



One Earth Solar Farm

**Final Draft Statement of Common Ground with National Grid
Electricity Transmission [EN010159]**

EN010159/APP/8.9.2

January 2026

One Earth Solar Farm Ltd

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1. Introduction

1.1 Overview

- 1.1.1 This Statement of Common Ground (“SoCG”) has been prepared in respect of the application for the Proposed One Earth Solar Farm Development Consent Order (the “Application”) made by One Earth Solar Farm Ltd (the ‘Applicant’) to the Secretary of State for Energy Security and Net Zero under section 37 of the Planning Act 2008 (“PA 2008”).
- 1.1.2 The DCO Application is a Nationally Significant Infrastructure Project (NSIP) for the installation, operation (including maintenance) and decommissioning of solar photovoltaic (PV) panels, Battery Energy Storage Systems (BESS) and associated grid connection infrastructure which will allow for the generation and export of electricity to the High Marnham substation (hereafter ‘the Proposed Development’).
- 1.1.3 The SoCG is being submitted to the Examining Authority as an agreed draft between both parties involved. It will be amended as the examination progresses in order to enable a final version to be submitted to the Examining Authority.

1.2 Parties to this Statement of Common Ground

- 1.2.1 This SoCG has been prepared by the Applicant and National Grid Electricity Transmission (NGET).
- 1.2.2 National Grid Electricity Transmission Plc and National Grid Gas Plc together as ‘National Grid’ are a statutory undertaker responsible for maintaining and operating electricity and gas transmission networks across the UK.
- 1.2.3 National Grid have stated that their primary concern is to meet their statutory obligations and ensure that any development does not impact in any adverse way upon these statutory obligations.
- 1.2.4 Collectively, the Applicant and NGET are referred to as ‘the parties’.

1.3 Purpose of this document

- 1.3.1 This SoCG is being submitted to the Examining Authority as an agreed draft between both parties. This SoCG is a ‘live’ document and will be amended as the examination progresses in order to enable a final version to be submitted to the Examining Authority.

- 1.3.2 The SoCG has been prepared in accordance with the Department for Levelling Up, Housing and Communities' Guidance on the examination stage for Nationally Significant Infrastructure Projects ('DLUHC Guidance')¹.
- 1.3.3 Paragraph 007 of the DLUHC Guidance comments that:
- “A Statement of Common Ground (SoCG) is a written statement prepared jointly by the applicant and another party or parties, setting out any matters on which they agree, or indeed disagree. A SoCG helps to ensure that the evidence at the examination focuses on the material differences between the main parties and therefore makes best use of the lines of questioning pursued by the Examining Authority”.
- 1.3.4 The aim of this SoCG is, therefore, to provide a clear position of the progress and agreement met or not yet met between NGET and the Applicant on matters relating to the Application.
- 1.3.5 The document will be updated as more information becomes available and as a result of ongoing discussions between the Applicant and NGET.
- 1.3.6 The SoCG is intended to provide information for the examination process, facilitate a smooth and efficient examination, and manage the amount of material that needs to be submitted.
- 1.3.7 This SoCG does not seek to replicate information which is available elsewhere within the Application documents. All documents are available in the deposit locations and/or the Planning Inspectorate website.
- 1.3.8 Once finalised, the SoCG will be submitted to the Examining Authority concerning the Application under section 37 of the PA 2008 for an order granting development consent for the Proposed Development.

1.4 Terminology

- 1.4.1 In the table in the issues chapter of this SoCG:
- > “Agreed” indicates where an issue has been resolved;
 - > “Not Agreed” indicates a position where both parties have reached a final position that a matter cannot be agreed between them; and
 - > “Under Discussion” indicates where points continue to be the subject of ongoing discussions between parties.

¹ Planning Act 2008: Examination stage for Nationally Significant Infrastructure Projects (30 April 2024).

2. Description of the Proposed Development

- 2.1.1 The Proposed Development comprises the construction, operation and maintenance, and decommissioning of a solar photovoltaic (PV) array electricity generating facility with a total capacity exceeding 50 megawatts (MW), a Battery Energy Storage System (BESS) with an import and export connection to the National Grid.
- 2.1.2 The principal components of the Proposed Development will consist of the following:
- > Solar PV Modules;
 - > Mounting Structures;
 - > Power Conversion Stations (PCS);
 - > Battery Energy Storage Systems (BESS);
 - > Onsite Substations and Ancillary Buildings;
 - > Low Voltage Distribution Cables;
 - > Grid Connection Cables;
 - > Fencing, security and ancillary infrastructure;
 - > Access Tracks; and
 - > Green Infrastructure (GI).

3. Record of Engagement

3.1 Summary of Consultation

- 3.1.1 The parties have been engaged in consultation throughout the early stages of the Proposed Development. **Table 1** shows a summary of key engagement that has taken place between the Applicant and NGET in relation to the Application.

Table 1 – Record of Engagement

Date	Form of correspondence	Key topics discussed and key outcomes
5 November 2021	Grid Connection Agreement (Offer Summary Document)	Grid connection (and other milestone) dates at High Marnham 275kv Substation (240MW) for Tranquillity Energy Ltd
10 June 2021	Grid Connection Agreement (Offer Summary Document)	Grid connection (and other milestone) dates at High Marnham 275kv Substation (500MW) for One Earth Solar Farm Ltd
Monthly from July 2023 and ongoing	Teams meetings	<p>On-going discussions around the connection agreement:</p> <ul style="list-style-type: none"> • NGET intention to build new 400kv substation to replace the 275kv substation our original agreement referred to. • Agreement to move the One Earth (500MW) and Tranquillity (240MW) connections to a the new 400kv substation under one 740MW connection with a connection date of September 2029 (formal modapp process followed). • General discussions and updates on progress from the OE project team to NG and the NG ASTI team to OE. • Sharing of red line boundaries and discussion of cable access

routes.		
22 December 2023	Scoping Opinion	<p>Response to One Earths Scoping:</p> <ul style="list-style-type: none"> “Developer would need to contact us with regards any diversion requirements to ensure access and supplies are maintained to cover our existing assets.” "NGET requests that all existing and future assets are given due consideration given their criticality to distribution of energy across the UK.”
30 May 2024	Submission of Modification Application to National Grid	Submission of formal Modification Application from One Earth to National Grid to combine the two connections into one 740MW import/export connection to the new 400KV substation planned at High Marnham
23 October 2024	Revised Connection Agreement	Revised connection agreement following Modification Application confirming a 740MW 400KV Grid Connection at the new High Marnham substation with an energisation date of 30 September 2029.
23 July 2024	Letter in response to One Earth Statutory Consultation	Highlighting the proximity to NGET infrastructure of the One Earth Proposed Development and stated they wished to be consulted further.
4 July 2024	Teams meeting	<p>Meeting between One Earth and the Proposed North Humber to High Marnham (NHHM) overhead line project.</p> <p>Initial discussion around the interactions of the two projects. Sharing of red lines and proposed areas of development. Discussion of programme (both planning and</p>

construction and their interactions).

General agreement to work together both during planning and especially during construction to minimise impact on the local people.

13 February 2025	Teams meeting	<p>Meeting between One Earth and the Proposed North Humber to High Marnham (NHHM) overhead line project.</p> <p>The NHHM team requested input from One Earth on the alternative routing approaches. One Earth provided this formally through the NHHM consultation.</p>
Ongoing	Emails	<p>Ongoing email communication between National Grid and the Applicant to finalise the last outstanding discussion points around protective provisions.</p>

4. Current Position

4.1 Position of the Applicant and NGET

- 4.1.1 The following tables set out the position of the Applicant and NGET, following a series of meetings and discussions with respect to the key areas of the Proposed Development. This includes matters where discussions are ongoing.
- 4.1.2 As noted above, this is a 'live' document, and some aspects have yet to be agreed upon between both parties. The intention is to provide a final position in subsequent versions of the SoCG, addressing and identifying where changes have been made, and ultimately, documenting agreement by both parties on relevant points.

Table 2 – Agreed Matters

Ref.	Description of Matter	Stakeholder Comment	Applicant's Response	Status
02-01	It is agreed that an Electrical Connection to the transmission Network is secured via a signed contract dated 23 October 2024. It is agreed that connection is to be made to the transmission network at the planned National Grid High Marnham 400kV Substation.	Agreed, the connection offer is for the proposed High Marnam substation which is due to be completed in 2029.	The Applicant agrees with the comments from the Stakeholder.	Agreed
02-02	It is agreed that an Electrical TEC Capacity of 740MW is secured via a signed contract dated 23 October 2024.	Agreed	Agreed.	Agreed
02-03	It is agreed that One Earth Solar Farm will connect to the National Grid owned electricity apparatus in Work Nos. 4 of the dDCO.	Agreed	The Applicant has detailed this within the submitted Works Plans [APP-014].	Agreed
02-04	The Applicant does not seek powers to reposition any transmission towers transmission overhead lines at this time.	Agreed	Agreed.	Agreed



Ref.	Description of Matter	Stakeholder Comment	Applicant's Response	Status
02-05	The required Protective Provisions are currently being reviewed against the proposals by National Grid and any amendments required will be negotiated between the parties and the Examining Authority will be updated.	NGET provided comments on the Protective Provisions to the Applicant on 21 February 2025 and is awaiting their response. NGET has sent emails to the Applicant requesting progress updates, the Applicant acknowledged those emails on 7 May 2025.	The Applicant is undertaking further reviews around the Protective Provisions, and the comments provided from NGET. The Applicant and NGET are continuing to negotiate the protective provisions, specifically the provisions seeking reciprocity on cooperation provisions. These discussions are active and the Applicant expects agreement will be reached. The Applicant will provide an update directly to the Examining Authority or Secretary of State (as relevant).	Under Discussion



Ref.	Description of Matter	Stakeholder Comment	Applicant's Response	Status
02-06	The Applicant is seeking Acquisition of Rights over the proposed areas for the new substation to allow installation of cables and enabling works with the assigned bay.	NGET will require the Applicant's collaboration to safeguard its ability to deliver future assets related to the project's connection. The proposed approach is outlined in the Protective Provisions and reflects the precedent established in the Awel y Môr DCO and more recently the Mona Offshore Wind Farm DCO in July 2025.	The Applicant has provided the necessary information around acquisition within the submitted Land Plans [APP-013] and Book of Reference [APP-010].	Agreed

Signatures

This Statement of Common Ground is agreed upon:

On behalf of NGET

Name:

Signature:

Date:

On behalf of the Applicant

Name:

Signature:

Date:



one earth
solar farm