot.

Plot Ref.	Date of Change	Name (if applicable)	Nature of Land Interest (if applicable)	Change Made	Reason for Change
5-12	04/03/2026	-	-	Plot no longer required	Following discussions with National Highways, the Applicant has agreed to remove the land powers from this plot.

2.0 Schedule of Changes - Parts 1 to 5

2.0.2 Schedule of Changes to Part 2 of the Book of Reference

Part 2 of this Book of Reference is blank as no plots have been identified which constitute category 3 interests. As such there are no changes applicable to this Part of the Book of Reference.

2.0 Schedule of Changes - Parts 1 to 5

2.0.3 Schedule of Changes to Part 3 of the Book of Reference

Plot Ref.	Date of Change	Name (if applicable)	Nature of Land Interest (if applicable)	Change Made	Reason for Change
4-5	11/07/2025 – Response to Section 51 Advice	National Gas Transmission PLC	Category 1 and 2 Occupier	Added Interest	Confirmation received from National Gas Transmission PLC that they have apparatus within this plot.
4-14	11/07/2025 – Response to Section 51 Advice	National Gas Transmission PLC	Category 1 and 2 Occupier	Added Interest	Confirmation received from National Gas Transmission PLC that they have apparatus within this plot.
4-20	21/11/2025 – Procedural Deadline B	-	-	Plot Description Change	Plot Description amended to be clear that it does not include highways structure or the M56, further to discussions with National Highways.
5-17	21/11/2025 – Procedural Deadline B	-	-	Plot Description Change	Plot Description amended to be clear that it does not include highways structure or the M56, further to discussions with National Highways.
5-22	21/11/2025 – Procedural Deadline B	-	-	Plot Removal	Following typographical change to the Land Plans to match OS mapping and the plot descriptions in the Book of Reference, this plot can be deleted as it is not within the OS mapping for the access road.
5-8	22/12/2025 – Deadline 1	-	-	Plot split	Plot 5-8 split into 5-8a and 5-8b following discussions with National Highways.

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3-25	22/12/2025 – Deadline 1			HMLR update	Following a land registry refresh, the polygon for title CH537888 has been updated and the part of this title that was in the Order Limits has been transferred under title CH729329.
3-25	22/12/2025 – Deadline 1	Successor in title to The Most Honourable George Henry Hugh Marquis Of Cholmondeley	Restrictive Covenant	Change to title reference from CH537888 to CH729329	HMLR update – Following a land registry refresh, the polygon for title CH537888 has been updated and the part of this title that was in the Order Limits has been transferred under title CH729329.
3-25	22/12/2025 – Deadline 1	Post Office Limited	Rights	Removed from this plot	HMLR update – Following a land registry refresh, the polygon for title CH537888 has been updated and the part of this title that was in the Order Limits has been transferred under title CH729329.
3-25	22/12/2025 – Deadline 1	SP Manweb PLC	Rights	Change to title reference from CH537888 to CH729329	HMLR update – Following a land registry refresh, the polygon for title CH537888 has been updated and the part of this title that was in the Order Limits has been transferred under title CH729329.
3-31	22/12/2025 – Deadline 1			HMLR update	Following a land registry refresh, the polygon for title CH537888 has been updated and the part of this title that was in the Order Limits has been transferred under title CH729329.
3-31	22/12/2025 – Deadline 1	Successor in title to The Most Honourable George Henry Hugh Marquis Of Cholmondeley	Restrictive Covenant	Change to title reference from CH537888 to CH729329	HMLR update – Following a land registry refresh, the polygon for title CH537888 has been updated and the part of this title that was in the Order Limits has been transferred under title CH729329.
3-31	22/12/2025 – Deadline 1	Post Office Limited	Rights	Removed from this plot	HMLR update – Following a land registry refresh, the polygon for title CH537888 has been updated and the part of

Plot Ref.	Date of Change	Name (if applicable)	Nature of Land Interest (if applicable)	Change Made	Reason for Change
					this title that was in the Order Limits has been transferred under title CH729329.
3-31	22/12/2025 – Deadline 1	SP Manweb PLC	Rights	Change to title reference from CH537888 to CH729329	HMLR update – Following a land registry refresh, the polygon for title CH537888 has been updated and the part of this title that was in the Order Limits has been transferred under title CH729329.
4-17	04/03/2026	-	-	Plot no longer required	Following discussions with National Highways, the Applicant has agreed to remove the land powers from this plot.
4-19	04/03/2026	-	-	Plot no longer required	Following discussions with National Highways, the Applicant has agreed to remove the land powers from this plot.
4-20	04/03/2026	-	-	Plot no longer required	Following discussions with National Highways, the Applicant has agreed to remove the land powers from this plot.
4-21	04/03/2026	-	-	Plot no longer required	Following discussions with National Highways, the Applicant has agreed to remove the land powers from this plot.
4-22	04/03/2026	-	-	Plot no longer required	Following discussions with National Highways, the Applicant has agreed to remove the land powers from this plot.
4-23	04/03/2026	-	-	Plot no longer required	Following discussions with National Highways, the Applicant has agreed to remove the land powers from this plot.
5-8a	04/03/2026	-	-	Plot no longer required	Following discussions with National Highways, the Applicant has agreed to remove the land powers from this plot.
5-10	04/03/2026	-	-	Plot no longer required	Following discussions with National Highways, the Applicant has agreed to remove the land powers from this plot.
5-11	04/03/2026	-	-	Plot no longer required	Following discussions with National Highways, the Applicant has agreed to remove the land powers from this plot.
5-12	04/03/2026	-	-	Plot no longer required	Following discussions with National Highways, the Applicant has agreed to remove the land powers from this plot.

2.0 Schedule of Changes - Parts 1 to 5

2.0.4 Schedule of Changes to Part 4 of the Book of Reference

Plot Ref.	Date of Change	Name (if applicable)	Nature of Land Interest (if applicable)	Change Made	Reason for Change
-	-	-	-	-	-

2.0 Schedule of Changes - Parts 1 to 5

2.0.5 Schedule of Changes to Part 5 of the Book of Reference

Part 5 of this Book of Reference is blank as no plots have been identified which constitute “special category land” or “replacement land” or are subject to “special parliamentary procedure” for the purposes of section 132 of PA 2008 that will be affected by the Proposed Development and the rights contained in the Order land. As such there are no changes applicable to this Part of the Book of Reference.