



Great North Road Solar and Biodiversity Park

Responses to ExA's First Written Questions

Document Reference - [EN010162/APP/8.22A](#)

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Table of Contents

1 Introduction	2
2 Response to the Examining Authority's First Written Questions	3
Appendix A: Supplementary Geophysics Figures	130
Appendix B: Direction of views	131
Appendix C – Supplementary LVIA Figures 1-6	133
Appendix D – Viewpoints Requested by Carlton-on-Trent Parish Council	134

List of Tables

Table 2-1 General and Cross-topic Questions	4
Table 2-2 Development Consent Order.....	19
Table 2-3 Agriculture and Land Use.....	42
Table 2-4 Biodiversity, Ecology and the Natural Environment.....	50
Table 2-5 Climate Change and Sustainability	59
Table 2-6 Community and human health	60
Table 2-7 Construction Effects	61
Table 2-8 Cultural heritage and archaeology	65
Table 2-9 Cumulative effects.....	91
Table 2-10 Compulsory acquisition, temporary possession and other land or rights considerations	94
Table 2-11 Landscape and visual impacts	102
Table 2-12 Need, site selection and alternatives.....	130
Table 2-13 Water environment and flood risks.....	130
Table 2-14 Any other matters.....	137



1 INTRODUCTION

1.1 Purpose of the Report

1.1.1 This report provides the Applicant's responses to the Examining Authority's written questions and requests for information (ExQ1) in respect of the Great North Road Solar and Biodiversity Park (hereafter referred to as "the Development").

1.2 Structure

1.2.1 Section 1 of this report sets out the purpose and structure of this report and explains the approach taken by the Applicant in preparing responses. Section 2 of this report provides the Applicant's responses to the questions raised of the Applicant by the Examining Authority (ExA), including signposting to other responses and documents where appropriate. Where questions have been raised of other parties, the Applicant has not provided a response to those questions except where it considers that it would be helpful for the ExA for it to do so.

1.3 Approach

1.3.1 To minimise duplication, the Applicant has sought to cross-refer back where appropriate to responses provided in the **Responses to Relevant Representations [EN010162/APP/8.16] [REP1-065]** and the **Responses to Written Representations Report [EN010162/APP/8.21]** or other relevant submissions that have been entered into the Examination.

2 RESPONSE TO THE EXAMINING AUTHORITY'S FIRST WRITTEN QUESTIONS

2.1 Overview

2.1.1 The following topics were raised by the ExA in the ExQ1:

- General and cross-topic questions;
- Development consent order;
- Agriculture and land use;
- Biodiversity, ecology and the natural environment;
- Climate change and sustainability;
- Community and human health;
- Construction effects;
- Cultural heritage and archaeology;
- Cumulative effects;
- Compulsory acquisition, temporary possession and other land or rights considerations;
- Landscape and visual impacts;
- Need, site selection and alternatives;
- Water environment and flood risks;
- Any other matters

2.1.2 The tables below provide the Applicant's response to these topics arranged under the headings listed above, supported by identification of sub-themes for clarity and ease of reference.



2.2 Responses to ExQ1

Table 2-1 General and Cross-topic Questions

ExQ1 Ref	Question to:	Question	Applicant's Responses
Q1.1.1.	The applicant	<p>Consultation on National Policy Statements</p> <p>The Government published on 24 April further consultation on each of the National Policy Statements (NPS) EN1, EN-3 and EN-5. The consultation period closed on 29 May 2025.</p> <p>Please advise if there are any areas of these documents that you consider the ExA should regard as important or relevant to the consideration of the proposed development.</p>	<p>The Planning Statement [EN010162/APP/5.4B] was updated at Deadline 1 to include reference to the draft revisions to NPS EN-1, NPS EN-3 and NPS EN-5 published in April 2025 the Department for Energy Security & Net Zero (DESNZ) published.</p> <p>Subsequent to Deadline 1, DESNZ have published final versions, and which have effect since January 2026. The Planning Statement has therefore been updated to reflect this position. The revisions seek to bring Clean Power 2030 “front and centre as the primary policy that the NPSs enable” . In summary:</p> <ul style="list-style-type: none"> • NPS EN-1 reinforces that the pace of planning delivery needs to significantly increase to allow the Government targets to be achieved. • NPS EN-3 highlights that “Solar energy is at the heart of our Clean Power 2030 Mission”. • NPS EN-5 states that a “significant amount of new network infrastructure is required in the near term to directly support the government’s ambition to meet our Clean Power 2030 Mission.
Q1.1.2	The applicant	<p>Assessment of environmental effects</p> <p>Noting the 40-year operational life of the proposed development, have its effects</p>	<p>As set out in the ES Volume 2, Chapter 2: Environmental Impact Assessment (EIA) [EN010162/APP/6.2.2] [APP-045], paragraph 27, effects are generally described as either permanent or reversible. Reversible effects are those that would cease, and</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		been assessed as temporary or permanent?	<p>revert to the baseline condition, following the completion of the Development or a particular phase of the Development, given it's 40-year operational phase. Reversible effects may also, therefore, be described as 'temporary', given that they are time-limited. Certain specific topic chapters vary from this generic approach depending on guidance relevant to the chapter, as follows.</p> <p>As set out in the ES Volume 2, Chapter 5: Development Description [EN010162/APP/6.2.5] [APP-048], paragraph 111 limits the operational phase of the Development to 40 years. Paragraphs 124 and 125 note, in relation to decommissioning, that certain elements may remain different to the baseline beyond the end of the decommissioning phase, such as substations, tracks and changes to Public Rights of Way. Any effects arising from these elements are assessed as 'permanent'.</p> <p>For Landscape and Visual Impact Assessment, ES Volume 4, Technical Appendix A7.2: LVIA Methodology [EN010162/APP/6.4.7.2] [APP-209], paragraph 33 describes how duration and reversibility are referred to, with any effect with duration greater than 25 years being described as 'Permanent'.</p> <p>For Water Resources, ES Volume 2, Chapter 9: Water Resources [EN010162/APP/6.2.9] [APP-052], paragraph 13 sets out that permanent and long-term (i.e., operational phase) effects are considered together.</p> <p>For Cultural Heritage and Archaeology, ES Volume 2, Chapter 11: Cultural Heritage and Archaeology [EN010162/APP/6.2.11] [APP-054], paragraphs 34-36 describe construction and</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
			decommissioning effects on settings as temporary, but operation-phase effects on setting as permanent.
Q1.1.3	The applicant	<p>Grid Connection The changes to the grid connection process introduced by Great Britain's National Energy System Operator on 8 December 2025, mean that projects are prioritised where they are aligned to national energy targets and are ready-to-build, such as those with planning permission or land rights. As a result, energy generation projects have been informed of whether they are among the 283 GW of projects that will move forward now.</p> <p>The applicant is asked to confirm whether or not there has been any alteration to their position in relation to the grid connection via the 400kV National Grid Staythorpe substation.</p>	The Applicant confirms that there has not been any alteration to the position in relation to the grid connection via the 400kV National Grid Staythorpe substation following the changes to the grid connection process introduced by NESO. The Applicant has secured a Gate 2, Phase 1 offer.
Q1.1.4	The applicant	<p>Grid connection The Planning Statement [APP-317] para 12, and the Environmental Statement (ES) Chapter 5 Development Description [APP-048] para 5.4.1.7 set out that two alternative options are proposed to</p>	The Applicant needs to retain flexibility to connect via either of the two assessed grid connection options. The construction of the battery energy storage system (BESS) on land immediately to the west of the existing National Grid Staythorpe Substation ('the Consented BESS') has not yet been completed nor connected to the substation. Until the Consented BESS has been fully



ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>connect the 400 kV cable to the existing National Grid Staythorpe Substation:</p> <ul style="list-style-type: none"> • Connect via the substation associated with a consented grid support battery energy storage system (BESS) on land immediately to the west of the existing National Grid Staythorpe Substation ('the Consented BESS') which was granted planning permission by Newark and Sherwood District Council (NSDC) (Planning Reference 22/01840/FULM) (Work No 7); or • Connect the 400 kV cable to connect directly to the National Grid Staythorpe Substation (Work No 6). <p>The Planning Statement also sets out at para 13 that connecting via the Consented BESS substation would allow for a shared connection, which is resource efficient and cost effective. Alternatively, the 400kV cable could run directly to the same connection point at the existing National Grid Staythorpe Substation. The need for these alternative options results from the Consented BESS not having yet been fully constructed. Both of these options are assessed within the draft Development</p>	<p>commissioned and the electrical design of the Development itself has been finalised, the Applicant will not be able to make the final selection of connection route. However, the Applicant has proposed a new requirement (No.24) in the DCO which requires the selection of the proposed grid connection option to be notified to the Planning Authority prior to those works commencing.</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>Consent Order (dDCO) to allow for this flexibility.</p> <p>The applicant is asked to provide an update on the likely way forward for the connection. Also, noting that the dDCO makes provision for both options, the applicant is asked to confirm whether or not there is a continuing need for both options to be sought. If this remains the case, please explain how the dDCO is drafted to ensure that, if the BESS substation is constructed in time, it is the only option taken forward.</p>	
Q1.1.5	The applicant	<p>The Rochdale envelope</p> <p>The ES Chapter 5 Description [APP-048] para 10 sets out that in order to establish parameters within the Rochdale Envelope for assessment, the development description chapter follows a two-tier approach by establishing:</p> <ul style="list-style-type: none"> • Parameter ranges that specify the limits for this development; and • Illustrative design – a realistic and buildable design for which each parameter is within the allowed range for that parameter. 	<p>It is correct that the environmental effects have been assessed on the basis of a realistic worst-case scenario. Generally, this is the maximum (or worst-case, if that is not the maximum) parameter value referred to as the 'design limitation', rather than the value referred to as the 'illustrative design'. This includes the intermediate substations.</p> <p>This is the case for all the environmental assessments except for the assessment of noise, as set out in ES Volume 2, Chapter 12: Noise and Vibration [EN010162/APP/6.2.12] [APP-055]. The assessment of noise uses the illustrative design for the locations of inverters/transformers and then imposes operational-phase noise limits that the Development is required to meet, as secured by Requirement 15 of the dDCO [EN010162/APP/3.1A] [AS-012].</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>Does this mean that, for example, in relation to the solar photovoltaic (PV) modules referred to in table 5.3, the environmental effects have been assessed on the basis of the 3.5m maximum height referred to as the 'design limitation', rather than the 2.47m maximum height referred to as the 'illustrative design'?</p> <p>Similarly, the maximum measurements referred to as the design limitations for the intermediate substations (table 5.8) are much greater than used for the illustrative design.</p> <p>It is also noted that the design limitations are the measurements used in the Concept Design Parameters and Principles document [APP-329], which is the control document for the detailed design of the proposed development.</p> <p>The applicant is asked to please clarify how the parameters have been applied.</p>	<p>The exception for noise is made because it is not realistic to assume that inverters/transformers would be located close to residential properties given that it is assumed (as normal practice) that a DCO Requirement would be imposed setting a noise limit at residential properties. The illustrative design takes this into account. The minimum distance from residential properties to an inverter/transformer required to meet noise limits depends on the model of inverter/transformer because different models of inverter/transformer emit different levels of noise, and noise at a particular location depends on the number of inverters/transformers, not simply the noise emitted from one. As a result, it would not be appropriate to set a minimum distance for this as a design parameter, which instead is captured by the imposition of noise limits at detailed design stage.</p>
Q1.1.6	The applicant	<p>Defining the detailed design</p> <p>The ES Chapter 5 Description [APP-048] para 15 sets out that following consent and</p>	<p>Requirement 6 – Detailed design approval: This requirement stipulates the details that must be submitted to and approved by the Planning Authority before any phase of the Authorised Development can commence. The reference in Chapter 5 to a</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		final detailed design, a final build plan will be submitted to NSDC for approval. What is this referring to? How would it be secured?	'final build plan' summarises the details set out in Requirement 6. These are as follows: (a) layout; (b) scale; (c) proposed finished ground levels; (d) external appearance; (e) hard surfacing materials; (f) vehicular and pedestrian access, parking and circulation areas; and (g) refuse or other storage units, signs and lighting, The details submitted must accord with the Concept Design Parameters and Principles [EN010162/APP/7.14B] . The Authorised Development must be carried out in accordance with the approved details. This is required so that the detailed design accords with the information submitted with the application for development consent.
Q1.1.7	The applicant	Design details: intermediate substations There is limited information about the design parameters for the intermediate substations, other than: <ul style="list-style-type: none"> • Their dimensions, as set out in Chapter 5 Description [APP-048] Table 5.8 	Figures 5.19, 5.20, 5.21 within ES Volume 3, Chapter 5 Development Description Figures 5.5 – 5.21 (Part 3 of 3) [EN010162/APP/6.3.5B] have been submitted to show the dimensions and colours of the ancillary buildings as requested. The Applicant can confirm that all four intermediate substations are required.



ExQ1 Ref	Question to:	Question	Applicant's Responses
		<ul style="list-style-type: none"> • Fig 5.12 [APP-091] provides a compound elevation view • Fig 5.16 [APP-095] provides 132kV Substation elevations, though this relates to elevations of electrical equipment and a compound layout • Fig 5.18 [APP-097] 400kV and 132kV relay and control room <p>Noting that the Design Approach Document [APP-322] section 6.2.4 sets out that outdoor electrical equipment would typically be painted grey or uncoated, indoor electrical equipment may be housed in metal or composite enclosures or within permanent buildings which would be designed to reflect local character, as would any ancillary buildings. It would be helpful if details and illustrative material could be provided in relation to such buildings.</p> <p>Also noting that Chapter 5 Description para 49 refers to there being 'up to four' intermediate substations, are they all likely to be required?</p>	



ExQ1 Ref	Question to:	Question	Applicant's Responses
Q1.1.8	The applicant	<p>Battery energy storage system</p> <p>The Planning Statement [APP-317] Glossary sets out that the BESS is designed to provide peak generation and grid balancing services to the electricity grid. It will do this primarily by allowing excess electricity generated from the solar PV panels to be stored in batteries and dispatched when required. It may also import surplus energy from the electricity grid.</p> <p>Noting that Chapter 5 Description [APP-048] table 5.9 provides the BESS design parameters in terms of MWh per container, the applicant is asked to clarify the overall capacity of the BESS and to explain its balancing role?</p>	<p>The overall power output of the BESS is 440MWp. Its storage capacity has assumed a 2 hour system, storing 880 MWh as a worst case scenario for the purposes of the Environmental Statement. Nonetheless, the storage capacity can vary depending on the type of technology available and required at the time. This could include long duration energy storage. The Environmental Statement has assumed a Rochdale Envelope that would allow for a number of alternative BESS configurations, such as a longer duration storage capacity of 4 hours or more.</p> <p>The BESS will store excess electricity from the Solar for example when electricity cannot be exported to National Grid due to oversupply or as directed by the National Grid Operator. The BESS could also participate in other grid services. The details of what those services could be are not yet known, as they would depend upon the final design and availability of contracts.</p>
Q1.1.9	All parties	<p>Planning benefits</p> <p>The Planning Statement [APP-317] para 306 sets out that, other than policy compliance benefits, including meeting the urgent need for such infrastructure, the development would deliver other benefits that include:</p> <ul style="list-style-type: none"> • Renewable energy 	<p>Section 4.5 of the Planning Statement [EN010162/APP/5.4B] sets out that the Applicant has also committed to providing a Community Benefit Fund linked to the Development called 'NG+' to provide a comprehensive package of support to the community. The Community Benefit Fund does not form part of the DCO Application, and this funding is not required to mitigate the effects of the Development. Therefore, the SoS cannot, and should not, apply any weight to the Community Benefit Fund when balancing the positives and negatives of the Development. The Community</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		<ul style="list-style-type: none"> • Biodiversity net gain • Economic, educational and sustainability benefits • Enhanced landscape and public access legacy • Community Benefit Fund (NG+) However, with regards to NG+, the applicant has confirmed [REP1-068] that NG+ measures are not part of the DCO proposals and are offered as an entirely separate community benefit. All parties are invited to comment on whether they agree that the proposed development would deliver such benefits.	Benefit Fund is therefore not taken into account in consideration of the planning balance within this Planning Statement. The benefits that the Applicant consider relevant to the Secretary of State are set out in Section 5.3 of the Planning Statement [EN010162/APP/5.4B] . National policy makes it clear that energy security is nationally important, whilst climate change is the single most important issue facing the planet. The scale and urgency of the challenge to the UK in meeting our zero carbon commitment is unparalleled. Renewable energy has an increasingly important role to play, but it is dependent on the diversification of the UK's energy market. The Development is in the national interest and national policy requires that substantial weight be given to the need for its development.
Q1.1.10	The applicant	<p>NG+ scheme and relation to EIA mitigation</p> The ExA note the references to the NG+, with some of the proposed works requiring physical construction works within the Order limits, albeit requiring a separate planning permission as they are not within the scope of the DCO application. Can the applicant confirm whether it considers that any of the NG+ works are required specifically as mitigation	As noted above, the Community Benefit Fund does not form part of the DCO Application, and this funding is not required to mitigate the effects of the Development. NG+ is being led by the Applicant in consultation with the local communities. These would proceed if, and only if, the Development proceeds, subject to any required planning permission being secured, and their implementation is anticipated to take place post-consent and pre-construction of the Development. Flood alleviation measures to be delivered through the NG+ scheme are solely for beneficial measures compared to the current



ExQ1 Ref	Question to:	Question	Applicant's Responses
		measures for effects considered within the ES or any other relevant application documents, or whether the NG+ works are solely for beneficial measures compared to the current baseline conditions.	baseline conditions and are not required to mitigate surface water runoff from the Development. The Development will incorporate planting and land management measures (RSuDS) which will reduce the potential for an increase in surface water runoff rates.
Q1.1.11	The applicant	<p>Response to the scoping opinion</p> <p>The ExA notes that each ES chapter provides a tabulated response to consultation including the Inspectorate's Scoping Opinion [APP-198]. However, no response appears to have been provided to the comments raised in sections 2.1 (proposed development description) and 2.2 (EIA methodology) of the scoping opinion, or any relevant consultee comments on these matters. Can the applicant either signpost to these responses if provided, or detail how these matters have been considered in the ES.</p>	<p>The ES technical chapters (7 to 19) summarise and respond to key consultation comments, including Scoping Opinion comments, that could affect how the assessment is carried out, rather than responding explicitly to each comment made.</p> <p>Key Scoping Opinion and relevant consultee comments on site selection, design evolution and alternatives have been responded to in ES Volume 2, Chapter 4: Alternatives [EN010162/APP/6.2.4] [APP-047], Table 4.1.</p> <p>Key Scoping Opinion and relevant consultee comments on cumulative assessment have been responded to in ES Volume 2, Chapter 2: Environmental Impact Assessment (EIA) [EN010162/APP/6.2.2] [APP-045], Table 2.2.</p> <p>The large majority of other comments relate to a lack of specific detail in the Scoping Report with regard to the Development proposals, requesting detail in the ES. That detail had not been developed at scoping stage, as appropriate, but was subsequently developed and is provided in ES Volume 2, Chapter 5: Development Description [EN010162/APP/6.2.5] [APP-048].</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
			<p>Specific additional comments made at Scoping stage are responded to as follows:</p> <ul style="list-style-type: none"> • A realistic worst-case scenario has been assessed in all cases in the ES, including: <ul style="list-style-type: none"> ○ In relation to whether the grid connection is routed via Staythorpe BESS or directly to the National Grid Staythorpe Substation; and ○ In relation to phasing of the construction across the Order Limits. • The Order Limit (as submitted) does not now overlap with the site boundary of the A46 Newark NSIP project; • The grid connection is expected to be phased with the first export allowed in 2028. It has generally been assumed that construction would start in 2027 and continue until 2029, however, this affects few assessments at all, and none with material consequences; • No diversions of road traffic are proposed. Diversions of Public Rights of Way are set out in ES Volume 2, Chapter 18: Recreation [EN010162/APP/6.2.18B] ; • Each technical chapter of the ES sets out any relevant embedded mitigation, with reference to the appropriate control document where relevant; • Where an approach different to that set out in ES Volume 2, Chapter 2: Environmental Impact Assessment (EIA) [EN010162/APP/6.2.2] [APP-045] has been used in a particular assessment, and/or where professional judgement



ExQ1 Ref	Question to:	Question	Applicant's Responses
			<p>has been applied in reaching a conclusion on significance of an effect, this is explained.</p> <ul style="list-style-type: none"> Aspects of the ES have responded to the guidance given in the Scoping Opinion, in terms of, for example, figures being legible to readers and being searchable, figures showing the Order Limit insofar as practicable, all mappable receptors being shown on figures, consistency between chapters in the selection of receptors, and the ES describing and assessing specific (rather than generic) effects insofar as practicable.
Q1.1.12	The applicant	<p>Use of the Staythorpe Power Station Wharf</p> <p>Within document [APP-314] (section 42 consultation feedback responses), there is an entry which states “the applicant has established that it does not need development consent for any works for the purposes of using the wharf at Staythorpe Power Station to transport and unload construction equipment and material via the river. This land has therefore been removed from the order limits. The applicant is in advanced discussions with RWE for a commercial agreement to use the wharf for these purposes”. This appears to be the only mention of the use of this wharf that the ExA can find within</p>	<p>The Applicant has not included any powers to utilise this wharf within its Draft Development Consent Order [EN01062/APP/3.1C] and no consent is sought for this. The statement in the Consultation Report is a historic reference to discussions held with RWE. The Applicant's ES therefore considers delivery of construction equipment and material by road.</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>any application document, and as such the ExA is unclear as to the applicant's intention to use this wharf or how it considers permission would be granted for the use of this.</p> <p>a. The applicant is requested to provide clarity on this matter.</p> <p>b. Specifically in relation to the ES and other relevant assessments, can the applicant confirm how the current ES and any other relevant assessments assesses the use of this wharf, as there does not appear to be any reference to relevant environmental matters included but not limited to use of the river for transport of materials to the wharf and the movement of materials and equipment from the wharf to the proposed development. The use of this wharf did not form a part of the Scoping Report on which the Inspectorate's Scoping Opinion was based.</p>	
Q1.1.13	The applicant	<p>Material assets</p> <p>The Inspectorate considers that the EIA regulations typically refer to material assets as those that are required for construction and operation of the proposed</p>	<p>The Infrastructure Planning (Environmental Impact Assessment) Regulations 2017, Schedule 4, Information for Inclusion in Environmental Statements, requires (in paragraph 1(c)) "a description of the main characteristics of the operational phase of the development (in particular any production process), for</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>development, such as concrete, steel, timber etc. The ES does not appear to include any information of the anticipated quantity of materials required to construct the proposed development. Whilst the ExA notes that a list of anticipated GHG emissions from the materials used is provided in ES Chapter 15 [APP-058] and waste generation in chapter 16 [APP-058], can the applicant confirm if it has provided, or is able to provide, an estimate of the materials required for the construction and operation of the proposed development.</p>	<p>instance, energy demand and energy used, nature and quantity of the materials and natural resources (including water, land, soil and biodiversity) used”, but this specifies for the operational phase only. For the Development, the use of materials in the operational phase will be minimal and hence is not a “main characteristic”. Notwithstanding this, ES Volume 2, Chapter 16: Miscellaneous Issues [EN010162/APP/6.2.16] [APP-059], Section 16.7, Waste, sets out the quantities of the principal materials that will become waste at different phases of the Development, which largely (i.e., except for any materials that might remain following decommissioning) reflects the use of such materials earlier in the Development.</p> <p>“Material assets” are referred to in paragraph 4 of Schedule 4 of The Infrastructure Planning (Environmental Impact Assessment) Regulations 2017, as one of the potential factors that could be significantly affected by the Development. In this context, “material assets” refers to infrastructure that exists in the baseline. Potential effects on future mineral extraction are assessed in ES Volume 4, Appendix A10.9: Minerals Resource Assessment [EN010162/APP/6.4.10.9] [APP-238]. Potential effects on the structure and functioning of the road network are assessed in ES Volume 2, Chapter 14: Traffic and Transport [EN010162/APP/6.2.14] [APP-057]. Potential adverse effects on the electrical grid are considered in Section 16.5.3 of ES Volume 2, Chapter 16: Miscellaneous Issues [EN010162/APP/6.2.16] [APP-059]. No other material assets are likely to be subject to significant effects from the Development.</p>



2.3 Development Consent Order

Table 2-2 Development Consent Order

ExQ1 Ref	Question to:	Question	Applicant's Responses
Q2.1.1	The applicant	<p>Recitals at the beginning of the dDCO</p> <p>The dDCO [AS-012] page 4 sets out that 'The Secretary of State has considered the report and recommendation of the Examining Authority, has taken into account the environmental information in accordance with regulation 4 of the Infrastructure Planning (Environmental Impact Assessment) Regulations 2017(e) and has had regard to the documents and matters referred to in section 105(2)(f) of the 2008 Act.' The correct reference should be to section 104(2) of the 2008 Act.</p>	<p>This has been updated in Draft Development Consent Order [EN010162/APP/3.1C] submitted at Deadline 2.</p>
<i>Articles</i>			
Q2.1.2	The applicant	<p>Article 2 (Interpretation)</p> <p>"authorised development" It is considered that the current definition which includes the development described in Schedule 1 "and any other development within the meaning of section 32 of the 2008 Act" is too broadly based. It is unclear as to</p>	<p>Key to this definition is the inclusion of "<i>authorised by this Order</i>" at the end of the defined term's meaning. Section 32 development is only included to the extent authorised by the Order; it does not include any development which may fall within section 32 generally.</p> <p>However, for additional clarity, we have amended the Draft Development Consent Order [EN01062/APP/3.1C] to follow the</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		whether this would enable both the section 32 general powers and the Schedule 1 provisions. The applicant is asked to consider the following alternative "authorised development" means the development and associated development described in Schedule 1 (authorised development) which is development within the meaning of section 32 of the 2008 Act'.	approach approved in the West Burton Solar Project Order 2025, which was: <i>"authorised development" means the development and associated development, which is development within the meaning of section 32 (meaning of "development") of the 2008 Act, authorised by this Order and as described in Schedule 1 (authorised development);"</i>
Q2.1.3	The applicant	Article 2 (Interpretation) "Order land" refers simply to the land shown on land plans which is within the limits of land to be acquired or used and described in the book of reference. The applicant is asked to amend this to be more precisely defined to align with the approach used in other made solar DCOs, such as by reference to the different colouring on the Land Plans.	The definition of "Order land" in Article 2 of the Draft Development Consent Order [EN01062/APP/3.1C] has been updated and now reads as follows: <i>"means the land shown coloured pink, blue or yellow on the land plans which is within the limits of land to be acquired or used and described in the book of reference"</i>
Q2.1.4	The applicant	Article 10 (Street works) Article 10 (4) to (7) refer to the application of the Nottinghamshire Country Council Permit Scheme Order 2020. It would be	The Applicant agrees with this. A new article 11 (application of the permit scheme) has been added to the version of the Draft Development Consent Order [EN01062/APP/3.1C] submitted at D2. Please note that as a result of this change, current articles 11, 12, 13 and 14 become articles 12, 13, 14 and 15 in the Draft



ExQ1 Ref	Question to:	Question	Applicant's Responses
		clearer to separate this out as a separate article, as is the case in other DCOs.	Development Consent Order [EN01062/APP/3.1C] submitted at D2. However, the responses below refer to the article numbers as set out in the dDCO submitted at D1.
Q2.1.5	The applicant	<p>Article 14 (Permanent closure of public rights of way)</p> <p>Article 14 would allow the undertaker to permanently close public rights of way as set out in Schedule 5, though this cannot occur unless a substitute public right of way has been completed to the satisfaction of the street authority, or a temporary alternative route is first provided and maintained until the permanent substitute public right of way is provided, again to the satisfaction of the street authority. The applicant is asked to address the following points:</p> <p>14(2) Should this refer specifically to Schedule 5 part 3?</p> <p>14(2)(b) if a temporary alternative is to be provided, this should be 'open for use'?</p> <p>14(3) In referring to the public right of way to be closed only, it is not clear that when rights are extinguished. It should be clear that this can only occur after the alternative provision is in place.</p>	<p>The Applicant has considered these points and deals with each in turn below:</p> <ul style="list-style-type: none"> a) Agreed. Article 14(2) has been amended to read: "No public right of way specified in Part 3 of Schedule 5 is to be wholly or partly closed under this article unless" b) Agreed. Article 14(2)(b) has been amended to read: "...public right of way to be closed is first provided, <u>opened for use</u> and subsequently maintained..." c) Agreed. Article 14(3) has been amended to read: "Where a public right of way has been permanently closed and the new permanent route completed under sub-paragraph (2)—" d) Agreed. Article 14(3)(b) has been amended to read: "the undertaker may appropriate and use for the purposes of the authorised development so much of the site of the <u>public right of way</u> as is bounded on both sides by land owned by the undertaker." e) The Applicant does not consider that any changes to Articles 14(4) and (5) of the Draft Development Consent Order [EN01062/APP/3.1C] are required. The only details required to be provided are those already specified, i.e. a plan/plans showing the permanent diversion and the



ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>14(3)(b) should the reference be to 'the site of the public right of way', rather than 'the site of the street or private means of access'?</p> <p>14(4) and (5) refer to details being provided to the surveying authority of the modifications required. Should the details required be clarified?</p>	<p>description of the diversion (being the statement of modifications). The definition of "definitive map and statement" in article 2 of the Draft Development Consent Order [EN01062/APP/3.1C] has the same meaning as in Part III of the Wildlife and Countryside Act 1981 and therefore the statement will be in accordance with that Act and Regulations made thereunder, namely the Wildlife and Countryside (Definitive Maps and Statements) Regulations 1993.</p> <p>This is consistent with the approach taken in the Fenwick Solar Farm Order (which is currently awaiting a decision from the SoS following completion of the examination on 4 September 2025) and the made the A66 Northern Trans-Pennine Development Consent Order 2024.</p>
Q2.1.6	The applicant	<p>Article 14 (Permanent closure of public rights of way)</p> <p>Notwithstanding the applicant's response to the above question (Q2.1.5) NCC in its relevant representation [RR-166] and the Nottinghamshire Area Ramblers in their written representation [REP1-103] have, with reference in the latter to made orders, raised concerns about the issues associated with permanent changes. Could the applicant review and amend its dDCO as appropriate, for example whether Article 13 could provide sufficient powers, given</p>	<p>The Applicant requires permanent powers to close and/or divert the affected PRowS (those listed in Part 3 of Schedule 5) because they are currently routed along land identified for the construction and operation of solar panels and thus the diversions need to be in place for the construction, operation and decommissioning of the proposed Development.</p> <p>The temporary diversion powers authorised by 4 of the 6 the DCOs to which the Nottinghamshire Area Ramblers [REP1-103] written representation refers are noted as being needed only to facilitate the construction of the authorised development (with the Tween Bridge Solar Farm and the Steeple Renewables Project not specifying) and, as such, the PRowS do not appear to interfere</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>that the nature of the proposed development itself is temporary and justify any material differences that remain compared with previously made orders.</p>	<p>with the authorised development's operation, as would be the case at Great North Road.</p> <p>Whilst it is acknowledged that the proposed Development is 'temporary', the Applicant does not consider a PRow diversion for a period of 40 years or more to constitute 'temporary', in the same way as it would be for diversions only required for the construction period. The Applicant considers that users of a PRow would consider a route that has been in situ for 40 years or more to be permanent by that time, unlike, for example, a 2 year construction period, which will be accompanied by temporary fencing, surfacing and construction traffic/infrastructure, etc. This is in accordance with the statutory framework relating to highways and traffic management, under which it is not possible to obtain a Temporary Traffic Regulation Order for more than 6 months in relation to a public footpath, without being extended by the Secretary of State (see section 15(1) & (5) of the Road Traffic Regulation Act 1984).</p> <p>As set out above, permanent diversion powers are included in the draft (post-examination) Fenwick Solar Farm Order and also a number of made orders, namely the A66 Northern Trans-Pennine Development Consent Order 2024, The Drax Power (Generating Stations) Order 2019 and Sizewell C (Nuclear Generating Station) Order 2022.</p> <p>The Statement of Common Ground with Nottinghamshire County Council (doc ref. EN010162/APP/8.1A) [REP1-050] addresses the point raised in the County Council's relevant representation [RR-166] regarding the movement back of diverted paths at the point at which the proposed Development is decommissioned. In</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
			<p>the event of a diverted path being identified for 'reversion' to its original route (the details of which would be contained in the Applicant's final Decommissioning & Restoration Plan (secured by Requirement 18 of the Draft Development Consent Order [EN01062/APP/3.1C] this would have to be separately authorised using powers contained in the Highways Act 1980 (see section 119). The requisite powers are not contained in the draft DCO. The process prescribed by s.119 of the Highways Act 1980 requires the making of an application for a Definitive Map Modification Order ("DMMO") to the County Council and this application would request that the relevant path / diversion route is 'reverted' back to its original alignment. The application for a DMMO would need to be consulted upon and the tests for the making of an order would have to be met.</p>
Q2.1.7	The applicant	<p>Article 15 (Use of private roads for construction) Article 15(1) currently refers to 'any road' with the Order limits. Why does the applicant need this additional power, compared with made orders, given that it is seeking to acquire rights over all the land within the Order limits. Please either justify the need for the provision with reference to guidance or precedent or delete it.</p>	<p>Article 15 has been deleted.</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
Q2.1.8	The applicant	<p>Article 16 (Access to works) Should this article require the undertaker to restore any temporary access created to the reasonable satisfaction of the street authority? Please also address the comments from Nottinghamshire County Council (NCC) in their local impact report (LIR) [REP1-078] that Article 16 refers to Part 1 (permanent access) and Part 2 (temporary access) of Schedule 6, but Schedule 6 appears to be a single entity with no parts.</p>	<p>Article 16 was drafted before it had been determined that there were to be no specified temporary means of access. As such, article 16(b) has been deleted, as has the reference to Part 1 of Schedule 6. The inclusion of a restoration obligation in relation to any temporary accesses (which may be provided pursuant to article 16(1)(b) with the highway authority's approval) is agreed. Article 16 has therefore been amended as follows:</p> <p>Access to works</p> <p>16.-(1) The undertaker may, for the purposes of the authorised development—</p> <p>(a) form and lay out the permanent means of access, or improve existing means of access, in the approximate locations specified in Schedule 6 (access to works); and</p> <p>(b) with the approval of the highway authority, form and lay out such other means of access or improve existing means of access, at such locations within the Order limits as the undertaker reasonably requires for the purposes of the authorised development.</p> <p>(2) Any temporary measures undertaken in accordance with subparagraph (1)(b) shall be removed by the undertaker as soon as is reasonably practicable when no longer required for the purposes of the authorised development and the land shall thereafter be restored to the highway authority's reasonable satisfaction.</p>

ExQ1 Ref	Question to:	Question	Applicant's Responses
Q2.1.9	The applicant	<p>Article 17 (Agreement with street authorities)</p> <p>This Article authorises street authorities and the undertaker to enter into agreements relating to strengthening, improvement, repair or reconstruction of any streets, stopping up, prohibition, restriction, alteration or diversion of any street, works authorised under articles 10 (street works), 11 (power to alter layout, etc., of streets) and 12 (construction and maintenance of altered streets) of the Order and the adoption of works.</p> <p>Should the relevant provisions at Article 17(c) also refer to Article 16 (Access to works), which gives the undertaker powers to form new or to improve existing means of access for the purposes of the authorised development, as set out in Schedule 6 to the Order?</p> <p>Please also address the comments from NCC in their LIR [REP1-078] relating to the procedure for consultation and approval of any Temporary Traffic Regulation Order.</p>	<p>Agreed. Article 17(1)(c) has been amended as follows:</p> <p><i>“17.—(1) A street authority and the undertaker may enter into agreements with respect to—</i></p> <p>[...]</p> <p><i>(c) the undertaking in the street of any of the works referred to in article 10 (street works) article 11 (power to alter layout, etc., of streets) article 12(1) (construction and maintenance of altered streets) and article 16 (access to works);”</i></p> <p>With regards NCC’s comments (which are assumed to mean those at paragraph 6.9 of the LIR [REP1-078]), we assume the reference to article 17 in the said paragraph 6.9 intended to be a reference to article 18 (traffic regulation measures), and the reference to Schedule 8 a reference to Schedule 7 (traffic regulation measures).</p> <p>The powers provided by article 18(1) in respect of the measures specified in Schedule 7 do not require NCC’s approval – the applicant is only required to give notice to NCC in accordance with article 18(5)(a). It is only the general power provided by article 18(2) which requires NCC’s consent (in accordance with article 18(4)(b)), i.e. in relation to traffic regulation measures not listed in Schedule 7.</p> <p>Under article 18(7), the applicant must make, by ‘written instrument’, provision for any of the powers provided by article 18(1) and/or (2). The written instrument would be, in effect, the temporary traffic regulation order but this is made by the applicant, not NCC.</p>

ExQ1 Ref	Question to:	Question	Applicant's Responses
			<p>This is consistent with the principle that a development consent order is intended to be a “one-stop shop” in terms of securing all necessary powers for the authorised development. It is also consistent with the overarching national policy that infrastructure of critical national priority (which includes the authorised development) needs to be brought forward urgently. The diversions in Schedule 7 are required to help address this need and any requirement to obtain additional consent in this respect would delay delivery.</p> <p>Article 18 is a standard DCO provision accepted in numerous made orders, such as The West Burton Solar Project Order 2025, The Tillbridge Solar Order 2025, The East Yorkshire Solar Farm Order 2025, The Cottam Solar Project Order 2024 and The Mallard Pass Solar Farm Order 2024.</p>
Q2.1.10	The applicant	<p>Article 18 (Traffic Regulation Measures) Article 19 (1) includes a power that would authorise temporary traffic regulation measures, for the purposes of the construction, operation maintenance and decommissioning of the development on roads specified in Schedule 7. Additionally, Paragraph (2) includes a general power, following consultation with the chief officer of police and subject to obtaining the written consent of the traffic authority, to make temporary provision for traffic regulation the purposes of the authorised</p>	<p>It is assumed that this question relates to article 18, not 19. The applicant can agree to the inclusion of site notices and article 18(5) has been amended as follows:</p> <p><i>“(5) The undertaker must not exercise the powers conferred by paragraphs (1) or (2) unless the undertaker has—</i></p> <p><i>(a) given not less than 4 weeks’ notice in writing to the chief officer of police in whose area the road is situated and to the traffic authority;</i></p> <p><i>(b) not less than 7 days before the provision is to take effect, erected a notice at each end of the affected road explaining the effect of the provision; and</i></p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>development. Article 18(5) sets out that the undertaker must not exercise these powers without giving 4 weeks notice to the chief of police and traffic authority and published details of the provision in the relevant newspaper.</p> <p>Would it also be appropriate to include a site notice as a means of informing the local community?</p>	<p><i>(c) not less than 7 days before the provision is to take effect, published the undertaker's intention to make the provision in one or more newspapers circulating in the area in which any road to which the provision relates is situated."</i></p>
Q2.1.11	The applicant	<p>Article 22: (Compulsory acquisition of land)</p> <p>This Article provides for the compulsory acquisition of such land as is required for the development, or to facilitate, or is incidental to it. Article 22(2) makes clear that the powers in this Article are subject to the powers and restrictions in Article 23 (Time limit for exercise of authority to acquire land compulsorily or to take land temporarily), paragraph (2) of Article 24 (compulsory acquisition of rights and imposition of restrictive covenants), Article 27 (acquisition of subsoil or airspace only), Article 31 (temporary use of land for constructing the authorised development),</p>	<p>(a) The Applicant does not consider that Article 22(2) should be expanded to make the exercise of the power in Article 22(1) subject to Article 25 (private rights over land) or Article 28 (power to override easements and other rights).</p> <p>The purpose of including provisions in Article 22(2) is to make it clear that those articles contain provisions which qualify the exercise of the power to acquire land in Article 22(1). Unlike the other articles listed in Article 22(2), Articles 25 and 28 do not contain limitations on the exercise of the power in Article 22(1).</p> <p>Article 23 (time limit for the exercise of authority to acquire land compulsorily or to take land temporarily) limits the time period for the exercise of the Article 22(1) power.</p> <p>Article 24 (compulsory acquisition of rights and imposition of restrictive covenants), Article 27 (acquisition of subsoil or airspace only), and Article 31 (temporary use of land for constructing the authorised development), limit or exclude the Article 22(1) compulsory acquisition power in express circumstances, such as</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>Article 33 (statutory undertakers) and article 50 (Crown rights).</p> <p>a. Should this Article also be subject to Article 25 (private rights over land) and Article 28 (power to override easements and other rights)?</p> <p>b. Is it relevant to refer to Article 50 (Crown rights)?</p>	<p>the acquisition of new rights only rather than full acquisition powers.</p> <p>Article 33 (statutory undertakers) and Article 50 (Crown rights) place limitations on how the Article 22(1) power may be exercised (if at all) in relation to special types of land.</p> <p>In contrast, Article 25 (private rights over land) is not a power to compulsorily acquire land but it operates when land has already been acquired, whether compulsorily or by agreement. It does not have any bearing on the scope of the Article 22(1) power.</p> <p>The operation of Article 28 (power to override easements and other rights) does not rely upon the acquisition of land pursuant to the DCO, but permits authorised activities to be undertaken which may otherwise have been in breach of private rights. It does not limit the power in Article 22(1) in any way.</p> <p>(b) Crown rights – see above.</p>
Q2.1.12	The applicant	<p>Article 26 (Application of the 1981 Act)</p> <p>This Article applies the general vesting procedures in the Compulsory Purchase (Vesting Declarations) Act 1981 to the exercise of compulsory acquisition powers pursuant to the Order. The quotations given in Article 26(5) do not appear to be complete.</p>	<p>Article 26(5) in the Development Consent Order [EN010162/APP/3.1C] has been updated and now reads as follows:</p> <p><i>“In section 5B (extension of time limit during challenge) for “section 23 of the Acquisition of Land Act 1981 (application to High Court in respect of compulsory purchase order)”, substitute “section 118 (legal challenges relating to applications for orders granting development consent) of the 2008 Act”.</i></p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
Q2.1.13	The applicant	<p>Articles 31 and 32 (Temporary use) These Articles allow land subject to compulsory acquisition powers to be temporarily used for constructing and maintaining the development. Article 31(1)(a) and Article 32(1)(a) extend the power to take temporary possession to any of the Order land. Please can the applicant explain:</p> <ul style="list-style-type: none"> a. the steps that have been taken to alert all landowners/occupiers of land within the Order limits of this possibility. b. why it considers only 28 days' notice should be required before entering on and taking possession of land under Article 31(4) and Article 32(3). c. In relation to Article 31(1)(b), what is the justification for the inclusion of the power to remove buildings and drainage on land temporarily used to construct the authorised development? 	<p>(a) Section 9 of the Statement of Reasons ("SoR") [EN01062/APP/4.1B] summarises the Applicant's engagement with landowners and occupiers of the Order Land and the Land and Rights Negotiations Tracker [EN01062/APP/4.4B] evidences the highly successful approach undertaken by the Applicant to meaningful engagement.</p> <p>A significant proportion of the Order Land is now under option. Those option agreements contain provisions which are not dissimilar to the powers sought in the draft DCO to take temporary possession of land. For example, to undertake temporary works on the option land before permanent easements are put in place. The concept of the Applicant requiring rights to use land temporarily has therefore been a feature of the voluntary negotiations to secure the necessary land rights for the proposed Development. The temporary possession powers sought in Articles 31(1)(a) and 32(1)(a) of the Development Consent Order [EN010162/APP/3.1C] or the purposes of construction and maintenance (respectively) of the proposed Development reflect the Applicant's voluntarily land acquisition strategy and are required to ensure that the proposed Development can be constructed and maintained.</p> <p>The SoR provides a detailed explanation of the temporary possession powers sought and of how the Applicant intends to exercise these powers. Paragraph 2.10.2 of the SoR explains that there is no land within the Order limits which is required solely for temporary use. However, it is confirmed that where the Applicant is seeking to compulsorily acquire land, new rights or restrictions over</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
			<p>land, a power for the temporary use of such land is also sought thereby enabling the Applicant to enter on land in advance of permanent acquisition. In doing so, the Applicant can take a proportionate approach to such permanent acquisition and minimise the amount of the land and the extent of the rights required to construct, operate and maintain the proposed Development.</p> <p>Paragraph 8.8.5 of the SoR goes on to confirm that this approach will be used principally in connection with the temporary and permanent land rights required to be secured for the cable route. A wider corridor of land will be needed for the cable during construction (circa 30m), but the land over which the new rights and restrictive covenants to be permanently acquired for the laid cables will be a lesser area and comprise a 12m wide (approx.) trench (to be determined once the final location of the relevant infrastructure is known (see also paragraph 10.2.7)).</p> <p>Land which is not required permanently once the temporary use powers have been used to construct the proposed Development will be reinstated in accordance with the outline Soil Management Plan (doc ref. EN010162/APP/6.4.17.2A – as stated in paragraph 8.8.6 of the SoR). Before giving up possession of the land for which temporary possession powers have been exercised, the Applicant will be required to remove all temporary works and restore the land to the satisfaction of the landowner in accordance with the provisions of Article 31(7) of the draft DCO.</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
			<p>The Introduction to the Book of Reference (doc ref. EN010162/APP/4.3C) further explains (at paragraph 3.1.6) that the land shown coloured pink and blue on the Land Plans (doc ref. EN010162/APP/2.2B) [REP1-004] is proposed to be subject to powers of temporary possession pursuant to Articles 31 and 32.</p> <p>(b) A number of made DCOs contain a lesser notice period of 14 days, however the Applicant considers a 28-day notice period prior to entry and possession of land being taken pursuant to Article 31(4) and Article 32(3) of the draft DCO to be reasonable. In proposing this period, the Applicant has had regard to the land use and nature of occupation of the Order Land, which is predominantly agricultural. There aren't any residential properties, nor any businesses which would be displaced, and which might need a longer notice period in order to vacate the Order Land. Furthermore, agreement has been reached with a significant number of the landowners affected by the proposed Development.</p> <p>The Applicant would also note that there is recent precedent for a 28-day notice period – see Articles 29(3) and 30(3) of the Helios Renewable Energy Project Order 2025 (made on 3 December 2025).</p> <p>(c) Construction of the proposed Development, as permitted pursuant to Article 31(1)(e) of the draft DCO, will involve site clearance and preparatory work – please see Schedule 1 to the draft DCO, in particular paragraph (n) (of the description of 'further associated development within the Order limits'):</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
			<p><i>“site establishments and preparation works including site clearance (including vegetation planting, removal and management and the demolition of existing buildings and structures), site investigation works, earthworks (including soil stripping and storage and site levelling) and excavations, the alteration of the position of services and utilities, piling and works for the protection of buildings and land;”</i></p> <p>The power to remove buildings, agricultural plant and apparatus, drainage etc. on land temporarily used to construct the proposed Development under Article 31(1)(b) of the draft DCO is therefore necessary to facilitate the carrying out of the proposed Development. The use of the power is constrained by the underlying purpose and may only be exercised in so far as it is required to be exercised in connection with the construction of the proposed Development.</p> <p>The Applicant considers the inclusion of the power to be necessary and justified.</p> <p>There is recent precedent for the inclusion of this provision – for example, see Article 29(1)(b) of The Helios Renewable Energy Project Order 2025 (made on 3 December 2025).</p>
Q2.1.14	The applicant	<p>Article 50 (Crown rights) As no Crown land has been identified within the Order land, the applicant is asked to provide further justification as to why this Article is required.</p>	<p>Whilst the Applicant's diligent land referencing exercise has not identified any Crown Land within the Order Land, there remains the possibility of land ownership/interest changes throughout the examination and beyond. The inclusion of Article 50 in the Draft Development Consent Order [EN010162/APP/3.1C] is intended to</p>

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ExQ1 Ref	Question to:	Question	Applicant's Responses
			provide clarity in the event of a Crown authority acquiring any land and/or rights in the Order Land at a future date.
<i>Schedule 1 – Authorised Development</i>			
Q2.1.15	The applicant	<p>Schedule 1 – Authorised development</p> <p>a. In the unnumbered paragraph immediately before the list of Works, for greater clarity could the applicant insert 'alternating current' after 50 megawatts?</p> <p>b. Should these two paragraphs, immediately before the list of Works be numbered as they do not appear to belong under para 1?</p>	Both requests are acceptable and the Draft Development Consent Order [EN010162/APP/3.1C] has been updated accordingly.
<i>Schedule 2 – Requirements</i>			
Q2.1.16	The applicant, NCC and NSDC	<p>Schedule 2 – Requirements</p> <p>Proposals are being developed to reorganise local government in Nottinghamshire which, if implemented, would result in a single tier of local government. It is therefore necessary that the dDCO should enable any of the requirements in Schedule 2 to be discharged by a superseding local</p>	This is captured by article 2(7) of the Draft Development Consent Order [EN010162/APP/3.1C] , which provides: " <i>In this Order, references to any statutory body include that body's successor bodies</i> "



ExQ1 Ref	Question to:	Question	Applicant's Responses
		authority? If so, how could this be accommodated?	
Q2.1.17	The applicant	<p>Schedule 2 – Requirements</p> <p>The term 'substantially in accordance with' is used extensively in the requirements. The applicant is asked to consider whether alternative wording such as "which as a minimum must accord with" could be used so that improvements are permitted but deterioration is not.</p>	<p>The applicant considers the use of "substantially in accordance with" is appropriate and it is noted that this language is used in recently made solar DCOs, including The West Burton Solar Project Order 2025, The Tillbridge Solar Order 2025, The East Yorkshire Solar Farm Order 2025, The Cottam Solar Project Order 2024. The applicant would also note that the documents require approval from the relevant authority, which would unlikely agree to any deterioration from the outline (and nor is this the applicant's intention).</p>
Q2.1.18	The applicant	<p>Requirement 5: Approved details and amendments to them</p> <p>Should approval be provided 'in writing' to provide clarity?</p>	<p>This is secured by requirement 4, which states: "<i>Where any approval, agreement or confirmation is required under any requirement, that approval, agreement or confirmation must be provided in writing.</i>"</p> <p>For consistency, where a requirement (other than requirement 4) references the need for approval to be in writing, this has been deleted from the Draft DCO. Please see updated version Draft Development Consent Order [EN010162/APP/3.1C].</p>
Q2.1.19	The applicant	<p>Requirement 8 - Landscape and ecological management</p> <p>This requirement sets out that the 'landscape and ecological management plan must include details of the extent to which the relevant phase contributes to</p>	<p>Requirement 8 has been amended in the Draft Development Consent Order [EN010162/APP/3.1C] to separate the biodiversity design strategy and the Landscape and Ecological Management Plan. The biodiversity design strategy must include details of how the strategy will secure a biodiversity net gain for all of the authorised development during the operation of the authorised</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>ensuring that the authorised development overall achieves a minimum of 60% biodiversity net gain in area-based habitat units, a minimum of 26% biodiversity net gain in hedgerow units and a minimum of 11% biodiversity net gain in watercourse units during its operational lifetime'. On this phased basis, how can there be certainty that the overall commitment to this level of biodiversity net gain will be achieved?</p> <p>Should there be a requirement seeking to secure BNG, rather than this being embedded as an element of the landscape and ecological management plan requirement?</p>	<p>development of at least 42% in area-based habitat units, at least 17% in hedgerow units, and at least 10% in watercourse units. The Detailed LEMP for each phase of the Development would then include details of the relevant contribution towards the minimum BNG commitment.</p>
Q2.1.20	The applicant	<p>Requirement 9 - Fencing and other means of enclosure</p> <p>Does the reference at 9(1) to 'commence' include or exclude any permitted preliminary works?</p>	<p>Article 2 of the Draft Development Consent Order [EN010162/APP/3.1C] defines 'commencement', and which excluded permitted preliminary works. Permitted preliminary work could therefore be undertaken before Requirement 9 was discharged. Requirement 12 (CEMP) then requires that all permitted preliminary works must be carried out in accordance with the outline construction environmental management plan.</p>
Q2.1.21	The applicant, NCC and	<p>Requirement 11: Archaeology</p>	<p>The Applicant has considered these points and deals with each in turn below:</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
	Historic England	<p>The applicant, and other parties as relevant, are asked to address the following points:</p> <p>a. Does the reference at 11(1) to 'commence' include or exclude any permitted preliminary works?</p> <p>b. Is it acceptable that this be approved by the 'county authority', noted as being Nottinghamshire County Council?</p> <p>c. Is sufficient provision made for unexpected archaeological discoveries, areas with no known archaeology and the need for an archaeological watching brief?</p> <p>d. The Outline Archaeology Mitigation Strategy, section A11.8.6 sets out that following consent to proceed, the Written Scheme of Investigation (WSI) for the Stage 2 investigations will be submitted to the discharging authority (Nottinghamshire County Council) for approval. It also sets out that the Stage 3 Mitigation Measures WSI(s), would also be submitted to the discharging authority for approval. How would these provisions be secured through the dDCO?</p>	<p>a) As above, commence would exclude permitted preliminary works;</p> <p>b) This is agreed with NCC, as set out in the Draft Statement of Common Ground with Nottinghamshire County Council [EN010162/APP/8.1A];</p> <p>c) As above;</p> <p>d) Requirement 11 and the ES Volume 4, Appendix A11.8: Outline Archaeological Mitigation Strategy (AMS) [EN010162/APP/6.4.11.8A] have been updated to clarify this point.</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>In addressing their points, the parties are invited to suggest alternative wording which would address any concerns raised.</p>	
Q2.1.22	The applicant	<p>Requirement 12: Construction environmental management plan (CEMP) This relies upon the outline CEMP (oCEMP) which is in places informative in nature rather than prescriptive. Could the applicant provide more project specific detail under this requirement regarding which environmental risks must be addressed in the CEMP to the satisfaction of the planning authority, in consultation with others, for example the Environment Agency, including those associated with the use of horizontal directional drilling to lay cables apparent from the oCEMP [APP-204].</p>	<p>Many of the measures in the ES Volume 4, Appendix A5.3: Outline Construction Environmental Management Plan (oCEMP) [EN010162/APP/6.4.5.3B] are normal good practice, and the environmental risks that would arise if these measures were not implemented have not been explicitly set out. This is because the oCEMP is treated as embedded mitigation rather than additional mitigation in response to identified and assessed environmental effects. The oCEMP refers to protected species licences and environmental permits that may be required from Natural England or the Environment Agency. However, these would be provided separately to the final CEMP (as set out in paragraph 6 of the oCEMP ES Volume 4, Appendix A5.3: Outline Construction Environmental Management Plan (oCEMP) [EN010162/APP/6.4.5.3B], and hence the relevant consultees for these licences/permits do not necessarily need to be consulted on this aspect of the final CEMP. However, the following specifics have been included in a revised Draft DCO [EN010162/APP/3.1C]</p> <p>Requirement 12: 12.—(1) No phase of the authorised development may commence until a construction environmental management plan for that phase has been submitted to and approved by the planning authority, in</p>

ExQ1 Ref	Question to:	Question	Applicant's Responses
			<p>consultation with the following organisations (on the topics specified):</p> <ul style="list-style-type: none"> - the Environment Agency, on arrangements for refuelling and horizontal directional drilling; and - the county authority, on sustainable drainage systems measures. <p>(2) The construction environmental management plan submitted under sub-paragraph (1) must be in accordance with the outline construction environmental management plan.</p> <p>(3) All construction works associated with the authorised development must be carried out in accordance with the approved construction environmental management plan.</p>
Q2.1.23	The applicant	<p>Requirement 15: Operational noise Could the applicant review this against the corresponding requirement 23 in the made Order for The Helios Renewable Energy Project Helios - Development Consent Order [R] which came into effect on 3 December 2025, amend as appropriate and justify any material differences with reference to guidance or precedent?</p>	<p>The Applicant notes that the Helios Renewable Energy DCO includes defined noise limits for the Project. It is noted that those noise limits are in most instances higher than those set out within Tables A12.2.8 and A12.2.9 of ES Volume 4, Technical Appendix A12.2: Noise and Vibration [EN010162/APP/6.4.12.2]. The Applicant has modified Requirement 15 to include a precise reference to the relevant background noise limits. This approach is consistent with the approach taken by the Secretary of State in respect of Requirement 13 (Operational Noise Mitigation and Monitoring Scheme) for the Stonestreet Green DCO.</p>
Q2.1.24	The applicant	<p>Requirement 21 Community liaison group</p>	<p>The Applicant agrees. Requirement 21 (3) has therefore been updated to read as follows: <i>'The community liaison management</i></p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>This requirement provides that no phase of the authorised development may commence until a community liaison management plan has been submitted to and approved by the Planning Authority. It also sets out that the community liaison management plan must be implemented as approved.</p> <p>Does there need to be a mechanism to ensure that this group is established prior to the implementation of the development?</p>	<p><u>plan must be implemented as approved prior to commencement of the authorised development.</u></p>
Q2.1.25	The applicant	<p>Requirement 22 (1) and (2) Glint and Glare</p> <p>This requirement sets out the need for a glint and glare assessment containing details of how the design of the development has incorporated mitigation to ensure the glint and glare levels are below the assessment criteria as set out in the glint and glare assessment contained in the environmental statement for that phase.</p> <p>Should there be any wording be included to ensure that the post-consent assessment/levels do not exceed the</p>	<p>The Applicant notes that the Helios Renewable Energy DCO includes a requirement securing the Glint and Glare Mitigation Strategy (Requirement 20). The Applicant has therefore updated requirement 22 of the Draft Development Consent Order [EN010162/APP/3.1C] to reflect this approach.</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		assessment provided in the ES glint and glare assessment [APP-286]?	
Q2.1.26	The applicant	<p>Requirement 23: Long term flood risk mitigation</p> <p>It does not appear to be specified either in the dDCO [AS-012] or accompanying explanatory memorandum [APP-009] why the requirement 23 has been included to provide an updated flood risk assessment (FRA) only if the solar PV panels are still in operation in the year 2069 (due to delays to construction resulting in a later commencement date for power export than 2029), rather than all relevant environmental assessments. Can the applicant confirm why this requirement is limited to flood risk only, when all effects in the ES and accompanying documents have been assessed up to the currently planned operational end date only and not beyond?</p>	<p>The operational phase is for 40 years. Given the grid connection date, the end-date for the operational phase will be very close to 2069, and hence it is possible that it might marginally go beyond this. The basis for the assessment of flood risk changes specifically in 2069, as a result of the Environment Agency's "epoch" definitions. This approach was agreed with the Environment Agency. Other environmental aspects do not have a particular threshold at 2069, and the assessments of these aspects would remain applicable if the 40-year operational period ended a few years beyond 2069, although it is not expected to.</p>

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ExQ1 Ref	Question to:	Question	Applicant's Responses
<i>Schedule 14 - Procedure for the discharge of requirements</i>			
Q2.1.27	The applicant	<p>Schedule 14: Procedure for the discharge of requirements</p> <p>Within this schedule, references to either 'business days' or 'days' should be consistent.</p> <p>Please remove the word 'forthwith' from 4(2)(c).</p>	This has been updated in the version of the Draft DCO [[EN010162/APP/3.1C] submitted at D2.

Table 2-3 Agriculture and Land Use

ExQ1 Ref	Question to:	Question	Applicant's Responses
Q3.1.1	Natural England (NE) and the applicant	<p>BMV land during construction</p> <p>In your relevant representation [RR-154] (NE14) and statement of common ground (SoCG) with the applicant [REP1-055], you state that you consider that the total area of best and most versatile agricultural (BMV) land disturbed during the construction of the proposed development would be considerably greater than the</p>	<p>Natural England does not question the areas of land by ALC grade disturbed by tracks and Works no 4, 5a and 5b, which are set out in Table 17.13 in ES Volume 2, Chapter 17: Agricultural Land [EN010162/APP/6.2.17A]. These are areas affected for the duration of the operational phase.</p> <p>Short-term disturbance to land for construction compounds, construction access and cable trenching has not been measured within the ES, as these areas are considered to be short-term, temporary and fully reversible disturbances.</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>19.4ha assessed by the applicant in Chapter 17 of the Environmental Statement (ES) [APP-060]. Please could you confirm the following:</p> <ol style="list-style-type: none"> If you consider that there would be any significant effects arising from this greater area during the construction phase that have not been assessed in the ES. If any further mitigations would be required were this greater area to be taken into consideration. If you consider that this would also apply during the decommissioning phase of the proposed development. <p>To the applicant – please respond to the points raised by NE in paragraph 2.5.2 (NE14) of the SoCG [REP1-055] in respect of the area of BMV land disturbed during construction of the proposed development, and/or provide an update as the status of discussions on the provision of the relevant information requested by NE.</p>	<p>For clarity, the 13.4ha of BMV construction-only land referenced in Natural England's representation NE14 is actually the long-term tracks, as measured in ES Volume 2, Chapter 17: Agricultural Land [EN010162/APP/6.2.17A]. Table 17.11, as subsequently carried forward to Table 17.13.</p> <p>Construction compounds are included in Work no 1 ES Volume 2, Chapter 5: Development Description [EN010162/APP/6.2.5] [APP-048] and will typically be 1 – 2ha each (paragraph 5.4.3.8).</p> <p>Cable route works are Work no 2 but, as noted in the ES Volume 2, Chapter 5: Development Description [EN010162/APP/6.2.5] [APP-048] at 5.4.2.2, Work no 2 also includes land within Works no 1, 4 – 7. It is noted that the corridor is shown as generally about 60m wide, but that the trench will be much narrower, up to 12m wide, plus 9m working width either side.</p> <p>The Cable Route Corridor includes 95ha of land as detail ES Volume 2, Chapter 17: Agricultural Land [EN010162/APP/6.2.17A]. This includes 62.4ha of BMV, not 95ha per NE's comments.</p> <p>If the corridor is 60m wide on average, the CRC length will be of the order of 16,000m (950,000 sqm divided by 60m wide equals 15,800 metres length). Taking an estimated 66% BMV (Table 17.12) and a maximum trench width of 12m, this would potentially involve subsoil disturbance to 12.5ha of BMV (15,800 linear metres x 66% BMV equals 10,428m, multiplied by maximum 12m width equals 125,140 sqm).</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
			<p>The works will be carried out carefully, with soils restored in the same profile order such that there will be no diminution of land quality.</p> <p>Construction compounds involve only topsoil removal, as described in ES Volume 2, Chapter 17: Agricultural Land [EN010162/APP/6.2.17A]. Topsoil will be returned to the same area after the compound surface has been removed. There will be no diminution in land quality.</p>
Q3.1.2	Natural England (NE)	<p>BMV land and woodland planting</p> <p>In your relevant representation [RR-156] (NE15) and SoCG with the applicant [REP1-055] concerning the amount of BMV land that could be lost due to woodland planting:</p> <ol style="list-style-type: none"> Could you explain if the addition of any BMV land lost to woodland planting to the total already assessed by the applicant would, in your opinion, change the conclusions of the applicant's assessment undertaken in [APP-060]? Could any additional mitigations reduce this potential loss? <p>Economic impacts</p> <ol style="list-style-type: none"> Do you have any comments regarding the economic impacts of 	N/A

ExQ1 Ref	Question to:	Question	Applicant's Responses																		
		the BMV land that would be temporarily or permanently lost as a result of the proposed development?																			
Q3.1.3	The applicant	<p>BMV land and woodland planting Please provide an update with regards to the points raised by NE in paragraph 2.5.3 (NE15) of the SoCG [REP1-055] concerning the total area of BMV land that could be permanently lost due to woodland planting.</p>	<p>Woodland planting including community orchard, woodland, woodland pasture and planting buffers will involve agricultural land as follows.</p> <table border="1"> <thead> <tr> <th>ALC Grade</th> <th>Area (ha)</th> <th>Area (to nearest 0.1ha)</th> </tr> </thead> <tbody> <tr> <td>2 Very good</td> <td>1.02</td> <td>1.0</td> </tr> <tr> <td>3a Good</td> <td>21.35</td> <td>21.4</td> </tr> <tr> <td>3b Moderate</td> <td>18.13</td> <td>18.1</td> </tr> <tr> <td>Total</td> <td>40.50</td> <td>40.5</td> </tr> <tr> <td>Total BMV</td> <td>22.37</td> <td>22.4</td> </tr> </tbody> </table>	ALC Grade	Area (ha)	Area (to nearest 0.1ha)	2 Very good	1.02	1.0	3a Good	21.35	21.4	3b Moderate	18.13	18.1	Total	40.50	40.5	Total BMV	22.37	22.4
ALC Grade	Area (ha)	Area (to nearest 0.1ha)																			
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3b Moderate	18.13	18.1																			
Total	40.50	40.5																			
Total BMV	22.37	22.4																			
Q3.1.4	The applicant	<p>Updates to the outline Soil Management Plan (oSMP) Please provide an update with regards to the points raised by NE in paragraphs 2.5.6 and 2.5.7 (NE18 and NE19) of the SoCG [REP1-055] in respect of NE's suggested amendments to the oSMP.</p>	<p>ES Volume 4, Appendix A17.2: Outline Soil Management Plan [EN010162/APP/6.4.17.2A] has been updated at Deadline 2 to respond to these matters.</p>																		



ExQ1 Ref	Question to:	Question	Applicant's Responses
Q3.1.5	Nottinghamshire Wildlife Trust	<p>Sheep grazing and livestock regime</p> <p>In your SoCG with the applicant [REP1-060], with regards to livestock grazing (page 13) you state that you would like to see details of the proposed grazing regime included within the Landscape and Ecological Management Plan):</p> <ol style="list-style-type: none"> Could you provide further explanation as to what details you would like to be included within the LEMP regarding the grazing regime? Would you consider Requirement 8 of the dDCO to be sufficient to secure the details of any grazing regime? 	N/A
Q3.1.6	The applicant	<p>Grazing regime</p> <p>Could the applicant state its position on Nottinghamshire Wildlife Trust's suggestion to include details of the proposed grazing regime within the LEMP? Could the applicant provide an update with regards to progress on the drafting of any grazing regime details that would be included within the LEMP?</p>	<p>The ES Volume 4, Appendix A5.1: Outline Landscape and Ecological Management Plan (LEMP)[EN010162/APP/6.4.5.1B] specifies (in Table A5.1.3, item 8) an outline prescription for the management of grassland in the solar PV areas. Sheep grazing and mowing are proposed as methods to manage the grassland, the choice of which will depend on site-specific conditions and the prevailing time in the overall programme. Low-density and rotational grazing is proposed, in keeping with conservation principles, which will create a mosaic in grassland structure. A proposed grazing density of 2–3 sheep ha⁻² (equivalent to 0.24–</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
			0.36 Livestock Units ha ⁻²) is in keeping with general conservation grazing principles. Further details about the grazing regime will be included in the final LEMP.
Q3.1.7	NSDC	<p>BMV assessment considerations</p> <p>In respect of your comments made in Chapter 13 of your Local Impact Report (LIR) [REP1-075] and section 2.11 of your SoCG with the applicant [REP1-051], could you confirm the following:</p> <ol style="list-style-type: none"> a. If you have any further comments on the methodology and conclusions of the assessment undertaken by the applicant in Chapter 17 of the ES [APP-060], including the effects of the proposed development and their significance. b. If you consider the mitigations proposed in the ES and their inclusion within the assessment to be suitable, and to have followed the mitigation hierarchy. c. If you have any comments on the economic value of the BMV land that would be lost temporarily and permanently as a result of the proposed development. 	N/A



ExQ1 Ref	Question to:	Question	Applicant's Responses
		d. If you have any further comment on the oSMP and if you consider it be adequately secured.	
Q3.1.8	The applicant	<p>NSDC LIR</p> <p>With regards to comments raised by NSDC in Chapter 13 of the LIR [REP1-075] and paragraph 2.11.4 of the SoCG [REP1-051] concerning how improvements in solar panel technology could enable some land within the order limits to be returned to agricultural land use:</p> <p>a. Would this be viable should the development of solar panel technology enable it?</p> <p>b. Were there to be a reduction in the output of the proposed development due to operational or other reasons, would return to some of the land within the order limits to agricultural use be a possibility?</p> <p>c. Do you have any further comments?</p> <p>Concerning paragraph 13.2 of the LIR and the grazing of sheep under the solar panels:</p>	<p>The Applicant has responded to these questions as follows:</p> <p>a) As set out in 'Table 2-2 Further action points raised during the hearing and the Applicant's post-hearing response' of Written Summary of Oral Submissions from Issue Specific Hearing 1 and Responses to Action Points [EN010162/APP/8.19] [REP1-068], the Development has assumed the most efficient technology that can be reasonably be expected to be available at the time of construction. The Development has a grid connection date of 2028, which means that construction would take place as soon as practicable following the grant of development consent. The Applicant does not consider that there are likely material changes in the available technology between now and when construction would be expected. The assumptions set out in the ES has assessed the maximum parameters of the Development, and the Applicant is confident that any changes to technology that may arise within the foreseeable future can be accommodated within the defined Rochdale Envelope.</p> <p>b) The principle of the need for new renewable energy, and that this need is urgent, is firmly established in NPS EN-1 and NPS EN-3. The Applicant therefore cannot reasonably foresee a scenario where there would be any likely</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		d. Can the applicant provide the acreage of land as requested by NDSC? e. Could this be included as part of any grazing regime as suggested in Q3.1.5 and Q3.1.6?	<p>operational or other scenario whereby the need for new renewable energy would mean that parts of the site are no longer needed.</p> <p>c) The Applicant considers that the Development benefits from up to date, authoritative policy support. Not only does national policy establish an urgent need for new, low carbon energy generation, it specifically identifies solar energy as a key part of the government's strategy for low-cost decarbonisation of the energy sector. Any reduction in the scale or generating capacity would therefore be contrary to Government policy.</p> <p>d) With regard to sheep grazing, the Applicant considers this to be a realistic and deliverable form of ongoing agricultural use, consistent with comparable operational solar developments. Further details are provided in the ES Volume 4, Appendix A5.1: Outline LEMP [EN010162/APP/6.4.5.1B], including on grazing densities. The use of solar array areas for grazing is established, with over half of solar areas that are part of agricultural businesses being grazed. Details of graziers are not known at this stage.</p> <p>e) As above.</p>



Table 2-4 Biodiversity, Ecology and the Natural Environment

ExQ1 Ref	Question to:	Question	Applicant's Responses
Q4.1.1	The applicant	<p>Mitigation and Enhancement NPS EN-1 paragraph 4.6.10 states in part that "<i>Biodiversity net gain should be applied after compliance with the mitigation hierarchy and does not change or replace existing environmental obligations</i>".</p> <p>a. Can you explain how the inclusion of the oLEMP within the embedded mitigation measures as described in para. 8.6.8.7 of Chapter 8 of the ES [APP-051] is consistent with this policy?</p> <p>b. Can you explain how the assumptions, methodology and conclusions of the BNG assessment in Appendix 8.13 [APP-226] are consistent with this policy?</p>	<p>The ES Volume 4, Appendix A5.1: Outline Landscape and Ecological Management Plan (LEMP)[EN010162/APP/6.4.5.1B] sets out habitat management and monitoring prescriptions for the lifetime of the Development, from pre-construction until the end of operation. These prescriptions will also deliver the BNG commitments. These two aspects of the oLEMP are distinct but related. In delivering habitat management as part of the Development design, many of the prescriptions can be considered as embedded measures. In practice, the mitigation hierarchy and BNG are developed in an iterative manner with the Development design. Therefore, the inclusion of the oLEMP as embedded mitigation is consistent with this policy because it provides multiple functions and itself was developed in accordance with the mitigation hierarchy. Consequently, the assumptions, methodology and conclusions of the BNG Assessment are also consistent with this policy and the wording of the BNG Assessment has been revised to clarify this.</p>
Q4.1.2	NSDC and the applicant	<p>Environmental Impact Assessment In your relevant representation [RR-156], paragraphs 9.1 and 9.2 of the LIR [REP1-075], and the SoCG with the applicant [REP1-051], you outline concerns related to the methodology used in the Environmental Impact Assessment for ecological receptors, including the</p>	<p>The competence of the lead ecologist is summarised in section 1.4 and Table 1.2 of ES Volume 2, Chapter 1: Introduction [EN010162/APP/6.2.1] [APP-044]. The expertise and qualifications of other surveyors and contributors has not been provided but, for the avoidance of doubt, all persons are suitably qualified, experienced and hold the necessary survey licences for the work undertaken.</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>transparency of the assessment process, the aggregation of habitats within the assessment, and the baseline survey data used.</p> <ol style="list-style-type: none"> a. Do you consider that these concerns could lead to different conclusions in terms of the magnitude of impact and significance of effects assessed, and therefore under-reporting of these effects? b. Should the aggregated habitats (broadleaved woodland, native hedgerows, rivers and streams and ponds) have been assessed separately in your view? c. Do you consider the applicant's fundamental approach and methodology to the assessment of effects on ecological receptors to be robust? <p>To the applicant:</p> <ol style="list-style-type: none"> d. In response to paragraph 9.4 of the LIR with NSDC [REP1-075], can you provide any further information in relation to the points raised? 	<p>The qualifications of those involved in the MoRPh surveys are provided in ES Volume 4, Appendix 8.13: Biodiversity Net Gain (BNG) Assessment [EN010162/APP/6.4.8.13A]. The revised BNG Assessment also includes Condition Assessments and summaries of related information</p> <p>ES Volume 4, Appendix 8.12: Arboricultural Impact Assessment (AIA) [EN010162/APP/6.4.8.12] [APP-225] identifies and assess potential impacts to veteran trees and specifies the measures for their protection. The AIA is a key requirement of ES Volume 4, Appendix 5.3: Outline CEMP [EN010162/APP/6.4.5.3B]. The CEMP and AIA will be available for review by Newark and Sherwood District Council through Requirement 12 in Schedule 2 of the Draft DCO. Veteran trees have also been fully considered in ES Volume 4, Appendix 8.13: Biodiversity Net Gain (BNG) Assessment [EN010162/APP/6.4.8.13A].</p> <p>The potential effects of habitat fragmentation on great crested newt are recognised in section 8.8.10 of ES Volume 2, Chapter 8: Ecology and Biodiversity [EN010162/APP/6.2.8A]; notably, the favourable management of terrestrial habitats and the creation and enhancement of ponds will provide beneficial effects, including a reduction in fragmentation, albeit not significant in EIA terms.</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>e. Could you respond to the points raised concerning information on mature trees in paragraph 9.20 of the LIR with NSDC [REP1-075], and to the points raised in respect of great crested newts in paragraph 9.21 of the LIR with NSDC.</p>	
Q4.1.3	NSDC and the applicant	<p>Biodiversity Net Gain (BNG) assessment</p> <p>In paragraph 9.17 of your LIR [REP1-075], you raise concerns around the baseline habitat surveys and therefore data used for the applicant's BNG assessment [APP-226], particularly in regards to the sampling of features of higher ecological importance. Do you consider that were further baseline sampling data to be provided and used in the BNG assessment, that this would mean that its conclusions could be considerably different to the present conclusions?</p> <p>To the applicant - in response to paragraph 9.37 of the LIR with NSDC [REP1-075], have you considered the potential opportunities as suggested by NSDC?</p>	<p>The potential of the Development to provide biodiversity enhancements beyond those currently proposed is recognised in paragraph 370 of ES Volume 2, Chapter 8: Ecology and Biodiversity [EN010162/APP/6.2.8A] and such measures will be discussed by the Steering Group as specified in the ES Volume 4, Appendix A5.1: Outline Landscape and Ecological Management Plan (LEMP) [EN010162/APP/6.4.5.1B].</p> <p>The specific issues of coastal floodplain grazing marsh and watercourse enhancements are under discussion with Newark and Sherwood District Council.</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
Q4.1.4	The applicant	<p>Outline Landscape and Ecology Management Plan (oLEMP) The oLEMP [APP-201] states that it is considered to be in part, the Biodiversity Management Strategy as set out in NPS EN-1 paragraph 5.4.36, which also cites training as an example of the type of subject covered within:</p> <p>a. Is this something applicant could envisage including within its strategy and would it be useful to provide a separate document from the oLEMP?</p> <p>b. Is the applicant confident that this resourcing can be secured long-term, for the 40-year life of the proposed development? In any scenario where the operation of the proposed development was no longer viable or early decommissioning of solar panels was required; would maintenance of the biodiversity elements still be required and feasible?</p>	<p>The Applicant has respond to these points in turn:</p> <p>a) The Applicant is considering this point and will provide and update at Deadline 3.</p> <p>b) Yes, the Applicant is confident that resourcing can be secured for the duration of the Development. Paragraph 16 of ES Volume 4, Appendix A5.1: Outline Landscape and Ecological Management Plan (LEMP) [EN010162/APP/6.4.5.1B] notes that the Applicant will be wholly responsible for achieving the objectives of the LEMP and for its funding. This is then secured by Requirement 8 of the Draft Development Consent Order [EN010162/APP/3.1C]. As noted above, the need for new renewable energy is urgent and is firmly established in NPS EN-1 and NPS EN-3. The Applicant therefore cannot reasonably foresee a scenario where there would be any likely operational or other scenario whereby the need for new renewable energy would mean that parts of the site are no longer needed. Requirement 19 (Decommissioning and restoration) would allow for a scenario where early decommissioning of the solar panels was necessary, however the Applicant considers that this is neither likely or reasonably foreseeable.</p>
Q4.1.5	Forestry commissi	Ancient woodland	<p>The 15 m buffers from ancient woodland were important parameters during the evolution of the Development design to help avoid and reduce potential adverse effects. As stated section</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
	on and the applicant	<p>Noting the comments about buffer zone distances made by the Forestry Commission in their relevant representation [RR-056] – as well as the applicant's response in section 3.11 of [REP1-065]:</p> <p>a. To the applicant – do you consider the 15m distance to be sufficient? Would a potentially larger distance be appropriate as suggested by the Forestry Commission?</p> <p>b. To the Forestry Commission – can you provide further detail on the deterioration of ancient woodland that you consider could still occur as a result of the proposed development? Could this deterioration be assessed as a significant effect (in EIA terms) in your view?</p>	<p>A8.12.1.3 of Volume 4, Appendix 8.12: Arboricultural Impact Assessment (AIA) [EN010162/APP/6.4.8.12] [APP-225]. Volume 4, Appendix 8.12: Arboricultural Impact Assessment (AIA) [EN010162/APP/6.4.8.12] [APP-225], following consent, arboricultural constraints will be reviewed to inform the final design. This process will update and repeat the Preliminary Arboricultural Appraisal and Screening Impacts to identify additional locations needing further targeted surveys and assessment. This process will also identify locations where larger exclusions buffers or buffers with different habitats (e.g. ecotones rather than grassland) would be appropriate. This is secured by ES Volume 4, Appendix A5.3: Outline Construction Environmental Management Plan (CEMP) [EN010162/APP/6.4.5.3B] and Requirement 12 of the Draft Development Consent Order [EN010162/APP/3.1C].</p>
Q4.1.6	The applicant	<p>Woodland planting</p> <p>In its relevant representation [RR-154], NE15, Natural England have expressed concerns over the potential for woodland and biodiversity planting to sterilise or affect the baseline agricultural grade or</p>	<p>As set out in the Applicant's response to question 3.1.3, 22.4 ha of BMV is proposed for woodland planting. As set out in ES Volume 2, Chapter 17: Agricultural Land [EN010162/APP/6.2.17A], paragraph 188 <i>'the definition of agriculture allows a wide range of agricultural uses. Some relate to food production, others do not. There is no requirement to use land for food production, or to use it for any particular intensity of use. It follows that a landowner can</i></p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		quality of BMV land. Can the applicant comment on this?	<p><i>do what they wish with their land within the definition of agriculture. For example, the landowner could rewild and graze it at a low intensity, or graze it with horses, or plant short-rotation coppice, or plant ancillary woodland, or fallow it. Food production is not an obligation.</i></p> <p>It is the Applicant's view that the proposed woodland planting does not give rise to any planning policy conflict in relation to BMV.</p>
Q4.1.7	The applicant	<p>Decommissioning The outline Decommissioning and Restoration Plan [APP-207], paragraph A.5.6.2.3, explains that the site vegetation would remain in place during the decommissioning of the solar panels, as well as the cables for certain areas of sensitive vegetation.</p> <p>a. Can the applicant confirm and/or explain further what is envisaged for the cables (Works No 2)? Are they to be fully left in situ or removed?</p> <p>b. If the cables are left in situ, would there be any particular management requirements over the long term to account for any effects from their degradation?</p> <p>c. After decommissioning, can the applicant confirm that the arable land that has been converted to grassland</p>	<p>The Applicant has respond to these points in turn:</p> <p>a) At decommissioning cables can be either removed or left in-situ.</p> <p>b) In response to the EA, ES Volume 4, Appendix A5.6: Outline Decommissioning and Restoration Plan (DRP) [EN010162/APP/6.4.5.6A] [REP1-036] has been updated to include the commitment for a risk assessment for any cables that are proposed to be left in situ once the site is decommissioned.</p> <p>c) There is no physical reason why the arable land converted to grassland and grazed by sheep cannot be returned to arable cropping. Reference should be made to the ES Volume 4, Appendix A5.6: Outline DRP [EN010162/APP/6.4.5.6A] [REP1-036]. As set out in Section 9 of ES Volume 4, Appendix A17.2: Outline Soil Management Plan [EN010162/APP/6.4.17.2A] the soil will be managed in accordance with the approved details, but in reverse order. This is secured by Requirements 19 and 20 of the Draft DCO.</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		and grazed by sheep during operation of the proposed development could be returned to arable land?	
Q4.1.8	The applicant	<p>Protected species license</p> <p>With regards to Natural England's comments in its relevant representation (issue NE12) [RR-154] and its position outlined in ref. 2.3.2 of the SoCG [REP1-055], can the applicant provide an update as to whether draft licence applications will be submitted during the examination?</p>	<p>Natural England has confirmed that a draft licence application will not be required in respect of the CL31 displacement class licence for water voles. No other draft licence applications are required. This position is now reflected in the SoCG.</p>
Q4.1.9	Natural England	<p>Other qualifying features of the Humber Estuary sites</p> <p>The ExA notes that the assessment of the Humber Estuary SAC and Ramsar site is limited to the lamprey features and excludes any other feature of these sites such as habitats, bird species/ assemblages and onshore species. The applicant has justified this due to the distance to the sites from the proposed development.</p> <p>Can you confirm whether you are in agreement with this approach, and</p>	N/A

ExQ1 Ref	Question to:	Question	Applicant's Responses
		whether the HRA [AS-020] is required to be updated to include all qualifying features of the Humber Estuary SAC and Ramsar, and whether there is any requirement to include the overlapping Humber Estuary SPA.	
Q4.1.10	Natural England and interested parties	<p>Consideration of mitigation measures</p> <p>The ExA notes that the screening assessment is specified to consider project wide / design related mitigation measures only, rather than any specific mitigation for impacts to European sites (as required by the Sweetman judgement). Can you (or any other IPs) confirm that you are in agreement that specific mitigation has not been considered at the stage 1 screening [AS-020]?</p>	N/A
Q4.1.11	The applicant	<p>Relevancy of case law:</p> <p>The ExA also notes the referral [AS-020] to the Eco Advocacy judgement from 2023 which provides further clarification of the Sweetman judgement. As this judgement post dates the UK withdrawal from the European Union, the applicant is</p>	<p>The Eco Advocacy judgment considers the application of an EU Directive which is given direct effect in the UK via the The Conservation of Habitats and Species Regulations 2017. As such, whilst the judgment is not binding on UK courts as a result of the UK withdrawal from the European Union, it does represent persuasive legal authority in any UK court hearing considering the same matter.</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		requested to provide further detail on its relevance and use within the applicant's methodology for the HRA report.	Notwithstanding this, the Applicant has reviewed its Habitats Regulations Screening Report [EN010162/APP/5.3B] and considered the extent to which any assessment may be argued to have had regard to mitigation (including embedded mitigation). The only such instance relates to the Humber Estuary SAC and Ramsar and one of its qualifying features; lamprey. In order to avoid any uncertainty with regard to the relevance of the Eco Advocacy judgement and having regard to the Planning Inspectorate Guidance on Habitat Regulations which indicates a cautious approach to such matters, the Applicant has prepared a shadow appropriate assessment report in replacement of the screening report, which considers the effects of the Project on relevant European sites. The only site found to have likely significant effects, requiring appropriate assessment is the Humber Estuary SAC and Ramsar. Having considered the effects of the Project on this site at stage 2 of the process, the Applicant is entitled to have regard to mitigation. The conclusion of this assessment is that the Project would not, either alone or in combination with other projects, adversely affect the integrity of this site. This conclusion is made with a high degree of confidence.
Q4.1.12	Buglife – The Invertebrate Conservation Trust	Effects of polarised light on aquatic invertebrates With regards to the comments outlined in your relevant representation [RR-023] and noting the applicant's response in section 3.24 of [REP1-065] , can you provide any evidence of the phenomena that you	N/A



ExQ1 Ref	Question to:	Question	Applicant's Responses
		describe with regards to the effects of polarised light on aquatic invertebrates as having occurred at solar farms in the United Kingdom? Have any previous solar farm projects adopted the mitigation measures that you propose? How were these secured?	

Table 2-5 Climate Change and Sustainability

ExQ1 Ref	Question to:	Question	Applicant's Responses
Q5.1.1	The applicant	Greenhouse gas reduction strategy NPS EN-1, paragraph 5.3.7 states that a greenhouse gas (GHG) reduction strategy which sets out the steps taken to minimise and offset emissions should be provided and secured under the dDCO. Can the Applicant provide this?	Greenhouse gas emissions from the Development comprise delivery, on-site vehicle and construction plant emissions. These are minimised through measures set out in the ES Volume 4, Technical Appendix A5.3: Outline Construction Environmental Management Plan (CEMP) [EN010162/APP/6.4.5.3B] , specifically in Sections A5.3.9.3. This is secured through DCO Requirement 12. Residual emissions from these sources will be offset by the operation of the Development, which will avoid emissions of greenhouse gases that would otherwise have occurred, as set out in ES Volume 2, Chapter 15: Climate Change [EN010162/APP/6.2.15A] .



Table 2-6 Community and human health

ExQ1 Ref	Question to:	Question	Applicant's Responses
Q6.1.1	The applicant	<p>Inclusive design/health outcomes</p> <p>EN-1 includes good design expectations (4.7) and health considerations (4.4; Part 5 social impacts). The applicant notes surfacing, gates and means of access would be set out later in the Recreational Routes Management Plan (RRMP) based on the Outline Recreational Routes Management Plan [APP-295] (oRRMP) in its response to PEIR consultation [APP-061] The applicant does not appear to commit to compliance with accessibility standards (e.g., widths, gradients, surfaces, BS 5709 gaps/gates/stiles). Can this commitment be made in the oRRMP, or is it made elsewhere in the application documents, if so, where? If the applicant disagrees to making such a commitment at this stage, please explain how this can be considered consistent with EN-1 policy.</p>	<p>The commitment to compliance with the accessibility standards as set out in BS 5709:2018 has been updated in the Deadline 2 version of ES Volume 4, Appendix A18.1: Outline Recreational Routes Management Plan (oRRMP) [EN010162/APP/6.4.18.1B].</p>

Table 2-7 Construction Effects

ExQ1 Ref	Question to:	Question	Applicant's Responses
Q7.1.1	The applicant	<p>Traffic and transport</p> <p>In its ES chapter [APP-057] the applicant says that using percentage change, some of which are over 5000% for example HGVs on Ossington Lane would not be an appropriate approach for the assessment of: Non-motorised User Amenity, Severance of Communities, Driver Stress and Delay, and Road User and Pedestrian Safety</p> <p>a. Is the applicant relying upon additional guidance to justify its approach, if so, what?</p> <p>b. Is the applicant relying upon made DCOs for comparator projects to justify its approach, if so, which?</p> <p>c. Does the applicant accept that adverse effects caused by construction traffic would be likely despite the implementation of all the measures described in its ES and secured through the dDCO requirements and management plans?</p>	<p>The Applicant has considered these points and deals with each in turn below:</p> <p>a) No, ES Volume 2, Chapter 14: Traffic and Transport [EN010162/APP/6.2.14A] has been produced in accordance with the Institute of Environmental Management and Assessment (IEMA) Guidelines: Environmental Assessment of Traffic Movement.</p> <p>The IEMA Guidelines advises that having quantified the magnitude of the impact (i.e. the level of change), there are various ways of interpreting whether or not the resulting outcome is considered significant. It outlines that for many effects, there are no simple rules or formulae that define appropriate assessment thresholds and therefore there is a need for interpretation and judgement; assessment of certain impacts may depend more on description and judgement than any commonly agreed method.</p> <p>Professional judgement includes the assessment of the numbers of people experiencing an impact and the sensitivity of those people, as well as the assessment of the damage to various natural or cultural resources to define whether a change (and the resultant effect) is considered significant or not</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
			<p>b) No, ES Volume 2, Chapter 14: Traffic and Transport [EN010162/APP/6.2.14A] has been produced in accordance with the IEMA Guideline and as such, the applicant is not relying upon made DCOs for comparator projects to justify its approach. On roads that have a low baseline flow it is not uncommon for the percentage change in traffic levels to be high and in such instances, the IEMA Guidelines advise for professional judgment to be applied. This is a common approach within ES assessments of traffic movement and whilst not being relied upon to justify the approach, as an example, the Cottam Solar Project (PINS Ref: EN010133) also applies professional judgement to determine effects on links that have a high percentage change in traffic flow, outlining that applying a percentage change to determine the effects is not appropriate. Generally, developments increase baseline traffic flows, especially during construction. Inherently, the quantifying of impacts usually trends towards adverse effects and the requirement for mitigation. However, the applicant is committed to minimising negative traffic effects through the effective implementation of the various management plans secured through the dDCO requirements.</p> <p>c) As set out in ES Volume 2, Chapter 14: Traffic and Transport [EN010162/APP/6.2.14A], the assessment of construction effects has assumed the measures set out in the ES Volume 4, Appendix A5.2: Outline Construction Traffic Management Plan (CTMP)</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
			<p>[EN010162/APP/6.4.5.2B]. The ES concludes that there would be no significant adverse effects.</p>
Q7.1.2	The applicant	<p>Traffic and transport The ExA notes the concerns of NCC in its LIR [REP1-078] and NH in your draft SoCG with it [REP1-053]. Which, if any, of their requests does the applicant consider it will not be able to comply with? Please provide your reasoning.</p>	<p>The applicant has held a number of constructive meetings with NCC. The Draft Statement of Common Ground with Nottinghamshire County Council [EN010162/APP/8.1A] sets out the progress of these discussions between the parties. The Applicant has considered the matters raised by NCC in respect of transport, and has suggested responses that seek to resolve the matters raised.</p> <p>The applicant has considered further the outstanding matters within the SoCG with NH and our response to their matters is set out within the Draft Statement of Common Ground with National Highways [EN010162/APP/8.6A]. The applicant has provided further information to confirm that the Development does not have a significant impact on the Strategic Road Network, and is working with NH in order to seek agreement on the remaining matters. The Applicant notes that NH have asked to be the approving body for a number of DCO requirements, which the Applicant does not consider necessary of appropriate for a solar project. for a number of approval.</p> <p>The Applicant is confident that these discussions will continue to make good progress and will report progress when further updates are available.</p>
Q7.1.3	The applicant	<p>Cable crossings The ExA notes the concerns of the Environment Agency in its relevant</p>	<p>As set out in our response to Q13.1.3, ES Volume 4, Appendix A5.3: Outline Construction Environmental Management Plan (CEMP) [EN010162/APP/6.4.5.3B] was updated at Deadline 1 to</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		representation [RR-054] (EA020 and Appendix B) that remain in your draft SoCG with it [REP1-052] with regard to the hazards associated with horizontal directional drilling close to groundwater receptors. In principle, could this hazard be eliminated and if so, how?	include hydrogeological risk assessments where HDD is required. The Applicant is awaiting feedback from the EA, and will update the Examining Authority in due course. This position is set out in the Draft Statement of Common Ground with the Environment Agency [EN010162/APP/8.3A] .
Q7.1.4	The applicant	<p>Noise</p> <p>Whilst the applicant concludes at 12.11 statement of significance of its ES chapter 12 Noise and Vibration Impact Assessment [APP-055] that no significant construction noise effects are likely in EIA terms, can it confirm that in policy terms (EN-1 paragraph 5.12.17):</p> <p>Significant construction noise effects would be avoided?</p> <p>Residual adverse construction noise effects, including traffic related, would likely remain despite reasonable steps being taken to mitigate and minimise these, as detailed elsewhere in the application?</p>	Section 6.6 of the Planning Statement [EN010162/APP/5.4B] confirms that the Development accords with NPS EN-1, specifically the policy aims of paragraph 5.12.17, and the NPPF by avoiding significant adverse noise and vibration impacts on health and quality of life; and mitigating and minimising other adverse impacts of noise and vibration through appropriate mitigation.



ExQ1 Ref	Question to:	Question	Applicant's Responses
Q7.1.5	The applicant	<p>Ground conditions and land contamination:</p> <p>The applicant's ES chapter 10 [APP-053] includes six occurrences of 'Error! Reference source not found' Please could these be corrected and an updated version provided?</p>	<p>ES Volume 2, Chapter 10: Ground Conditions and Land Contamination [EN010162/APP/6.2.10A] has been updated at Deadline 2 to correct these instances, all of which referred to the table immediately following the cross-reference.</p>

Table 2-8 Cultural heritage and archaeology

ExQ1 Ref	Question to:	Question	Applicant's Responses
Q8.1.1	The applicant	<p>Baseline archaeological assessments</p> <p>Some explanation for the baseline archaeological assessments is set out in the outline Archaeological Mitigation Strategy [APP-269]. However, overall, the coordination of, and rationale for, the archaeological desk-based assessments and the geoarchaeological desk-based assessments, alongside the various geophysical surveys that have been undertaken (including Wessex</p>	<p>The approach involved geophysical survey across as much of the land available to the applicant as practicable as the first activity. The intention was to identify archaeological constraints and refine the areas to be developed. This involved exclusions from the design where substantial complex remains were likely to be present. The desk-based assessment was undertaken in parallel with this. The extent of the area to be surveyed meant that the fieldwork had to be undertaken in two phases. Initial decisions on areas to be excluded took into account the results of the geophysics and desk-based assessments. Selective testing of the geophysical survey results by trial trenching was undertaken in areas which were being considered for inclusion within the</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>Archaeology 2024; Magnitude Surveys 2024; York Archaeology 2025) is not clear.</p> <p>The applicant is asked to please:</p> <p>Set out the basis on which this work has been managed.</p> <p>Clarify how have the results of the desk-based assessments informed the subsequent geophysical and trial trenching work.</p> <p>Provide clarity on the outcomes in terms of the total area covered by geophysics and trail trenching.</p>	<p>developable area. Selection was based on presence or absence of features identified in geophysical survey and underlying geology. Trial trenching also took place in two phases.</p> <p>The results of the geophysical survey and trial trenching fed into the final version of the ES Volume 4, Appendix A11.3: Geoarchaeological Desk-Based Assessment [EN0101/APP/6.4.11.3] [APP-256].</p> <p>Geophysical survey was undertaken in two phases. The first phase undertaken between August 2022 and April 2023 covered a total of 1837 ha and was undertaken by three separate contractors. ES Volume 4, Appendix A11.4: Phase 1 Geophysics Results [EN010162/APP/6.4.11.4A] relates to the Magnitude report. Phase 2 of the Geophysical survey was undertaken between September and October 2025 and covered 515 ha and is presented in ES Volume 4, Appendix A11.5: Phase 2 Geophysics Results [APP-258] [APP-259] [APP-260] [APP-261] [APP-262].</p> <p>. Trial trenching was also undertaken in two phases. Phase 1 saw the excavation of 231 trenches totalling 2.08 ha across five areas and are presented in ES Volume 4, Appendix A11.6: Phase 1 Trial Trenching Results [EN0101/APP/6.4.11.6] [APP-263] [APP-264] [APP-265]. Phase 2 saw the excavation of 278 trenches totalling 2.5 ha across a further 5 areas and presented in ES Volume 4, Appendix A11.7: Phase 2 Trial Trenching Interim Results [EN0101/APP/6.4.11.7] [APP-266] [APP-267] [APP-268].</p> <p>.</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
Q8.1.2	Historic England/ NCC/ NSDC	<p>Archaeological Desk-Based assessment</p> <p>ES Chapter 11 Cultural Heritage and Archaeology [APP-054] section 11.5.1 (para 48) sets out that the conclusions of the Archaeological Desk-Based assessment [APP-251 - APP-256] are predicative and probabilistic and the results of the geophysical surveys have not been ground-truthed in their entirety. As such, there are some cases where the potential presence of heritage assets or their significance are based upon professional judgement. Even so, it is suggested that precautionary approach, assuming a reasonable worst case scenario (that is, any archaeological remains currently present this will likely be damaged or destroyed by construction related activities such as groundworks and earthmoving which could take place anywhere within the Order Limits) is reasonable. It is suggested that this is sufficient for the identification and assessment of likely significant effects.</p> <p>The parties are invited to comment on whether this approach is reflected in the</p>	N/A



ExQ1 Ref	Question to:	Question	Applicant's Responses
		assessment overall, that is, is professional judgment reasonably and appropriately applied?	
Q8.1.3	Historic England/ NCC/ NSDC	<p>Approach to further archaeological assessment</p> <p>Overall the Archaeological Desk Based Assessment [APP-251] concludes at A11.1.5 that there is the potential for buried archaeological remains of high heritage significance within the Order limits, with the highest potential for possible archaeological remains from the Neolithic, Bronze Age, Iron Age, the Romano British and the medieval periods. The need for, scale, scope, and nature of any further assessment and/or archaeological works following grant of the DCO would be approved following consultation with the local planning authority based on the outline Archaeological Mitigation Strategy (AMS) which sets out the proposed approach to further evaluation and subsequent mitigation.</p>	N/A



ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>NPS EN-1 para 5.9.11 sets out that where a site on which development is proposed includes, or the available evidence suggests it has the potential to include, heritage assets with an archaeological interest, the applicant should carry out appropriate desk-based assessment and, where such desk-based research is insufficient to properly assess the interest, a field evaluation. Noting this provision, the parties are invited to comment on whether the applicant has presented an adequate approach to assessment and mitigation.</p>	
Q8.1.4	The applicant	<p>Geoarchaeological Desk-Based Assessment</p> <p>Technical Appendix A11.3:Geoarchaeological Desk-Based Assessment [APP-256] provides and Geoarchaeological Desk-based Assessment and Geoarchaeological Landscape Characterisation . It is dated June 2025. Section A11.5.1.2 sets out that the Geoarchaeological Desk-based Assessment outlines the sub-surface superficial deposits underlying the proposed development and provides an</p>	<p>The intention of the ES Volume 4, Appendix A11.3: Geoarchaeological Desk-Based Assessment [EN0101/APP/6.4.11.3] [APP-256] was to assess the archaeological and geoarchaeological potential of the Quaternary superficial deposits underlying the assessment area; identify the extent of Quaternary superficial deposits with archaeological potential and recommend appropriate and feasible measures to mitigate impact on sensitive geoarchaeological deposits.</p> <p>Section A11.8.4 of ES Volume 4, Appendix A11.8: Outline Archaeological Mitigation Strategy (AMS) [EN010162/APP/6.4.11.8A] has been updated at Deadline 2 to clarify the relationship between the work undertaken to date, and the work that would be prepared following the grant of any DCO.</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>assessment of their archaeological and geoarchaeological potential, providing a baseline for further work.</p> <p>Noting that this document was completed after most of the Stage 1 investigation (as referred to in the Outline Archaeological Mitigation Strategy [APP-269] para 44) how can this provide a baseline for further work?</p>	<p>Requirement 11 (Archaeology) has also been updated to clarify this position.</p> <p>As such it provides a baseline for the development of mitigation proposals specifically in regard to Quaternary deposits (which were not tested by trial trenching). The process for managing geoarchaeological mitigation will then be set out in a phase specific WSI.</p>
Q8.1.5	The applicant	<p>Phase 1 Geophysics Results</p> <p>The Technical Appendix A11.4: Phase 1 Geophysics Results APP-257 section 2.1 and section 5.2 set out that the survey area covers 542ha.</p> <p>However, the ES Chapter 11 APP-054 section 11.6.2.5 para 95 sets out that the phase 1 geophysical Survey covered approximately 1,837 ha and the Phase 2 Geophysical Survey covers 515 ha. Please clarify this discrepancy.</p>	<p>The ES Volume 4, Appendix A11.4: Phase 1 Geophysics Results [EN010162/APP/6.4.11.4A] [APP-257] omitted some of the survey work undertaken. This has been updated at Deadline 2 and ES Volume 4, Appendix A11.4: Phase 1 Geophysics Results [EN010162/APP/6.4.11.4A] now includes all survey work undertaken. The part of the survey undertaken by Magnitude Surveys covered 542ha, AOC Archaeology related to 397ha and Wessex Archaeology related to 898 ha. The total area surveyed in Phase 1 was 1,837 ha. The total area of survey undertaken in Phase 2 was 515ha.</p>
Q8.1.6	The applicant	<p>Phase 1 Geophysics Results</p>	<p>The Phase 1 and Phase 2 Geophysics results were carefully considered in the design evolution process, as explained in Section 4.4.2 of ES Volume 2, Chapter 4: Alternatives</p>

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ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>Section 9 of the Technical Appendix A11.4: Phase 1 Geophysics Results APP-257 sets out preliminary conclusions including reference to anomalies represent an extensive multi-period archaeological landscape, some of which are classified as 'Unknown Features' whose archaeological origins cannot be excluded. The outline Archaeological Mitigation Strategy APP-269 para 35 also states that the results of these surveys were used to inform the design of the development.</p> <p>Could the applicant please clarify specifically how the design of the development has responded to the survey findings.</p>	<p>[EN010162/APP/6.2.] [APP-047]. Areas with higher potential for archaeological finds were excluded from the Order Limits.</p> <p>Geophysics Results Overview Appendix A₁ -attached to this Report, shows the extent of the Geophysics Phase 1 and Phase 2 Surveys in the context of the Order Limits. One example of avoidance of such areas is the removal of Work Area No. 1 areas in the Southeastern Quadrant of the Development, as shown on ES Volume 3, Figure 4.9b: Design Evolution Changes from Preliminary Environmental Information Report to Environmental Statement [EN010162/APP/6.3.4A] [AS-031].</p> <p>The Development has defined a Rochdale Envelope to allow the assessment of the maximum (and, where relevant, the minimum) parameters for the Development. The detailed design for the Development is secured by Requirement 6 of the Draft DCO, and will be confirmed following the grant of the Development Consent Order ('DCO') for the Development and completion of archaeological investigation works, secured by Requirement 11 of Schedule 2 of Draft Development Consent Order [EN010162/APP/3.1C].</p>
Q8.1.7	The applicant	<p>Phase 2 Geophysics Results</p> <p>Section 1.1 of Technical Appendix A11.5: Phase 2 Geophysics Results [APP-258] sets out that this is an interim report and that the geophysical survey commissioned was over an area of approximately 635ha,</p>	<p>The 635ha area identified for Phase 2 geophysical survey comprised the majority of the developable area which had not been surveyed in Phase 1 focusing on areas of potential PV arrays to identify archaeological constraints which might affect the development. A total of 120 ha could not be surveyed either because ground conditions were not suitable or land access could not be agreed. These areas are then show in Appendix B of ES Volume 4, Appendix A11.4: Phase 1 Geophysics Results</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>though the report covers an area of around 515ha.</p> <p>The survey area for this stage of the project consists of 78 previously unsurveyed land parcels measuring (c. 635ha) located north of Ossington, east of Kersall, west of Maplebeck and north of Averham (Figure 1-4).</p> <p>The applicant is asked to please clarify how these areas were identified? Why was the full 635ha not covered and, of this area, which areas were excluded?</p>	<p><u>[EN010162/APP/6.4.11.4A] Information for Stage 2 Investigations: Figure A11.8.2, presented within ES Volume 4, Appendix A11.8: Outline Archaeological Mitigation Strategy (AMS) [EN010162/APP/6.4.11.8A].</u></p>
Q8.1.8	The applicant	<p>Phase 2 Geophysics Results</p> <p>The conclusions of the Phase 2 Geophysics Results [APP-258] at section 8.0 set out a number of findings, including that the survey identified three main areas of archaeological activity within the survey area. These areas comprise anomalies indicative of probable cut features, containing anthropogenically enhanced fill. The features include ditched enclosures, ring ditches, former field systems, and discrete pits. These anomalies appear to form Iron Age/Roman/British enclosures</p>	<p>The three main areas of archaeological activity defined by the survey are likely to comprise Iron Age/Romano-British farming settlements with potential to have evidential value of local or regional interest. Substantial or complete loss of evidential value could result in a significant effect in EIA terms. The areas in which these remains were identified were therefore excluded from the development or located within areas of ecological mitigation where the impacts from the proposals were likely to be negligible. The more isolated anomalies reflect a wider agricultural exploitation of the landscape and as a result hold more limited interest. Impacts on these remains were assessed as unlikely to result in an effect considered to be significant in EIA terms. Consequently these were not excluded from the developable area. Given their more limited</p>

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ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>with associated field systems. Other more-isolated anomalies have also been interpreted as possible/probable archaeological origin.</p> <p>What are the consequences/implications of these findings?</p>	<p>significance it was considered that impacts could be appropriately mitigated by a programme of archaeological works leading to preservation by record.</p>
Q8.1.9	The applicant	<p>Further geophysical survey</p> <p>The Outline Archaeological Mitigation Strategy [APP-269] Section A11.8.4.2 (para 48) sets out that further geophysical survey is required within areas of the Order limits that could not be surveyed at Stage 1. Could the applicant please:</p> <p>Confirm that these areas are illustrated in Figure 11.8.2 as 'Areas not subject to any Stage 1 investigation?</p> <p>Explain the size of the area to be surveyed?</p> <p>Noting that this includes areas associated with Works No 2, works to lay electrical cables (for example east of Park Lidgett, Ossington), how has the danger that that</p>	<p>The areas illustrated in Figure 11.8.2 as 'not subject to any Stage 1 investigation' will be subject to geophysical survey where they fall within the submitted Order Limits and where ground conditions allow (for example access routes which utilise existing roads or tracks may. This is set out and secured by ES Volume 4, Appendix A11.8: Outline Archaeological Mitigation Strategy (AMS) [EN010162/APP/6.4.11.8A].</p> <p>The area within the OL to be surveyed will be a maximum of 535ha.</p> <p>Approximately 50% of Works Area number 2 has been subject to survey. In the event that post-submission evaluation identifies archaeological remains within the unsurveyed portion of Works Area no.2 the process set out in section 5.2 of ES Volume 4, Appendix A11.8: Outline Archaeological Mitigation Strategy (AMS) [EN010162/APP/6.4.11.8A] will apply. Where archaeological remains of "high" or "very high" significance are identified, preservation in situ will be the preferred option, in which case the cable trench will be re-sited within the cable trench corridor. If the remains are deemed to be of lower heritage value or</p>

ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>these areas could be of archaeological sensitivity been taken into consideration?</p>	<p>it is not possible to re-site the structure to avoid the remains then they will be preserved by record.</p> <p>The detailed design for the Development is then secured by Requirement 6 of the Draft DCO, and will be confirmed following the grant of the Development Consent Order ('DCO') for the Development and completion of archaeological investigation works, secured by Requirement 11 of Schedule 2 of Draft Development Consent Order [EN010162/APP/3.1C].</p>
Q8.1.10	The applicant	<p>Phase 1 Trial Trenching</p> <p>The Technical Appendix A11.3: Geoarchaeological Desk-Based Assessment [APP-256] sets out at A11.5.4.3 (para 34) that for the phase 1 trial trenching, of a planned 444 trenches, 231 were excavated as part of this phase.</p> <p>The phase 1 trial trenching report [APP-263] then sets out that trenching was focussed upon areas of archaeological interest that could not be avoided by design to assess and that characterise potential archaeological remains which may be subject to physical effects as part of the development. The conclusions at section 12, para 12.8 note that despite the results of the geophysical surveys being broadly accurate, several archaeological</p>	<p>Phase 1 trenching was intended to inform reporting at PEIR programme delays and land access problems led to the truncation of the fieldwork programme in order to allow adequate time to prepare a report on the work to date. Cutting short the fieldwork programme was agreed with the LPA archaeology advisor monitoring the work.</p> <p>Geophysical survey alone as a predictive tool may result in an incomplete picture of archaeological remains in a given area. For the GNR project geophysical survey has been supplemented by other non-intrusive survey methods (aerial photography and Lidar assessment) and has benefited from the work of the National Mapping programme. Trial trenching has tested the results of the survey across all types of geology (a substantial factor in visibility of archaeological remains in geophysical survey) and the correlation between presence/absence has been good. The combination of methods has allowed an understanding of where complex archaeological remains with substantial evidential value</p>

ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>features were often found in apparently blank areas, making its use as a lone tool unreliable to assess the presence of archaeological remains.</p> <p>Please address the following queries arising from these documents:</p> <p>Why were the planned 444 trenches not completed?</p> <p>What are the implications and consequences of the finding set out at para 12.8 of Technical Appendix A11.3?</p>	<p>are present which can be reasonably relied on when assessing the effects from the proposed Development.</p>
Q8.1.11	The applicant	<p>The extent of archaeological survey</p> <p>ES Chapter 11 [APP-054] Table 11.1 refers to the fact that at PEIR review stage NCC set out that the full Order limits should be subject to trial trench evaluation with a minimum 3% coverage where geophysics has been undertaken and 5% coverage where it has not. Any less would be insufficient to properly inform the EIA assessment and for the production of a fully informed archaeological mitigation strategy.</p>	<p>For background and context, EN-3 confirms that appropriate desk-based assessment, and where necessary, a field evaluation, in consultation with the local planning authority, should identify archaeological study areas and propose appropriate schemes of investigation, and design measures, to ensure the protection of relevant heritage assets (paragraph 2.10.113).</p> <p>Applicants should consider steps to ensure heritage assets are conserved in a manner appropriate to their significance, including the impact of proposals on views important to their setting (paragraph 2.10.117). Careful consideration should be given to the impact of large-scale solar farms which depending on their scale, design and prominence, may cause substantial harm to the significance of the asset (paragraph 2.10.118).</p>

ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>Historic England in their relevant representation [RR-073] have also queried whether the completeness of geophysical survey and trial trench evaluation is sufficient to assess the archaeological potential at this time.</p> <p>Can the applicant please confirm the extent of trial trenching undertaken and also comment on whether the extent of archaeological survey is adequate pre-consent.</p>	<p>ES Volume 2, Chapter 11: Cultural Heritage and Archaeology [EN010162/APP/6.2.11] [APP-054] recognises that groundworks during construction have the potential to affect buried archaeological remains, although it states that the overall footprint of the development (including piling, topsoil stripping, cable trenching and foundation excavation) is anticipated to be very limited in extent, and subsequently the potential for remains to be potentially encountered and impacted is also limited.</p> <p>In terms of mitigation, EN-3 says that the ability to microsite specific elements during construction should be an important consideration when assessing the risk of damage to archaeology (paragraph 2.10.137) and that the SoS, where requested, should consider granting consents that allow for micro siting (paragraph 2.10.138).</p> <p>The Applicant completed a desk-based assessment and a geophysical survey was undertaken covering the majority of areas where physical development is proposed within the Order limits to establish a baseline understanding of the potential for sub-surface archaeology. The Applicant recognised and responded to comments raised by the County Archaeologist. To mitigate this the Applicant has included flexibility in the Works Plans to relocate Development elements and/or utilise non-invasive installation methods (ballast) to avoid any impact on sub-surface archaeology.</p> <p>In addition, the Applicant has completed a number of targeted trenches and boreholes, which have been discussed and agreed with the County Archaeologist. These have been targeted to the areas of greatest archaeological potential identified during the</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
			<p>desk-based assessment and geophysical survey and also where the geophysical survey had interpreted discoveries as being of likely geological origin rather than archaeological interest and in areas where there was no specific intelligence to suggest archaeology, but to test the quality of the geophysical survey. The quantity of evaluation trenching is considered to be proportionate at this stage and further evaluation will take place post-consent as detailed in the Section 11.8.4 ES Volume 4, Appendix A11.8: Outline Archaeological Mitigation Strategy (AMS) [EN010162/APP/6.4.11.8A].</p> <p>The nature of much of the Proposed Development is considered to result in minimal ground disturbance and a suite of proposed mitigation measures in the ES Volume 4, Appendix A11.8: Outline AMS [EN010162/APP/6.4.11.8A], including the commitment to pre-construction trial trenching will be delivered. Following the implementation of the proposed embedded mitigation, the ES Volume 2, Chapter 11: Cultural Heritage and Archaeology [EN010162/APP/6.2.11] [APP-054] concludes that the effects on potential archaeological remains relate to five instances of possible minor to moderate effects to buried archaeological remains. Mitigation in the form of preservation in situ or preservation by record, in accordance with the ES Volume 4, Appendix A11.8: Outline AMS [EN010162/APP/6.4.11.8A], will reduce the previously reported significant effects to negligible adverse effects which are not significant in EIA terms.</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
			<p>The Applicant notes the Solar Energy UK Position Statement (“Solar farms and the assessment of buried archaeological remains”) which has been informed by input from the Chartered Institute of Archaeologists (CifA). It suggests the impact of piling in an absolute worst-case scenario equates to 6m² per hectare, but typically will be much less than this. By comparison effects for residential or commercial developments are 100% of the area. It also notes that there are disadvantages with pre-determination trial trenching, including carbon emissions, and therefore pre-determination trenching should only be used where absolutely necessary to confirm the significance of a potential asset.</p> <p>The Applicant considers its approach on this matter is appropriate and proportionate. The combination of desk based assessment, geophysical survey and targeted trial trenching has resulted in a thorough understanding of the likely impacts of the Proposed Development, which it considers are relatively limited. Additional pre-construction trial trenching is then secured in the ES Volume 4, Appendix A11.8: Outline AMS [EN010162/APP/6.4.11.8A] and, in the event that this identifies new archaeology, the Works Plans include the flexibility to mitigate any impact on this heritage assets without any significant impact on the delivery of the Development.</p> <p>This approach is considered to be consistent with EN-3 and is consistent with recent NSIP decisions, such as the Mallard’s Pass DCO.</p> <p>The Applicant notes that Draft Statement of Common Ground with Historic England [EN010162/APP/8.5A] confirms that</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
			<p>Historic England are now satisfied with the approach taken. Draft Statement of Common Ground with Nottinghamshire County Council [EN010162/APP/8.1A] then notes at row 2.2.7 that NCC consider 'based upon the work completed to date and subject to the applicant refining the details of the post-consent trenching and OAMS to our satisfaction, the impact of the Development on buried heritage would be neutral. However, without an agreed scheme for the post consent geophysics and trial trench evaluation work, the harm to buried heritage could be significant'. The Applicant continues to discuss this matter with NCC and the revised version of the ES Volume 4, Appendix A11.8: Outline AMS [EN010162/APP/6.4.11.8A] seeks to address the matters raised by NCC.</p>
Q8.1.12	The applicant	<p>Archaeological Mitigation Strategy</p> <p>The Outline Archaeological Mitigation Strategy [APP-269] Section A11.8.1.2.1, para 10 sets out that the detail of subsequent proposed works referred to in the Outline Archaeological Mitigation Strategy will be set out in detailed Written Schemes of Investigation . The written schemes of investigation are nested under the archaeological mitigation strategy process and are subordinate to it.</p> <p>Please provide clarity of the relationship between the Outline Archaeological Mitigation Strategy, the Archaeological</p>	<p>The ES Volume 4, Appendix A11.8: Outline Archaeological Mitigation Strategy (AMS) [EN010162/APP/6.4.11.8A] and Requirement 11 (Archaeology) have been updated to clarify this relationship. The ES Volume 4, Appendix A11.8: Outline Archaeological Mitigation Strategy (AMS) [EN010162/APP/6.4.11.8A] —and Requirement 11 (Archaeology) have been updated to clarify is the overarching control document for archaeological mitigation. Requirement 11 now requires:</p> <ul style="list-style-type: none"> • a written scheme for the investigation of areas of archaeological interest within that phase; and • identify any areas where a programme of archaeological investigation is required within that phase and the measures to



ExQ1 Ref	Question to:	Question	Applicant's Responses
		Mitigation Strategy referred to the in dDCO and the Written Schemes of Investigation.	<p>be taken to protect, record or preserve any significant archaeological remains that may be found.</p> <p>The submitted details must then be prepared in accordance with ES Volume 4, Appendix A11.8: Outline AMS [EN010162/APP/6.4.11.8A].</p> <p>The revised wording for requirement 11 is then set out below:</p> <p><i>11.—(1) No phase of the authorised development may commence until the details specified in sub-paragraph (2) for that phase have been submitted to and approved by the local planning authority, such approval to be in consultation with the county authority.</i></p> <p><i>(2) The details for each phase to be submitted pursuant to sub-paragraph (1) must—</i></p> <p><i>(a) include a written scheme for the investigation of areas of archaeological interest within that phase;</i></p> <p><i>(b) identify any areas where a programme of archaeological investigation is required within that phase and the measures to be taken to protect, record or preserve any significant archaeological remains that may be found; and</i></p> <p><i>(c) be generally in accordance with the outline archaeological mitigation strategy.</i></p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
			<p><i>(3) The detailed archaeological mitigation strategy must be implemented as approved.</i></p> <p>These changes are considered to provide further clarity on the approach to archaeological mitigation.</p>
Q8.1.13	NCC	<p>Archaeological Mitigation Strategy</p> <p>The Outline Archaeological Mitigation Strategy [APP-269] Section A11.8.1.3.4 refers to the role of the Archaeological Curator.</p> <p>Noting that this this relates to NCC, do NCC Archaeologists have any comments on the remit outlined for them here?</p>	N/A
Q8.1.14	Historic England/ NCC	<p>Mitigation through preservation by record</p> <p>The Outline Archaeological Mitigation Strategy [APP-269] Section A11.8.5.4 sets out various methods for preservation by record, where this is “the practicable or feasible approach for archaeology”.</p>	N/A



ExQ1 Ref	Question to:	Question	Applicant's Responses
		Historic England and NCC are invited to comment on the suitability of the methods identified.	
Q8.1.15	The applicant/ NCC and NSDC	<p>Heritage engagement</p> <p>The Outline Archaeological Mitigation Strategy [APP-269] Section A11.8.7.5.1 sets out that public benefit and engagement with the community could help to offset some of the physical effects of the development. A potential location for a community archaeological project has been identified at the site of the proposed community orchard south of Vicarage Lane, North Muskam. This would be subject to a written scheme of investigation under the archaeological mitigation strategy.</p> <p>The applicant is asked to please provide further details. NCC and NSDC are invited to comment on the suitability of this provision.</p>	<p>Community archaeology projects have a proven track record in providing social benefits in wellbeing, social cohesion and skills transfer in addition to greater engagement with the historic environment.</p> <p>The elements of a successful community archaeology project can include historical research, non-intrusive survey (typically geophysics) and excavation – any or all of which might be employed at this location.</p> <p>The land on which the community orchard is proposed has been subject to geophysical survey and a weakly responsive anomaly detected.</p> <p>The principal hurdle in getting a community archaeology project started lies in finding a suitable community group to engage with – in this case it may be presumed that one will exist in order to facilitate the community orchard.</p>
Q8.1.16	The applicant	<p>Heritage significance</p> <p>There are subtle but notable differences between ES Chapter 11 [APP-054] Table</p>	<p>The Applicant has reviewed Table 11.2 of ES Volume 2, Chapter 11: Cultural Heritage and Archaeology [EN010162/APP/6.2.11] [APP-054] and Table A11.8.2 of ES Volume 4, Appendix A11.8:</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		11.2 Framework for Determining Value (Heritage Significance) of Receptors and Table A11.8.2 Heritage Significance set out in the Outline Archaeological Mitigation Strategy [APP-269]. The applicant is asked to review and confirm that a consistent approach has been/ will be adopted.	<p>Outline Archaeological Mitigation Strategy (AMS) [EN010162/APP/6.4.11.8A]. -The Applicant has not a small number of minor inconsistencies and has corrected the oAMS so that it more clearly aligns with the ES chapter.</p>
Q8.1.17	The applicant	<p>Siting of intermediate substations</p> <p>ES Chapter 11 [APP-054] section 11.8 para 190 refers to direct effects during the construction phase with reference to the siting of intermediate substations. Specifically, the areas identified as being potential locations for intermediate substations are generally larger than the actual substations will be. It sets out that, in the event that post-submission evaluation as set out in the Archaeological Mitigation Strategy identifies archaeological remains on the Substation sites, below-ground activities associated with their construction have the potential to affect buried archaeological remains.</p> <p>How would this scenario be managed?</p>	<p>In the event that post-submission evaluation identifies archaeological remains on a sub-station site the process set out in section 5.2 of the ES Volume 4, Appendix A11.8:</p> <p>Outline Archaeological Mitigation Strategy (AMS) [EN010162/APP/6.4.11.8A] -will apply. Where archaeological remains of “high” or “very high” significance are identified, preservation in situ will be the preferred option, in which case the substation will be re-sited within the allocated land parcel. If the remains are deemed to be of lower heritage value or it is not possible to re-site the structure to avoid the remains then they will be preserved by record.</p> <p>The detailed design for the Development is then secured by Requirement 6 of the Draft Development Consent Order [EN010162/APP/3.1C], and will be confirmed following the grant of the Development Consent Order (‘DCO’) for the Development and completion of archaeological investigation works, secured by</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
			Requirement 11 of Schedule 2 of Draft Development Consent Order [EN010162/APP/3.1C] .
Q8.1.18	Historic England, NCC and NSDC	<p>Significance of effects on heritage assets</p> <p>ES Chapter 11 [APP-054] section 11.5.4 sets out a framework for the assessment of the significance of effects on heritage assets. On the basis of Table 11.4 it is suggested that for assets, or receptors, of 'very high' or 'high' values, which could include a world heritage site or a Grade I listed building, a 'low' magnitude of effect, which could include a 'minor change in setting... (to) listed buildings, sites and other features which may lead to a small reduction in the contribution the setting makes to the significance of the heritage asset with an <u>appreciable loss in the assets overall significance.</u>', would have a 'minor' effect overall. According to para 72, this would then equate to 'less than substantial harm to heritage significance (lower end of scale)'. This would not be significant in EIA terms.</p>	N/A



ExQ1 Ref	Question to:	Question	Applicant's Responses
		Historic England /NCC/NSDC are invited to comment on whether this basis for the assessment is reasonable.	
Q8.1.19	The applicant	<p>Effects on buried archaeological remains</p> <p>In the summary of likely significant effects at ES Chapter 11 [APP-054] section 11.11 (para 377) it is suggested that five instances of possible minor to moderate effects to buried archaeological remains, therefore potentially significant in EIA terms, have been identified, though mitigation measures would reduce the previously reported significant effects to minor adverse or negligible effects which are not significant in EIA terms. However, Table 11.6 identifies six instances of possible minor to moderate effects to buried archaeological remains.</p> <p>Please correct this point.</p>	<p>Paragraph 377 of ES Volume 2, Chapter 11: Cultural Heritage and Archaeology [EN010162/APP/6.2.11] [APP-054] reflects the number of minor to moderate effects listed in Table 11.6.</p>
Q8.1.20	The applicant/	<p>Settings Assessment</p>	<p>The assessment of changes within the setting of heritage assets in section 11.8.2.2 of the ES Volume 2, Chapter 11: Cultural Heritage and Archaeology [EN010162/APP/6.2.11] [APP-054]</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
	Historic England/ NSDC/ NCC	<p>The settings assessment scoping exercise [APP-255] set section A11.2.3 (para 20) sets out that due to the large number of assets within the study areas, those within conservation areas have been grouped within their conservation area. The heritage assets identified as potentially being impacted by development in their setting are identified on Figure 11.4 [APP-161] and listed in ES Chapter 11 [APP-054] para 166. This does not include those listed buildings identified as being located within those conservation areas that have been scoped into the settings assessment (for example Kelham and Maplebeck Conservation Areas). It is not, therefore, clear whether the effect of the development within the settings of these buildings, has been given specific consideration.</p> <p>The applicant is asked to please clarify this point.</p> <p>The other parties are invited to comment on whether this forms a robust basis for the settings assessment of all the identified designated heritage assets.</p>	<p>treats the conservation areas and the assets within them as a group. The contribution made by setting to all of the assets within the group is considered in the assessment.</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
Q8.1.21	The applicant	<p>Heritage viewpoints</p> <p>The document titled 'Heritage viewpoints' [APP-162] provides photographs and wireline diagrams relating to only one viewpoint at Staythorpe on the PRoW to the NW of Manor Farm. However, other than a reference to Figure 11.5 within Table 11.1 in response to comments from NSDC [APP-054], this is not referred to in the ES. The applicant is asked to please:</p> <p>provide further explanation of the analysis and implications of this document.</p> <p>provide an indication of the position of this viewpoint.</p> <p>explanation as to why other viewpoints have not been provided.</p>	<p>The heritage specific viewpoint was requested by NSDC in order to assist the assessment of the effects of changes within the setting of The Manor House (NHLE 1370184) a Grade II listed building and non-designated heritage assets in the vicinity of Pingley Lane, Staythorpe as a result of the construction of the BESS (Work Area 5b). The assessment concluded that the secluded nature of the asset, surrounded by mature trees and intervening vegetation and landform would not result in a perceptible change to the assets and as a result they were screened out of further assessment. ES Volume 3, Figure 11.4: Heritage Assets Potentially Affected by a Change to Setting [EN010162/APP/6.3.11B] has been updated to show the position of this viewpoint.</p> <p>Consultation with NSDC resulted in the identification of only two potential heritage specific viewpoints in addition to the 49 viewpoints set out by the LVIA team at PEIR. These were CHVP1, discussed above and an additional VP along the A616 which would include the Grade II Beesthorpe Hall and Attached Cottage (1045977) and Grade II Stables at Beesthorpe (1045978) – this VP was added into ES Figure 7.11.51 Visualisations Viewpoint 51 Footpath near Beesthorpe Hall [EN010162/APP/6.3.7.11.VP51] [APP-143].</p>
Q8.1.22	The applicant	<p>Historic Landscape Context</p> <p>Historic England noted in their scoping opinion (noted in Tab 11.2 of Chapter 11 [APP-054]) that the particular distribution of arrays proposed may pose particular</p>	<p>Since submission of the Application, the Applicant has continued to engage with Historic England and the status of the matters raised in Historic England's Relevant Representation is set out within the Draft Statement of Common Ground with Historic England [EN010162/APP/8.5A]. This confirms that the parties have reached agreement on all matters, including the scope and</p>

ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>challenges in respect of how settlements sit and are experienced in their historic landscape context hence an approach to the consideration of setting issues will need to consider the kinetic experience of moving through the space in considerable detail.</p> <p>In response, the applicant suggested that visits to the historic settlements which surround the Order limits were undertaken as part of the settings assessment.</p> <p>However, it is not clear how this work, including the kinetic experience of moving through the space, has informed the assessment, noting that very few references to this wider historic landscape setting are made. The applicant is asked to please address this point and to provide further explanation of the work undertaken.</p>	<p>approach to the heritage assessment. The Applicant has offered a further meeting with Historic England to understand if any further matters are expected to be raised. On the basis of the current draft SoCG, the Applicant understands that there is agreement on all matters.</p>
Q8.1.23	The applicant and NSDC	<p>Effects on designated and non-designated heritage assets</p> <p>In their LIR [REP1-075] NSDC have set out that in addition to the 13 heritage assets identified as potentially sensitive the effects of the development, there are a</p>	<p>The Applicant notes that these asset were identified during statutory consultation and that a review of the initial Settings Assessment Scoping Exercise was subsequently carried out. The review produced no change to the initial conclusions and the asset remained scoped out of the Settings Assessment Scoping Exercise [APP-255] submitted with the ES. Table 2-6 of Draft Statement of</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>further 11 additional designated and non-designated heritage assets where there is the potential for the proposal to impact their settings. NSDC sets out that clear and convincing justification for scoping out these assets has not been provided. Further, recommended mitigation is identified for a number of these.</p> <p>The parties are asked to review their respective positions as a basis for progressing their SoCG on this matter, providing:</p> <p>Clear explanation of why they should be/have been scoped into/out of the assessment.</p> <p>With regards to NSDCs suggestions for mitigation, clear explanation of what it suggested is required and the basis for this, that is, how this relates to the significance of the setting of the particular asset.</p>	<p>Common Ground with Newark and Sherwood District Council [EN010162/APP/8.2A] sets out the current position between the parties on this matter. The Applicant will continue to engage with NSDC on this subject and will provide the Examining Authority with an update at Deadline 3.</p>
Q8.1.24	The applicant	<p>Points of clarification</p> <p>ES Chapter 11 section 11.6.2.3 (para 90) refers to a deserted medieval village being</p>	<p>Yes, the deserted medieval village referred to at paragraph 90 of ES Volume 2, Chapter 11: Cultural Heritage and Archaeology [EN010162/APP/6.2.11] [APP-054], is the Willoughby Deserted</p>

ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>identified at Willoughby. Presumably this is the Willoughby Deserted Medieval Village Scheduled Monument (1013884) referred to in para 277?</p> <p>The Planning and Legislative Framework at Appendix 2 of the Archaeological Desk Based Assessment [APP-251] does not include reference to the relevant provisions of the National Policy Statements. Please confirm that these have been considered and have informed the Desk Based Assessment.</p> <p>With reference to the Archaeological desk based assessment: Part 2 of 4 [APP-252], the first figure, that is Figure A11.1.3a: Site, Study Area and HER Data (Palaeolithic-Romano-British), which it appears would cover the north-western quarter, is missing. Please address.</p> <p>There are discrepancies between the list of designated heritage assets in the 2km and 2km-5km study areas set out in ES Chapter 11 section 11.6.1 and those set out in The Settings Assessment Scoping Exercise [APP-255] at section A11.2.3. Please address.</p>	<p>Medieval Village Scheduled Monument (1013884) also referred to in paragraph 277.</p> <p>The relevant provisions of the National Policy Statements were considered and informed ES Volume 4, Appendix A11.1: Archaeological Desk-Based Assessment [EN010162/APP/6.4.11.1] [APP-251] [APP-252] [APP-253] [APP-254].</p> <p>Figure A11.1.3a: Site, Study Area and HER Data (Palaeolithic-Romano-British) can be found within ES Volume 4, A11.1: Archaeological Desk-Based Assessment - Part 1 of 4 [EN010162/APP/6.4.11.1] [APP-251].</p> <p>In terms of the discrepancies between the list of designated heritage assets in the 2km and 2km-5km study areas set out in ES Chapter 11 section 11.6.1 and those set out in The Settings Assessment Scoping Exercise [APP-255] at section A11.2.3, the Applicant can confirm that the list set out in ES Volume 2, Chapter 11: Cultural Heritage and Archaeology [EN010162/APP/6.2.11] [APP-054] is correct.</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
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Table 2-9 Cumulative effects

ExQ1 Ref	Question to:	Question	Applicant's Responses
Q9.1.1	To applicant	<p>Cumulative effects of the NG+ flood alleviation works</p> <p>The ExA notes that the applicant has only considered the future NG+ flood alleviation works within ES Chapter 9 [APP-052]. The justification for this throughout the ES appears to be that as these are future schemes at an early stage of planning, there is insufficient information available in order to undertake a wider assessment of cumulative impacts, and that it is only water environment receptors that would be affected. However, given that the applicant has considered that sufficient detail is available to include these schemes within ES Chapter 9, and the NG+ works may involve works such as excavations and above ground bunds, the ExA is unclear as to why this would not impact on receptors assessed in other ES chapters. The</p>	<p>The NG+ flood alleviation works are set out, to the extent they are known at present, in section 2.3.8.3, paragraph 84 of the ES Volume 2, Chapter 2: Environmental Impact Assessment (EIA) [EN010162/APP/6.2.2] [APP-045]. Paragraph 85 explains that, due to their location and scale, they would have the potential to lead to an altered cumulative baseline only for the assessment of effects of the Development on water resources, and not in other assessments in the ES.</p> <p>All other cumulative developments that could lead to an altered baseline are considered in ES Volume 4, Technical Appendix A2.1: Cumulative Assessment Stages 1 and 2 [EN010162/APP/6.4.2.1B], but the NG+ flood alleviation works are not described on the planning portal or other public domain, so had their own section in ES Chapter 2 instead.</p>



		applicant is requested to provide a justification for excluding an assessment of cumulative effects with the NG+ works from other ES chapters.	
Q9.1.2	The applicant	<p>Interrelationships</p> <p>With reference to ES Vol 2 Chapter 19 Interrelationships, [APP-062] Table 19.2, this identifies a range of adverse non-negligible effects on local people during the construction phase. These include visual effects, noise and vibration, traffic and transport, health and recreation. However, it notes that as the construction phase is time limited, with some effects lasting for a few weeks at the most, the in-combination effects on local people would be a detectable but non-material change which is minor and therefore not significant in terms of the EIA Regulations. Noting that the construction phase overall would span 24 months and that it is not clear how the duration of effects would be controlled or would combine, the applicant is asked to comment on whether this assessment has been based on a worst-case scenario.</p>	<p>The construction activity required for the installation of solar PV modules and their associated infrastructure is expected to take a few weeks at most, in a given field. ES Vol 2 Chapter 19 Interrelationships [EN010162/APP/6.2.19A], Section 19.4.2, paragraph 27, details that the majority of potential adverse effects would be highly localised, such as noise effects within 100 m of construction activity. Recreational amenity effects on users of Public Rights of Way would be similarly affected, in a given area, for a very limited period. Longer-term noise effects would arise from construction compounds, but these are located a minimum of 300 m from the nearest residential property and would lead to negligible effects so are not considered in the interrelationships assessment.</p> <p>The duration of effects arising as a result of road traffic (which affects only some aspects of the interrelationship effect) depend on which section of construction route a given resident is close to, and the extent of effects depends how close they are. The majority of the construction routes as shown in ES Volume 3, Figure 14.1: Traffic and Access Figures [EN010162/APP/3.14A] [AS-046] lead to relatively small parts of the overall site, and hence would be used for only one phase of the construction, which would be substantially less than 24 months – likely less than 12 months.</p> <p>Whilst the construction phase overall would last up to 24 months, activities over this period would be in different locations at different</p>



			<p>times. As the majority of effects act locally, the duration of effects on any specific receptor would act for only a short timescale. Considering local people as the receptor, therefore, requires an understanding that the receptor is a composite and it is unlikely any element of the receptor would experience effects for a long duration, with the majority experiencing no interrelationship effects, and the minority experiencing some, but at a level that is assessed as being minor (as set out in paragraph 31).</p> <p>This assessment is therefore considered to have been assessed on a realistic worst-case scenario.</p>
Q9.1.13	The applicant	<p>Interrelationships</p> <p>With reference to ES Vol 2 Chapter 19 Interrelationships, [APP-062] Table 19.2, it is suggested that the visual impacts have been derived from Tables 7.5 and 7.6 of ES Chapter 7, it is not clear that this is the case and inconsistent referencing has been used. Also, the viewpoints in Table 7.5 are not referenced. Please review and clarify.</p>	<p>On review, Table 19.2 in ES Vol 2 Chapter 19 Interrelationships [EN010162/APP/6.2.19A] should have referred to only Table 7.6 and not to Table 7.5. This document has now been updated in ES Volume 2, Chapter 19: Interrelationships [EN010162/APP/6.2.19A]. Table 7.6 details the level of effects on the main receptors of visual effects, which is what is carried forward to the assessment of interrelationship effects in Chapter 19. Table 7.5 is not usable for this purpose, as it considers effects at specific locations rather than across the whole area; it is used to inform the wider assessment that is then reported in Table 7.6.</p>



Table 2-10 Compulsory acquisition, temporary possession and other land or rights considerations

ExQ1 Ref	Question to:	Question	Applicant's Responses
Q10.1.1	Affected Persons and Interested Parties	Do any Affected Persons (APs) have concerns that they have not yet raised about the legitimacy, proportionality or necessity of the compulsory acquisition (CA) or temporary possession (TP) powers sought by the Applicant that would affect land that they own or have an interest in?	N/A
Q10.1.2	Affected Persons and Interested Parties	Are any APs or Interested Persons (IPs) aware of any inaccuracies in the Statement of Reasons or Land Plans? If so, please set out what these are and provide details.	N/A
Q10.1.3	Affected Persons and Interested Parties	The Book of Reference (BoR) [REP1-013] identifies, on a plot-by-plot basis, all parties who own or occupy land and/or have an interest in or right over the land affected by the proposal, and/or who may be entitled to make a 'relevant claim' as defined in section 57 of the Planning Act 2008 (PA2008). Are any APs or IPs aware of any inaccuracies in the BoR? If so, please set out what these are and provide details.	N/A



ExQ1 Ref	Question to:	Question	Applicant's Responses
Q10.1.4	Drone Defence Services Ltd and the applicant	<p>Following the comments made in [RR-045], can Drone Defence Services Ltd. please confirm the following:</p> <p>The plots of land (as per the Land Plans) for which you have any land interests.</p> <p>If you are a category 2 or category 3 interest, and how these rights specifically would be affected by the proposed development.</p> <p>Can the applicant provide an update with regards to the status of any ongoing relevant discussions or negotiations concerning the comments made by Drone Defence Services Ltd.</p>	<p>The Applicant wrote to Mr Gill on behalf of Drone Defence Services Limited ("DDSL") via email on 27 November 2025 in order to seek clarification of points arising from the parties' relevant representations [RR-045 and RR-181], including to:</p> <ol style="list-style-type: none"> 1. request a copy of the Licence to Occupy dated 2023 relating to DDSL's occupation ("the Licence"); 2. request confirmation as to whether Service Installations have already been installed in the Order Land and if so for a plan to be provided together with confirmation of what any such existing infrastructure is used for, by whom, who owns it and to provide a copy of any planning permission which authorises it; 3. seek details of any current proposals by DDSL and/or Mr Gill to install Service Installations, and if so where, when and whether any consents are required for those works; and 4. to clarify the extent to which DDSL has the benefit of any landowner agreements to permit its activities over the land in the Order Limits, and/or over any other land in the area. <p>The Applicant has received an email from BBS Law (dated 7 January 2026) who are instructed on behalf of Mr Gill and DDSL. In relation to the questions posed by the Applicant:</p> <ol style="list-style-type: none"> 1. The Licence was not provided but it is asserted that DDSL has a continuing periodic licence to use the property for its business activities including research and development, testing, installation and operation of equipment and



ExQ1 Ref	Question to:	Question	Applicant's Responses
			<p>infrastructure and associated administrative functions. The Applicant is therefore unable to verify whether DDSL benefits from the rights in the Deed of Grant as occupier of the benefitting land.</p> <ol style="list-style-type: none"> 2. No information was provided to confirm whether DDSL or Mr Gill have existing installed infrastructure pursuant to those rights. The Applicant is therefore unable to assess the potential impact of the proposed Development on the exercise of those rights. 3. No information was provided to confirm whether DDSL or Mr Gill have any proposals to install infrastructure over the Order Land pursuant to those rights. The Applicant is therefore unable to assess whether those proposals could be accommodated or would be in conflict with the proposed Development. 4. The response asserted that DDSL does not require any landowner consent for its operations and that the drone operations are undertaken in accordance with applicable Civil Aviation Authority regulations. 5. No information was provided regarding the lawfulness in planning terms of DDSL's activities. <p>The email from BBS Law invites further engagement with the Applicant to seek to resolve their clients' concerns, and the Applicant has responded by email dated 9 January 2026 to propose a meeting for which an agenda has been proposed.</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
			<p>A late written submission from Groves Town Planning Limited on behalf of Mr Gill and DDSL [AS-078] was accepted at the ExA's discretion on 9 January 2026. The Applicant has provided its response to this submission at section 4.23 of its Responses to Deadline 1 Submissions [EN010162/APP/8.21].</p>
Q10.1.5	James Chase	<p>In your relevant representation [RR-077] you state that you “<i>do not believe that power of compulsory purchase should be granted</i>”.</p> <p>Do you have any land interests which relate to the proposed development, and which have not been included by the applicant?</p> <p>Does your comment pertain to the compulsory acquisition of any specific land rights requested by the applicant in respect of the proposed development?</p> <p>Does your comment pertain to the compulsory acquisition of any specific plots of land as detailed in the BoR and the Land Plans?</p> <p>Do you have any further specific objections related to land rights?</p>	<p>The Applicant has not identified any interest belonging to Mr James Chase in the Order Land.</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
Q10.1.6	Mick George Limited and the applicant	<p>To Mick George Limited - in respect of comments made in relevant representation [RR-138], and noting the applicant's response in section 3.18 of [REP1-065], please confirm the status of any ongoing negotiations with the applicant. Do you have any further comments in response?</p> <p>To the applicant – please confirm your position with regards to the comments raised in respect of the compliance of the proposed development with the Nottinghamshire Mineral and Waste Local Plan.</p>	<p>As set out in paragraph 6.3.72 of the Planning Statement [EN010162/APP/5.4B], ES Volume 2, Chapter 10: Ground Conditions and Land Contamination [EN010162/APP/6.2.10A] identifies and assesses the likely significant effects of the Development on the nature and extent of the MSAs. It was informed by ES Volume 4, Appendix A10.9:Mineral Resource Assessment [EN010162/APP/6.4.10.9] [APP-238] which concluded that the safeguarded mineral resources would not be permanently sterilised by the Development given its temporary nature and the safeguarded resource would subsequently be available for extraction at some point in the future. The regional minerals officer has concurred with the conclusions of the MRA.</p> <p>As set out in row 2.4.5 of Table 2.4 of the Draft Statement of Common Ground with Nottinghamshire County Council [EN010162/APP/8.1A], '<i>NCC considers that the assessment work undertaken by the applicant to assess the impact on minerals is sufficient and does not have any outstanding concerns</i>'.</p>
Q10.1.7	National Grid and the applicant	<p>With regards to the relevant category 2 land interests outlined in the BoR [REP1-013], can the applicant provide an update on the status of negotiations.</p>	<p>The Applicant is actively engaging with National Grid Electricity Transmission Plc ("NGET") in order to understand the extent of any interactions between the proposed Development and (i) NGET's existing apparatus (and associated rights) in the Order Land; as well as (ii) proposed NGET infrastructure projects as part of its Great Grid Upgrade – specifically, the SCRE/WRRE Project (involving the uprating of existing 400kV overhead lines between (i)</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
			<p>Cottam and Stoke Bardolph; and between (ii) High Marnham and West Burton).</p> <p>The Applicant's Draft DCO [EN01062/APP/3.1C] includes bespoke Protective Provisions for NGET (see Part 8 of Schedule 13 to the draft DCO) (the "NGET PPs"). The NGET PPs afford specific protection in respect of NGET's existing apparatus (and associated rights, including rights to maintain apparatus in situ and in respect of access to inspect and maintain such apparatus) in the Order Land.</p> <p>In paragraph 1.17 of NGET's Written Representation [REP1-097], it is stated that details of the potential interfaces between the SCRE/WRRE proposals and the proposed Development are more fully set out in NGET's relevant representation. However, this isn't the case. In order to progress negotiations between the parties and to reach agreement in respect of the NGET PPs, the Applicant requires a detailed understanding of the SCRE/WRRE proposals and the instances and nature of any anticipated interaction with the proposed Development.</p> <p>The Applicant met with NGET on 15 January 2026 to discuss these matters in more detail. Positive progress is being made towards a resolution. NGET disclosed details during the meeting of the anticipated programme and works for the SCRE/WRRE proposals and has agreed to provide this further information to the Applicant in writing. This will inform ongoing discussions between the Applicant and NGET in relation to the NGET PPs, with the aim being to reach agreement in respect of the same within the period of the examination.</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
	Pamela Gladwin and Paul Mitchell	With regards to your comments made in your relevant representation [RR-169] Do you have any specific objections or comments relating to the compulsory acquisition of land rights where you have a category 2 interest?	N/A
Q10.1.8	Richard Gill and the applicant	<p>To Richard Gill - in respect of your comments in relevant representation [RR-181], please provide further detail as to the services which would be affected by the proposed development, and how these may affect the viability and use of your property.</p> <p>To the applicant - please confirm the status of any ongoing negotiations with Richard Gill.</p>	Please see the response which the Applicant has provided in respect of ExQ 10.1.4 relating to Drone Defence Services Ltd.
Q10.1.9	Robert Reeve and the applicant	To Robert Reeve - with regards to your relevant representation [RR-186], please confirm the precise location of the lake and any specific concerns you have regarding the effects of the proposed development on it.	Mr Reeve has assumed highways subsoil interests in Plots 3/6 and 5/2 of the Order Land as shown on the Land Plans [EN01062/APP/2.2B] [REP1-004] . Compulsory acquisition powers are not sought over this land, which is required solely for Work No. 8 (access).



ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>To the applicant - in respect of relevant representation [RR-186], please confirm the following:</p> <p>The land rights interests that would be affected by compulsory acquisition.</p> <p>If there are any effects on the lake that would interfere with the land rights.</p> <p>The status of any relevant negotiations.</p>	<p>Furthermore, so far as the Applicant is aware, the small lake which Mr Reeve refers to in his Relevant Representation [RR-186] is located outside of the Order Land. Hence, no compulsory acquisition powers are sought over it, and no works are proposed to it. No effects on the lake arising from the proposed Development are anticipated which are capable of interfering with Mr Reeve's land rights / interests (or otherwise).</p> <p>In the circumstances, the Applicant is not seeking the acquisition of any land from Mr Reeve and has not entered into any land negotiations with him.</p>
Q10.1.10	RWE Generation UK PLC and the applicant	<p>To RWE Generation UK PLC - with regards to comments made in your relevant representation [RR-190], please provide further detail as to your use of the rights related to plots 1/3, 1/9, 1/10, 1/11, 1/12, and 1/23 for access to its equipment, and how these would be affected by the proposed development.</p> <p>To the applicant:</p> <p>Please provide an update on the status of any relevant negotiations with RWE Generation UK PLC.</p> <p>Please confirm if the BoR has been updated to include RWE Generation UK PLC's interests in plots 1/12 and 1/23.</p>	<p>The Applicant is actively engaging with RWE Generation UK PLC ("RWE") in order to understand the extent of any interactions between RWE's existing apparatus (and associated rights, including rights in respect of access to its equipment within the Staythorpe Power Station) and the proposed Development.</p> <p>The Applicant accepts that RWE is a statutory undertaker for the purposes of section 138 of the Planning Act 2008. Article 33 of the Draft DCO [EN01062/APP/3.1C] is therefore engaged meaning that there is the ability for the Applicant to extinguish the rights of, remove, relocate the rights of or reposition the apparatus belonging to RWE (and other statutory undertakers) which is currently over or within the Order Land. However, the power in Article 33 is subject to the provisions of Schedule 13 (Protective Provisions) to the draft DCO.</p> <p>As an electricity undertaker, RWE benefits from the protective provisions contained in Part 1 of Schedule 13 to the draft DCO (the</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		Please respond to the comments raised by RWE Generation UK PLC in respect of s138 of PA2008.	<p>"PPs") and RWE's ability to continue accessing its equipment within the Staythorpe Power Station will be preserved. The Applicant considers that the PPs provide RWE with the necessary assurance that there will be no interference and/or detrimental impact upon exercise of the rights pertaining to RWE's existing apparatus. To date, RWE has not identified what additional protection it requires over and above the PPs. The Applicant has requested precise details of the protective provision(s) being sought and the justification for its inclusion in the draft DCO.</p> <p>The Applicant confirms that the Book of Reference (doc ref. EN01062/APP/4.3C) has been updated to include RWE's interest (claimed prescriptive rights) in Plot 1/12 and Plot 1/23.</p>

Table 2-11 Landscape and visual impacts

ExQ1 Ref	Question to:	Question	Applicant's Responses
Q11.1.1	The applicant and NSDC	<p>Significant landscape effects</p> <p>The SoCG between the applicant and NSDC [REP1-051] sets out the interpretation of the 'moderate adverse' effects in EIA terms is a matter not agreed. NSDC refer to the nature and size of the application in suggesting that moderate effects should be judged as significant. In</p>	<p>Applicant responses relevant to this topic include:</p> <p>Applicant's response to the NSDC LIR (relating to paragraphs 8.1 and 8.24 of that document) Responses to Deadline 1 Submissions [EN010162/APP/8.21].</p> <p>The applicant's position as set out in the SoCG with NSDC [REP1-051].</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>response, the applicant refers to the landscape and visual impact assessment (LVIA) explicitly identifying that only “<i>major and major/moderate effects are considered to be significant, thereby meeting the guidance provided in GLVIA paragraph 3.33</i>”. The applicant also refers to the use of professional judgement to ensure that the potential for significant effects arising has been thoroughly considered, and the fact that some other NSIP projects have also used major/moderate effects as the threshold for significant effects. However, the ExA notes that this is not universal.</p> <p>Paragraph 3.33 of GLVIA3 (Annex A of REP1-068) sets out that “<i>The final overall judgement of the likely significance of the predicted landscape and visual effects is, however, often summarised in a series of categories of significance reflecting combinations of sensitivity and magnitude. These tend to vary from project to project but they should be appropriate to the nature, size and location of the proposed development and should as far as possible be consistent across the different topic areas in the EIA.</i>” (emphasis added).</p>	<p>Paragraph 3.33 does not recommend that levels of effect should vary from project to project, it merely observes that they tend to. At the time GLVIA3 was published this used to arise very commonly because each EIA co-ordinator would require that the LVIA chapter follow the approach used in all of the other EIA chapters (as referenced at the end of paragraph 3.33). As LVIA's would be prepared for different EIA teams for different projects, this resulted in methodology variation from project to project. Over recent years, EIA coordinators have been more accepting of variation for some topics.</p> <p>In addition, GLVIA3 guidance is frequently applied to non-EIA projects and some LVIA practitioners prefer to use different methodologies for EIA and non-EIA assessments. “<i>Nature, size and location</i>” are the key factors that determine whether or not a development may give rise to potentially significant landscape and visual effects.</p> <p>For LVIA, use of the same methodology across projects (even for EIA and non-EIA) leads to more consistent and robust assessment and is now recommended in clarifications to GLVIA3 included in LI-TGN-2024-01 at page 7 where it notes that when assessing landscape and visual effects, the assessments “<i>should be comparable between [EIA and non-EIA projects]. For example, a ‘moderate effect’ should be the same in both assessment contexts</i>”.</p> <p>Thus the variation in response to “<i>nature, size and location</i>” that paragraph 3.33 of GLVIA3 describes is not a recommendation, but</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses									
		<p>The parties are asked to provide further justification for their respective positions.</p>	<p>partly a reflection of EIA practice, and partly a reflection of the use of GLVIA3 guidance for both EIA and non-EIA projects.</p> <p>The levels of effect used for the GNR LVIA as set out ES Volume 4, Appendix 7.2: LVIA Methodology [EN010162/APP/6.4.7.2] [APP-209] are consistently used by Abseline for a wide range of EIA and non-EIA projects. The NSDC suggestion that Moderate effects should be considered as significant simply due to the NSIP status of GNR would therefore result in one of two outcomes:</p> <p>The identification of impacts as being significant where the same changes to character or views would not be considered significant for a non-NSIP project; or</p> <p>A recalibration of the methodology to allow for 3 levels of significant effect. This would mean that the same effects are identified as significant (or not), maintaining the assessor's judgements, but the various levels of effect would be slightly differently applied:</p> <table border="1" data-bbox="909 922 1641 1249"> <thead> <tr> <th data-bbox="909 922 1151 1051">Level of effect (as used in the GNR LVIA)</th> <th data-bbox="1151 922 1426 1051">Level of effect (recalibrate)</th> <th data-bbox="1426 922 1641 1051">Significance</th> </tr> </thead> <tbody> <tr> <td data-bbox="909 1051 1151 1152">Major</td> <td data-bbox="1151 1051 1426 1152">Major or Major/moderate</td> <td data-bbox="1426 1051 1641 1152">Significant</td> </tr> <tr> <td data-bbox="909 1152 1151 1249">Major/moderate</td> <td data-bbox="1151 1152 1426 1249">Major/moderate or Moderate</td> <td data-bbox="1426 1152 1641 1249">Significant</td> </tr> </tbody> </table>	Level of effect (as used in the GNR LVIA)	Level of effect (recalibrate)	Significance	Major	Major or Major/moderate	Significant	Major/moderate	Major/moderate or Moderate	Significant
Level of effect (as used in the GNR LVIA)	Level of effect (recalibrate)	Significance										
Major	Major or Major/moderate	Significant										
Major/moderate	Major/moderate or Moderate	Significant										



ExQ1 Ref	Question to:	Question	Applicant's Responses		
			Moderate	Moderate/Minor	Not significant
			Moderate/minor and below	Moderate/minor and below	Not significant
			<p>The Applicant does not consider that the first of these outcomes is good practice and does not agree that the landscape and visual impacts identified as Moderate would be significant. The second outcome would be a cosmetic change to the assessment and would not address any differences of opinion as to which effects are significant or not, and on this basis the Applicant does not consider it would be helpful.</p> <p>To date, NSDC have expressed their concerns in relation only to the methodology, and not in relation to those effects identified as Moderate. To move this matter forward, the Applicant suggests that NSDC identify which of the Moderate effects they consider to be particularly important or significant, and why.</p>		
Q11.1.2 (b)	The applicant	<p>Viewpoint analysis</p> <p>In relation to ES Chapter 7 [APP-050], Table 7.5: Viewpoint Analysis Summary – non-Negligible Scale effects, please address the following queries:</p> <p>The nature of the non-negligible scale effects are very briefly described. Is there</p>	<p>The viewpoint analysis is provided on the cover sheet for each viewpoint visualisation. See:</p> <ul style="list-style-type: none"> ES Volume 3, Chapter 7 Landscape and Visual Impact Assessment Figures (Part 2 of 6) [EN010162/APP/6.3.7A] [AS-036] for viewpoints 1 to 10; 		

ExQ1 Ref	Question to:	Question	Applicant's Responses
		an analysis underpinning this summary? If not, can one be provided?	<ul style="list-style-type: none"> • ES Volume 3, Chapter 7 Landscape and Visual Impact Assessment Figures (Part 3 of 6) [EN010162/APP/6.3.7A] [AS-037] for viewpoints 13 to 29; • ES Volume 3, Chapter 7 Landscape and Visual Impact Assessment Figures (Part 4 of 6) [EN010162/APP/6.3.7A] [AS-038] for viewpoints 30 to 44; • ES Volume 3, Chapter 7 Landscape and Visual Impact Assessment Figures (Part 5 of 6) [EN010162/APP/6.3.7A] [AS-039] for viewpoints 45 to 48; • ES Volume 3, Chapter 7 Landscape and Visual Impact Assessment Figures (Part 6 of 6) [EN010162/APP/6.3.7A] [AS-040] for viewpoints 49 to 55.
Q11.1.2 (b)	The applicant	This table describes the 'scale and nature of change' in identifying non-negligible effects. How does relate to the significance criteria set out in section 7.3?	<p>The approach to the use of representative viewpoints in ES Volume 2, Chapter 7: Landscape and Visual Impact Assessment (LVIA) [EN010162/APP/6.2.7A] is described at section A7.2.4.2 and specifically paragraph 27 of ES Volume 4, Appendix 7.2: LVIA Methodology [EN010162/APP/6.4.7.2] [APP-209].</p> <p>As indicated in section 7.3.2 of the LVIA and in more detail at section A7.2.5 of the LVIA methodology, the scale of change is one component of magnitude (the others being extent and duration). The same words (Large, Medium, Small, etc.) are used for scale and magnitude so that the influence of extent and duration on the magnitude judgement is apparent.</p>

ExQ1 Ref	Question to:	Question	Applicant's Responses
			<p>As set out in the methodology, viewpoints are point locations and the geographic extent of effects on people using a route or living within a settlement cannot readily be judged at individual points, thus not all of the components of magnitude can be readily be judged by reference to a viewpoint alone. In addition, viewpoints may represent multiple receptors of different sensitivities.</p> <p>As recommended in clarifications to GLVIA3 provided in LI-TGN-2024-01 (page 16) in response to the question 'Assessing viewpoints or visual receptors?'; <i>"The focus of the visual assessment should be the visual receptors (i.e. the people as set out within paragraph 6.31. of GLVIA3). The purpose of viewpoints is covered at paragraph 6.19 (i.e. for illustration of the visual effects). No precise approach to visual assessment is set out in GLVIA3 – it is up to the assessor to select the most appropriate approach and ensure that issues that are important to the planning decision are assessed and reported."</i></p> <p>The GNR LVIA takes the approach of using the viewpoints to identify only the degree (scale) and nature (beneficial, neutral, adverse) of effects. The findings from each of the viewpoints representing a receptor group are then considered together along with the extent and duration of those changes to determine the magnitude of effect on each visual receptor. The sensitivity of the visual receptor and the magnitude judgement are then considered together in determining the level of effects and significance.</p>
Q11.1.2 (c)		Some of the effects described in Table 7.5 are unclear. For example, for viewpoints 7, 33 and 46, it sets out that the change	See response to question 11.1.2a above.

ExQ1 Ref	Question to:	Question	Applicant's Responses
		would be 'Large, Adverse, reducing to Medium, Neutral'. How have such effects been identified?	In relation to viewpoints 7, 33 and 46 in particular; each of these locations would have initial close and fairly open views of solar arrays before mitigation planting matures. After planting matures the views of solar arrays would be mostly or entirely screened with the main changes to the view arising from taller hedges or nearby new woodland. In each of these locations the new vegetation would not be atypical and would not screen long-distance outlooks but would enclose previously more open views.
Q11.1.2 (d)		Some of the effects described in Table 7.5 appear to be significant, for example in relation to viewpoints 7, 33, 38, 46, 48 and 55. However, they do not appear in Table 7.6 which sets out the receptor for which significant effects are identified. Why not?	<p>See response to question 11.1.2b above – the level of effect (and significance) is not judged at individual viewpoints, but for visual receptors. However, the effects arising at these viewpoints contribute to the identification of significant effects as set out in Table 7.6 as described below.</p> <p>ES Volume 3, Figure 7.5 Visual Receptors - Overview [EN010162/APP/6.3.7A] [AS-035] shows the relationship between visual receptors and viewpoints. Effects at viewpoints 7, 33, 38, 46, 48 and 55 contribute in cases to the identification of significant effects on the visual receptors that they represent as follows:</p> <ul style="list-style-type: none"> • Viewpoints 7 and 33 – significant effects on local road users in visual receptor group D; • Viewpoint 38 – significant effects on PRow users in effects in visual receptor group A; • Viewpoint 46 – significant effects on PRow users in effects in visual receptor group C;



ExQ1 Ref	Question to:	Question	Applicant's Responses
			<ul style="list-style-type: none"> • Viewpoint 48 – significant effects on local road users in effects in the northern part of visual receptor group F; and • Viewpoint 55 – significant effects on PRoW users in effects in visual receptor group E. • There are also visual receptors where effects are not considered to be significant that are also represented by some of these viewpoints. These are: <ul style="list-style-type: none"> • Viewpoint 7 – users of the A616; • Viewpoint 55 – local road users in visual receptor group E. <p>In both cases the viewpoint represents a brief, close view of the solar arrays as a road user passes the viewpoint rather than forming part of a wider pattern of more extensive visibility from the roads being considered.</p>
Q11.1.3 (a)	The applicant	<p>Effects on landscape character</p> <p>ES Chapter 7 [APP-050] section 7.7.9.3 refers to 'Mid-Nottinghamshire Farmlands / Village Farmlands with Ancient Woodlands', setting out that this is shown in Figure 7.3 [APP-100] and that this character type forms most of the rural area between Hockerton and Tuxford. However, figure 7.3 refers to the Newark and Sherwood Landscape Character Types (LCT) 'Village Farmlands with Ancient Woodlands' and the Bassetlaw</p>	<p>Both the NSDC and Bassetlaw landscape character assessments are derived from the Nottinghamshire landscape character assessment as referenced in section 1.4 of the Newark and Sherwood Landscape Character Assessment SPD.</p> <p>As set out in section 6.4 of the methodology for that assessment (also used for the NSDC LCA), a hierarchy of character units are defined as follows:</p> <p>Regional character areas (RCAs), e.g. Trent Washlands and Mid-Nottinghamshire Farmlands, which are divided into;</p>

ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>LCT 'Mid Nottinghamshire Farmlands'. It is therefore not clear what the area at section 7.7.9.3 relates to. Reference to 'Mid Nottinghamshire Farmlands – Village Farmlands with Ancient Woodlands' is also made Table 7.2 and in Appendix 7.3 [APP-210]. It is assumed that this reference is to the fact that the Village Farmlands with Ancient Woodlands LCT is within the wider Mid Nottinghamshire Farmlands RCT. The applicant is asked to please clarify this point.</p>	<p>Landscape character types (LCTs), e.g. Village Farmlands, which are further divided into policy zones.</p> <p>The landscape character types are not uniquely named within each RCA. Within the LVIA study area this has the result that a 'Village Farmlands' LCT arises in both the Trent Washlands and Mid-Nottinghamshire Farmlands RCAs as shown by ES Volume 3, Figure 7.3 Landscape Character [EN010162/APP/6.3.7A] [AS-035]. In order to individually identify LCTs, the LVIA concatenates the RCA and LCT names divided by " / ", e.g. Mid-Nottinghamshire Farmlands / Village Farmlands.</p> <p>The Bassetlaw LCA does not identify separate LCTs within the study area, only identifying the RCA – Mid Nottinghamshire Farmlands. Given it is only a small area without notable character variation, it is treated as an LCT for the purposes of the LVIA and not further subdivided.</p> <p>Section 7.7.9.3 of ES Volume 2, Chapter 7: Landscape and Visual Impact Assessment (LVIA) [EN010162/APP/6.2.7A] relates to 'Mid-Nottinghamshire Farmlands / Village Farmlands with Ancient Woodlands' i.e. the Village Farmlands with Ancient Woodlands LCT within the Mid-Nottinghamshire Farmlands RCA.</p>
Q11.1.3 (b)		<p>Also in relation to the Mid-Nottinghamshire Farmlands / Village Farmlands with Ancient Woodlands LCT, with reference to the effects of the development during construction and early operation, there is some high level analysis setting out how</p>	<p>Paragraph 145 of the LVIA provides the analysis of effects on the character of the Mid-Nottinghamshire Farmlands / Village Farmlands with Ancient Woodlands LCT during operation and decommissioning.</p>

ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>the conclusion that the impact on the LCT would be large/medium magnitude and effects would be major/moderate, adverse and significant' in reached. However, notwithstanding the same conclusion being set out in Table 7.6 for the effects on this LCT during operation and decommissioning, the corresponding analysis is missing. Please clarify.</p>	
Q11.1.4	The applicant	<p>Landscape effects Some interested parties have raised concerns about whether the undulating topography of the area have been considered in the design of the proposed development (for example [RR-136]). Noting the reference in NPS EN-3 para 2.10.95 to the suggestion that '<i>with effective screening and appropriate land topography, the area of a zone of visual influence could be appropriately minimised</i>', the applicant is asked to explain how such considerations have been accommodated.</p>	<p>The meaning of the phrase '<i>appropriately minimised</i>' in this policy set out within NPS EN-3 is informed by NPS EN-1 which advises that "<i>Reducing the scale of a project can help to mitigate the visual and landscape effects of a proposed project. However, reducing the scale or otherwise amending the design of a proposed energy infrastructure project may result in a significant operational constraint and reduction in function – for example, electricity generation output. There may, however, be exceptional circumstances, where mitigation could have a very significant benefit and warrant a small reduction in function. In these circumstances, the Secretary of State may decide that the benefits of the mitigation to reduce the landscape and/or visual effects outweigh the marginal loss of function.</i>" Given this context, in developing the design the aim was not to avoid all visible sloping areas, but to remove solar arrays from those areas where removals would make a notable reduction in effects without markedly reducing the function of the development by omitting large extents of solar arrays.</p>

ExQ1 Ref	Question to:	Question	Applicant's Responses
			<p>The main mitigation in respect of topography was undertaken very early in the design process during land assembly and resulted in solar arrays being omitted from fields on steeper slopes southwest of Kersall. As shown by ES Volume 3, Figure 7.2 Topography and Landcover [EN010162/APP/6.3.7A] [AS-035], and the baseline view shown from viewpoint 6 looking southwest (see right hand part of Sheet A and left of Sheet B for that viewpoint in ES Volume 3, Chapter 7 Landscape and Visual Impact Assessment Figures (Part 2 of 6) [EN010162/APP/6.3.7A] [AS-036]), solar arrays on those slopes would have resulted in markedly greater effects on views from Kersall and from the local road which runs along the foot of those slopes.</p> <p>Another area where slope played a role in the omission of fields from the Site was to the east of Eakring, where solar arrays were omitted from fields which slope west towards the village and local road as illustrated by ES Volume 3, Figure 7.2 Topography and Landcover [EN010162/APP/6.3.7A] [AS-035] and the baseline view shown from viewpoint 2 looking east which is shown in ES Volume 3, Chapter 7 Landscape and Visual Impact Assessment Figures (Part 2 of 6) [EN010162/APP/6.3.7A] [AS-036].</p>
Q11.1.5 (a)	The applicant	<p>Visual effects</p> <p>With reference to ES Chapter 7 [APP-050] section 7.7.10, Visual Effects, please address the following points:</p>	<p>Figures 7.6 and 7.7 in ES Volume 3 [EN010162/APP/6.3.7A] [AS-035] are A1 format and as such are best used on screen when zoomed in to show at least 100% of their printed size. Heavier lines were not used in order to avoid competition between the group boundaries and the lines used to show effects on routes – particularly where group boundaries run along roads. Figure 7.5 is</p>

ExQ1 Ref	Question to:	Question	Applicant's Responses
		Para 150 sets out that 'Groups' of visual receptors have been identified based around settlements or rural areas and representing effects on the community within public spaces including streets and local recreational routes in that place. Whilst these are illustrated in Figure 7.5 [APP-102], the area covered by each group, indicated as a brown/red line, is not clear. The applicant is asked to please address this point.	A3 format and the lines are stronger, but in some places overlaid by dotted lines showing key routes considered in the assessment. For clarity, additional figures have been provided in Appendix C to this document which focus solely on the visual receptor groups and which are shaded to show the level of effect assessed for each of the groups.
Q11.1.5 (b)		Para 150 sets out the three types of visual receptors as being 'Group', 'Route' and 'Specific viewpoint' receptors. Table 7.2 refers to Eakring, Kersall and Maplebeck as separate visual receptors. Clarification is requested on exactly what these receptors relate to, noting also that that Kersall and Maplebeck are also within Group C.	Figures 7.5 to 7.7 in ES Volume 3 [EN010162/APP/6.3.7A] [AS-035] show receptor group outlines around Eakring, Kersall and Maplebeck, and the ES Volume 2, Chapter 7 Landscape and Visual Impact Assessment [EN010162/APP/6.2.7A] treats them as separate receptor groups in their own right (rather than as part of Group C) because effects on homes and streets within the villages would be markedly different to those in the countryside around the villages.
Q11.1.5 (c)		Para 151 refers to candidate specific viewpoints. What does this term mean?	Paragraph 6.19 of Guidelines on Landscape and Visual Impact Assessment (GLVIA3) defines 'specific viewpoints' as " <i>key and sometimes promoted viewpoints within the landscape, including for example specific local visitor attractions, viewpoints in areas of particularly noteworthy visual and/or recreational amenity such as landscapes with statutory landscape designations, or viewpoints with particular cultural landscape associations</i> " – i.e. a location



ExQ1 Ref	Question to:	Question	Applicant's Responses
			<p>where people would particularly choose to go for the primary purpose of appreciating the view.</p>
Q11.1.5 (d)		<p>Para 151 sets out that the only candidate specific viewpoint in the study area is the Millenium viewpoint approximately 1 km southwest of Maplebeck. It suggests that the baseline visibility in that area (tall roadside hedgerows and restricted outward views) indicates that it is presently unlikely to be visited in order to enjoy the view and it is not therefore considered in the assessment. The applicant is asked to clarify whether this corresponds with viewpoint 4.</p>	<p>The description does correspond with viewpoint 4. It is included as a representative viewpoint within the assessment but is not considered as a specific viewpoint, as in its baseline condition it was not considered to meet the definition set out in response to question c above.</p>
Q11.1.5 (e)		<p>Para 155 sets out that Figure 7.6 illustrates scale of change to views on completion and prior to growth of mitigation planting. Figure 7.7 illustrates scale of change to views after growth of mitigation planting, although the areas of visibility shown have not included modelling of the proposed planting and show the unmitigated extent of visibility, given that visibility above and through hedges would remain in some places in the longer term. Given that Figure 7.7 does not included modelling of the proposed planting and shows the</p>	<p>As noted by the ExA., the ZTV provided on Figures 7.6 and 7.7 in ES Volume 3, Chapter 7 Landscape and Visual Impact Assessment Figures (Part 1 of 6) [EN010162/APP/6.3.7A] [AS-035] is the same, and reflects the theoretical unmitigated visibility of the solar arrays.</p> <p>The ZTV study is provided for context only and the main subject of the figures is the scale of change identified for each viewpoint and route. This differs between the two figures and reductions in effects after mitigation can be seen on the figures (for example by comparing the areas east of Eakring on the two figures).</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		unmitigated extent of visibility, how do Figures 7.6 and 7.7 differ?	
Q11.1.6	The applicant	<p>Visual receptor groups</p> <p>With reference to ES Chapter 7 [APP-050] section 7.7.10.5 Receptor Group C: Between Caunton, Eakring and Kneesall : The effects of the development during construction and early operation for both PRow users and road users are identified as major/moderate, adverse and significant. PRow users are generally recognised as being more sensitive to changes in the landscape as they tend to spend relatively more time experiencing the changes. Are the same conclusions on impact therefore appropriate?</p>	<p>Paragraph 153 of the ES Volume 2, Chapter 7 Landscape and Visual Impact Assessment [EN010162/APP/6.2.7A] sets out the assessment of sensitivity for visual receptors. It identifies that users of longer distance roads who are likely to be travelling at greater speed and be more focussed on their journey would have a lower sensitivity (Medium) than PRow users (High/medium) and local road users (High/medium).</p> <p>The value of the views is the same for both road and PRow users. Differences in sensitivity may arise from differing susceptibility, however within the study area as paragraph 153 describes, the rights of way and roads are primarily used by people who live locally and the quieter rural roads are likely to be used for cycling, horse-riding and in some instances, walking in addition to being used by people in vehicles. On this basis local road users are likely to have a similar susceptibility to changes to view as users of PRow within the study area.</p> <p>The magnitude of effect has been assessed separately and is higher (Large/medium) for users of PRow in Group C than it is for local road users (Medium). Given this there was the potential for effects on users of local roads in Group C to be identified as Moderate and not significant (rather than Major/moderate and significant), however it was judged that, on balance, the effects should be identified as being significant.</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
Q11.1.7	NSDC	<p>LVIA Visual assessment</p> <p>The LIR [REP1-075] notes slightly different conclusions compared to those set out in the ES Chapter 7 in relation to the effects on the grouped visual receptors for:</p> <p>Group B – PRow users: post-decommissioning NSDC considers effects to be major/moderate adverse rather than moderate adverse.</p> <p>Group B – Road users: during construction and early operation NSDC note same moderate adverse conclusion as applicant, but state this is significant.</p> <p>Group C PRow users: during construction and early operation NSDC considers effects to be moderate significant rather than major/moderate.</p> <p>Group C Road users: during construction and early operation NSDC considers effects to be moderate significant rather than major/moderate.</p> <p>NSDC are asked to provide clarification and explanation of the reasons for the differences noted.</p>	<p>The Applicant has also highlighted this in our response to the LIR.</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
Q11.1.8	The applicant	<p>Carlton on Trent Parish Council</p> <p>With reference to the request from Carlton on Trent Parish Council [RR-025] that further visualisations be provided to inform and alleviate concerns of the Parish Council, the applicant has responded that assessment covers all visual receptors in the study area, including the receptors represented by the additional viewpoints requested [REP1-065 p25]. The applicant is asked to provide specific clarification on how the requested viewpoints have been covered.</p>	<p>Appendix D shows the requested locations superimposed on extracts from Figures 7.6 and 7.7 in ES Volume 3, Chapter 7 Landscape and Visual Impact Assessment Figures (Part 1 of 6) [EN010162/APP/6.3.7A] [AS-035] to show the assessed scale of changes to views. These two figures show the assessed scale of change at all locations within the LVIA study area (where there is no coloured line on a route – the effects are assessed as Negligible).</p> <p>CTA – Has been included ES Volume 3, Chapter 7 Landscape and Visual Impact Assessment Figures (Part 6 of 6) [EN010162/APP/6.3.7A] [AS-040] as viewpoint 54 for the description of effects and visualisation, and Table 7.5 in the ES Volume 2, Chapter 7 Landscape and Visual Impact Assessment [EN010162/APP/6.2.7A] for the assessed scale and nature of change.</p> <p>CTB – This viewpoint is located on a local road close to Common Farm and viewpoint 53. As shown by ES Volume 3, Chapter 7 Landscape and Visual Impact Assessment Figures (Part 1 of 6) [EN010162/APP/6.3.7A] [AS-035], effects at this location are assessed to be Medium scale and Adverse during construction and early operation and Small scale and Adverse during operation and decommissioning.</p> <p>CTC - Has been included in the LVIA as viewpoint 55 – see ES Volume 3, Chapter 7 Landscape and Visual Impact Assessment Figures (Part 6 of 6) [EN010162/APP/6.3.7A] [AS-</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
			<p>040] for the description of effects and visualisation, and Table 7.5 in the ES Volume 2, Chapter 7 Landscape and Visual Impact Assessment [EN010162/APP/6.2.7A] for the assessed scale and nature of change.</p> <p>CTD – Is on the same local road as viewpoint 34 and would be expected to experience similar effects, i.e. Medium scale and Adverse during construction and early operation and Small scale and Adverse during operation and decommissioning. These views through infrequent gaps in the roadside hedges have been taken account of in assessing effects on users of the route as described at paragraph 288 of the ES Volume 2, Chapter 7 Landscape and Visual Impact Assessment [EN010162/APP/6.2.7A].</p> <p>CTE, CTF and CTG – These locations are close together along a short stretch of local road. As shown by Figures 7.6 and 7.7 in ES Volume 3, Chapter 7 Landscape and Visual Impact Assessment Figures (Part 1 of 6) [EN010162/APP/6.3.7A] [AS-035], effects at this location are assessed to be Large scale and Adverse during construction and early operation and Negligible scale and Neutral during operation and decommissioning.</p> <p>CTH – This viewpoint is located on a bridleway close to Ossington Road and viewpoint 48. As shown by Figures 7.6 and 7.7 in ES Volume 3, Chapter 7 Landscape and Visual Impact Assessment Figures (Part 1 of 6) [EN010162/APP/6.3.7A] [AS-035], effects at this location are assessed to be Large scale and Adverse during construction and early operation and Medium scale and Adverse during operation and decommissioning.</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
			<p>CTI - Has been included in the LVIA as viewpoint 18 – see ES Volume 3, Chapter 7 Landscape and Visual Impact Assessment Figures (Part 3 of 6) [EN010162/APP/6.3.7A] [AS-037] for the description of effects and visualisation, and Table 7.5 in the ES Volume 2, Chapter 7 Landscape and Visual Impact Assessment [EN010162/APP/6.2.7A] for the assessed scale and nature of change.</p> <p>CTJ – Is located beyond the LVIA study area near viewpoint 18 and effects at this location would be Negligible.</p>
Q11.1.9 (a)	The applicant	<p>Effects of residential visual amenity</p> <p>The Residential Visual Amenity (RVA) Assessment [APP-213] sets out a four stage approach. Section A6.2.2.2 sets out that the final stage identifies amenity of individual properties identified as “having the greatest magnitude of change” (i.e. large magnitude within this assessment) and identifying whether the RVA threshold is reached. It states that where a magnitude of change is identified that is less than large, this final step is not required as the effects would not reach the RVA threshold. Section A7.6.2.2. refers to an assessment being made of “whether</p>	<p>As set out within LI TGN 02/19 Residential Visual Amenity Assessment (RVAA)¹ (page 7 diagram), step 4 of identifying whether effects would reach the RVA threshold is only required for those properties experiencing the “<i>greatest magnitude of change</i>”. It is not therefore required for those properties where the magnitude is lower than Large.</p> <p>An assessment of Large/medium magnitude in the RVAA does not mean ‘Large or Medium’ as appears to be assumed by the wording of question a. It is an Intermediate judgement between the two, i.e. lower than Large and greater than Medium. This use of intermediate judgements is consistent with the methodology for the LVIA as set out at paragraph 36 of ES Volume 2, Chapter 7 Landscape and Visual Impact Assessment [EN010162/APP/6.2.7A].</p>

¹ LI TGN 02/19 Residential Visual Amenity Assessment (RVAA) <https://landscapewpstorage01.blob.core.windows.net/www-landscapeinstitute-org/2019/03/tgn-02-2019-rvaa.pdf>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>the predicted effects on visual amenity and views at the property are such that it has reached the RVA Threshold, therefore potentially becoming a matter of residential amenity". The applicant is asked to please provide further explanation of and justification for the following points:</p> <p>None of the properties identified as receiving a large or medium magnitude of effect are considered meet the RVA threshold. However, for a number of these properties the effects are identified as high as "Magnitude: Large/medium, Level of Effect: Major, Adverse" (R27, R49 and R50). It is therefore not clear how the assessment of whether the RVA Threshold is met has been undertaken.</p>	<p>Given that effects at all properties are assessed to be lower than Large magnitude, step 4 was not needed as effects would not exceed the RVA threshold.</p>
Q11.1.9 (b)		<p>Noting that this assessment is informed by desk study and field surveys from nearby publicly accessible locations and not by visits to impacted properties, it is not clear that an assessment of impacts can be accurately made.</p>	<p>As described above, there was no requirement for step 4 of the RVAA process in order to assess the effects of GNR. In relation to step 3 (assessment of likely change to visual amenity of properties), paragraph 4.16 of LI TGN 02/19 Residential Visual Amenity Assessment (RVAA) advises that: "This step will typically involve both desk study and detailed fieldwork but is unlikely to require visits to individual properties which, for the purposes of this step, can generally be assessed from the nearest publicly available vantage / access point. Where this is not feasible then visits to certain individual properties (or clusters of) may be appropriate."</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
			<p>There were no properties included in the RVAA where it was judged that a visit was necessary in order to ascertain whether or not effects were of Large magnitude for the purposes of completing step 3; for an experienced practitioner, the most affected properties are readily able to be assessed via visits to nearby public locations and desk study.</p>
Q11.1.10	NSDC	<p>Landscape and visual impacts overall</p> <p>The LIR [REP1-075] notes at section 8.0 sets out that 'landscape and visual impacts would be neutral to negative (depends on the landscape character area).' However, the conclusions at para 16.2 note the 'specific and direct negative impacts associated with the proposed development, including landscape and visual impacts leading to a marked change in the character of the area'.</p> <p>NSDC are asked to please provide further explanation and clarification of their position on this point.</p>	<p>The Applicant has also highlighted this in its response to the LIR.</p>
Q11.1.11	The applicant	<p>Mitigation v. enhancement</p> <p>ES Chapter 7 [APP-050] section 7.6.4 refers to mitigation and enhancement measures. During the discussion in ISH1</p>	<p>Table 7.3 Embedded Mitigation Measures of ES Volume 2, Chapter 7 Landscape and Visual Impact Assessment [EN010162/APP/6.2.7A] identifies measures included in the</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		reference was made to the distinction between landscape enhancement and mitigation measures with reference to published guidance on this matter, with the applicant providing further details in their written note [REP1-068] . To assist further, the applicant is asked to please clarify how the distinction between the embedded mitigation measures set out in ES Chapter 7 Table 7.3, and the embedded enhancement measures set out in Table 7.4, has been drawn.	design specifically for the purpose of mitigating landscape and/or visual effects. Table 7.4 Embedded Enhancement Measures identifies aspects of the design which would provide some landscape and/or visual benefit, but which are not mitigation. i.e. measures which would not avoid, reduce, remediate or offset adverse effects.
Q11.1.1 2	The applicant, NSDC, NCC and interested parties	<p>Cumulative landscape and visual assessment</p> <p>The ExA notes the comments made in relation to cumulative landscape and visual assessment by the applicant [Appendix 3 of REP1-068] and NSDC [REP1-075 and REP1-076], and the comments of other parties (for example REP1-091 and [REP1-087] and others eg [RR-194]), as well as preliminary progress made in the SoCG [REP1-051]. Specifically, concerns are raised about the landscape and visual impacts of the proliferation of large scale solar across Nottinghamshire and</p>	<p>As the ExA notes, the Applicant's position on this matter has been clearly set out in Appendix 3 of Written Summary of Oral Submissions from Issue Specific Hearing 1 and Responses to Action Points [EN010162/APP/8.19][REP1-068].</p> <p>We are concerned that the wording of question a (specifically "<i>that is the landscape present now</i>") may cause some confusion. For clarity, as set out previously, the Applicant considers that:</p> <p>the current baseline includes operational developments (the landscape present now); and</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>Lincolnshire, particularly associated with the River Trent corridor.</p> <p>To progress consideration of the issues raised, comments from all parties are invited in relation to the following points:</p> <p>The applicant's position is that other consented projects and the effects arising from them should be considered as part of the baseline, that is the landscape present now. This is based on the applicant's assessment of the relevant regulations, policy and guidance relating to the principles and purposes of cumulative landscape and visual assessment (set out in Appendix 3 of REP1-068). Views are sought on this interpretation of how other existing and, or approved development, including existing plans and projects that are 'reasonably foreseeable' but not yet consented should be treated.</p>	<p>the future baseline (as it is referenced in GLVIA3) or dynamic baseline (as it is referenced in PINS guidance²) includes consented development as part of the landscape that will be present in future.</p> <p>The Applicant further considers that where consented developments are likely to be built, both operational and consented development form the baseline.</p> <p>It is noted that question a also refers to "<i>not yet consented</i>" projects towards the end of the question, and it is not clear whether this inclusion is accidental or deliberate given the main body of the question appears to focus on operational and consented projects. This may give rise to responses which do not provide clarity as to how parties consider each category (operational, consented, not yet consented) should be treated.</p>
Q11.1.1 2 (b)		<p>If, as is suggested, the applicant's LVIA has not considered the potential impacts across the wider landscape character</p>	<p>The assessment provided in ES Volume 2, Chapter 7: Landscape and Visual Impact Assessment (LVIA) [EN010162/APP/6.2.7A] fully considers the effects arising from the</p>

² Planning Inspectorate's Guidance Nationally Significant Infrastructure Projects: Advice on Cumulative Effects Assessment <https://www.gov.uk/guidance/nationally-significant-infrastructure-projects-advice-on-cumulative-effects-assessment>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		areas than that covered by the proposed development, how is it suggested that this should be addressed?	Proposed Development with all relevant short-listed cumulative projects on the local LCTs, regional landscape character area (Mid-Nottinghamshire Farmland) and national landscape character area (NCA 46 Trent and Belvoir Vales). For clarity, the assessment provided is of effects on those receptors as a whole (not just within the study area). Given that the latter two areas extend beyond the 2km study area, the LVIA therefore considers the effects of the Proposed Development on landscape character more widely than the 2km study area.
Q11.1.1 2 (c)	The applicant	Whilst the applicant and NSDC have agreed that the LVIA does consider sequential views at the site level, it is suggested that consideration has not been given to the movement of people across the wider landscape [LIR REP1-075] para 8.34]. This point is raised by other IPs (eg Norwell solar ISH1 summary REP1-098). In this regard the GLVIA3 guidance sets out that sequential views can occur when the observer has to move to another viewpoint to see the same or different developments [Annex A of REP1-068]. These can be 'frequent' sequential, where features appear regularly, or 'occasional' sequential, where there are longer time lapses between occurrences due to distance or speed of travel. If, as is	For clarity, the Applicant's position as set out in our response to the NSDC LIR in the Responses to Deadline 1 Submission [EN010162/APP/8.16] is that sequential assessment is not only provided " <i>at a Site level</i> ". The main LVIA considers effects across the agreed 2km LVIA study area with all operational and consented cumulative shortlisted projects, and the cumulative assessment uses the same methodology and approach in relation to developments in planning. The Applicant considers that some confusion is being caused by parties seeking an assessment of combined cumulative effects but either referring to it as assessment of sequential effects; or expecting that an assessment of sequential effects must necessarily 'add together' the effects of all developments considered. Whilst not directly relevant to GNR, the most detailed guidance in relation to the assessment of cumulative landscape and visual effects is provided by NatureScot in relation to wind farms (Guidance - Assessing the cumulative landscape and visual impact)



ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>suggested, that such considerations have not been adequately addressed in the applicants LVIA, how should this be addressed?</p>	<p>of onshore wind energy developments NatureScot³). The main principles and definitions in the guidance are not specific either to the Scottish planning system, or to wind farms and thus the guidance it sets out may be equally applied to other developments. Whilst dated 2021, the guidance has been routinely used in Scotland, and for wind farms elsewhere in the UK, and remains substantively unchanged from the 2012 version of the same document and informed the Applicant's response during ISH1 that detailed sequential assessment is typically only undertaken for long distance routes.</p> <p>That guidance clearly indicates that "<i>Sequential impacts occur when the observer has to move to another viewpoint to see different developments. Sequential impacts should be assessed for travel along regularly-used routes like major roads, railway lines, ferry routes, popular paths, etc.</i>"</p> <p>Where an assessment of combined cumulative effects is provided (e.g. to inform a conjoined decision about 2 developments), an assessment of effects for a long distance route will include a judgement of the combined effects of both developments for users of that route, as well as a judgement relating to just the effects of the proposed development, as the decision maker would need that information in order to decide whether to consent one, both or neither of the proposals.</p>

³ NatureScot's Guidance - Assessing the cumulative landscape and visual impact of onshore wind energy developments <https://www.nature.scot/doc/guidance-assessing-cumulative-landscape-and-visual-impact-onshore-wind-energy-developments#Cumulative+impacts+on+visual+amenity>



ExQ1 Ref	Question to:	Question	Applicant's Responses
			<p>Otherwise, sequential assessment simply requires that assessors consider that where routes through the landscape pass the other developments, that may influence the effects experienced from the proposed development.</p> <p>Combined cumulative effects are not considered in the GNR LVIA as the decision to be made in this instance relates solely to whether or not GNR should be consented. Only NSIP projects are likely to be determined by the same decision maker as GNR, and the only relevant NSIP project for the purposes of the LVIA is One Earth. The examination stage for One Earth closed on 8th January 2026, nearly 5 months before the examination for GNR is programmed to close. Thus it is not likely that the decisions for One Earth and GNR will be made together; it is likely that One Earth will have been decided before a decision on GNR is made.</p> <p>Given this, sequential effects are considered with all cumulative developments through considering the effects of the Proposed Development when it is seen as part of a journey during which the viewer may also see other developments.</p>
Q11.1.1 3	The applicant, NSDC, NCC and interested parties	<p>Cumulative landscape and visual effects: Kelham Solar Farm</p> <p>ES Chapter 7 [APP-050] section 7.9.2.1 sets out that in terms of the effects on landscape character, if the now proposed [and now consented] Kelham solar farm were present there would be a reduction in the extent of changes to landscape</p>	<p>In relation to cumulative effects on landscape character, section 7.9.2.1 of the ES Volume 2, Chapter 7: Landscape and Visual Impact Assessment (LVIA) [EN010162/APP/6.2.7A], states that <i>"If Kelham solar farm were present, there would be a reduction in the extent of changes to landscape character, as views of the nearby BESS and 400 kV substation which form part of the Development would not alter the character of the land within Kelham solar farm. ... this minor reduction in effects would not alter</i></p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>character, with the effects of the proposed development being slightly reduced. Similarly at section 7.9.2.2 it is suggested that at viewpoint 45 on the A617/Trent Valley Way, the scale of change arising from the development would be negligible as the foreground of this view would be occupied by this Kelham solar farm. A similar scenario is set out on the appellant's Cumulative landscape and visual technical note [Appendix 3, para 4.10 of REP1-068].</p> <p>All parties are asked to comment on the implications of these conclusions.</p>	<p><i>the magnitude of impact or level of effects which would remain as identified in section 7.7."</i></p> <p>At viewpoint 45 the scale of change would reduce from Small and Adverse in the absence of Kelham solar farm as identified in Table 7.5, to Negligible with Kelham solar farm present as identified in section 7.9.2.2. The ES Volume 2, Chapter 7: Landscape and Visual Impact Assessment (LVIA) [EN010162/APP/6.2.7A].further states that "<i>These very localised minor changes to effects would not alter the magnitude of impact or level of effects which would remain as identified in section 7.7."</i></p> <p>As indicated in sections 7.9.2.1 and 7.9.2.2 of the LVIA, the Applicant considers implications of these conclusions are that the cumulative effects of GNR with Kelham solar farm would remain the same as assessed in the main LVIA, despite minor and localised reductions in changes to character and views within and adjacent to the Kelham solar farm site.</p>
Q11.1.1 4 (a)	The applicant	<p>Points of clarification</p> <p>The applicant is asked to please address the following points with reference to ES Chapter 7 – Landscape and Visual Impact Assessment [APP-050]:</p> <p>With regard to Section 7.3.6 Visualisations Para 46: Should the reference to photomontages for viewpoints 27, 38 and 47 be amended to 27, 38 and 48?</p>	<p>Section 7.3.6 should refer to photomontages for viewpoints 27, 38 and 49. This has been corrected in the revised version of ES Volume 2, Chapter 7: Landscape and Visual Impact Assessment (LVIA) [EN010162/APP/6.2.7A].</p>

ExQ1 Ref	Question to:	Question	Applicant's Responses
Q11.1.1 4 (b)		With reference section 7.7.10.8 Receptor Group F PRow users: the effects after decommissioning area noted as being major/ moderate, adverse and significant – this should therefore be noted in bold in Table 7.6.	Table 7.6 has been updated to show this judgement in bold text in the revised version of ES Volume 2, Chapter 7: Landscape and Visual Impact Assessment (LVIA) [EN010162/APP/6.2.7A] .
Q11.1.1 4 (c)		For all viewpoints provided as part of AS-036 , it would be helpful if the direction of the photographs/wirelines/photomontages (N, E, S, W, NE, NW, SW etc) could be provided.	The direction of each view is provided as a bearing on every visualisation ('direction of centre of view' as text at the bottom). As an additional reference, Appendix B contains a table listing the direction of all views.
Q11.1.1 4 (d)		Within AS-036 , for viewpoint 4, the cumulative Wireline for this viewpoint appears to indicate inter-visibility with One Earth Solar Farm, which is highly unlikely. There is also a suggestion of visibility of a substation to the north, though the plans indicate this would be to the east. Please review.	Viewpoint 4 in ES Volume 3, Chapter 7 Landscape and Visual Impact Assessment Figures (Part 2 of 6) [EN010162/APP/6.3.7A] [AS-036] - The apparent visibility of One Earth solar farm on sheet A is due to the green shading of proposed woodland combining with the blue of proposed solar panels beyond the woodland (both part of GNR) to show a similar colour to that in the key for One Earth. (See also the response to 11.1.14 f and g below.) The substation shown slightly left of centre on Sheet B (bearing 52 degrees) is the proposed Intermediate Substation adjacent to Mill Lane and the A616 (east of Kersall), which would be seen adjacent to the woodland seen in the photograph. This substation would be located to the northeast of viewpoint 4 as shown by the cover sheet for Viewpoint 4 (substations are in pink), and is shown slightly left of centre on sheet B as would be expected by comparing the

ExQ1 Ref	Question to:	Question	Applicant's Responses
			position of the centre line shown for the northeast facing view and the position of the substation shown on the viewpoint cover sheet.
Q11.1.1 4 (e)		Within AS-037 , for viewpoint 15, whilst there is an acknowledgment of cumulative effects with One Earth Solar in Figure 7.8, [APP-105] this is not represented in the directions considered relating to viewpoint 15. Please review.	Viewpoint 15 is in a layby on the northbound carriageway of the A1. Whilst ES Volume 3, Figure 7.8: Cumulative Effects with One Earth Solar Farm [EN010162/APP/6.3.7A] [AS-035] illustrates visibility at this location, One Earth would be located approximately 3km from this viewpoint, beyond roadside hedges and would not be likely to influence the effects arising from the proposed development at this viewpoint. Given the levels of traffic using the A1, it was also not possible to obtain a clear photograph looking along and across both carriageways towards the north where One Earth would be located.
Q11.1.1 4 (f and g)		Within AS-037 , for viewpoint 27, please indicate what the area coloured green on the cumulative wireframe for 27(A) relates to. Within AS-038 , for viewpoint 46, please indicate what the area coloured green on the cumulative wireframe for 46(C) and 46(D) relates to (assume this represents woodland).	As indicated in the response to question 1.1.14a above, green shading in wirelines shows proposed woodland which would form part of the GNR development. It is shown on around half of the wirelines, not just for viewpoints 4, 27 and 46. This was an omission from the legend for all visualisations. The green shading is semi-transparent where other parts of GNR or cumulative developments may be visible beyond the woodland before it matures to provides screening, and the colours of the wirelines for those features 'mix' with the green shading. A note relating to the green shading has been added in the table of visualisations in Appendix B.



Table 2-12 Need, site selection and alternatives

ExQ1 Ref	Question to:	Question	Applicant's Responses
Q12.1.1	The applicant	<p>Site selection criteria</p> <p>NPS EN-3 at section 2.10 refers specifically to Solar PV Generation, setting out the factors influencing site selection and design (para 2.10.18 to 2.10.48). The first of these factors is irradiance and site topography. Noting that these factors are not referred to in either ES Vol 2 Chapter 4 Alternatives [APP-047] or the Design Approach Document (APP-319 to APP-322), the applicant is asked confirm whether and how these factors have been taken into account.</p>	<p>Paragraphs 6.3.18 to 74 of the Planning Statement [EN010162/APP/5.4B] set out an assessment of the Development against each of these factors.</p>

Table 2-13 Water environment and flood risks

ExQ1 Ref	Question to:	Question	Applicant's Responses
Q13.1.1	Environment Agency	<p>Surface Water Runoff</p> <p>Do you agree with the applicant's assessment of effects of the potential increase in surface water runoff from the</p>	N/A



ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>solar panels as set out in section 9.6.2.5, Chapter 9 [APP-051] of the ES?</p> <p>Do you agree that the establishment of vegetation and grassland cover within the vicinity of the panels would lead to reduced surface runoff into surrounding watercourses?</p> <p>Could the presence of panels on slopes change the conclusions?</p> <p>Given the extent of local concerns raised on this issue, do you have any further comments?</p>	
Q13.1.2	Environment Agency	<p>Flood Risk Assessment</p> <p>With regards to the flooding-related issues set out in your SoCG with the applicant [REP1-052], and your relevant representation [RR-054], EA007 to EA011 and EA025 to EA029:</p> <p>Are there any aspects of the FRA undertaken by the applicant which you would consider to under-report the risk of flooding as a result of the proposed</p>	N/A



ExQ1 Ref	Question to:	Question	Applicant's Responses
		development, or the impacts and effects on flooding? Can you comment on if you consider the FRA undertaken to be compliant with planning policy (EN-1, EN-3, EN-5, NPPF and local planning policy)?	
Q13.1.3	The applicant	<p>Water Framework Directive, mitigations and monitoring</p> <p>With respect to the issues raised by the Environment Agency in [RR-054], EA014 to EA024, please can you respond to these recommendations or provide or signpost to an update regarding the progress of any relevant discussions related to these matters.</p>	<p>The Draft Statement of Common Ground with the Environment Agency [EN010162/APP/8.3A] sets out the current position on these matters. In summary the Applicant has provided updates to the management plans at Deadline 1, as requested by the EA. The Applicant is awaiting feedback from the EA and will update the Examining Authority in due course.</p> <p>The following provides a summary of the matters set out in the SoCG:</p> <ul style="list-style-type: none"> EA014 to 18: ES Volume 4, Appendix A5.3: Outline Construction Environmental Management Plan (CEMP) [EN010162/APP/6.4.5.3B] has been updated to include these commitments requested by the EA. EA019: As recommended by the Environment Agency, further details of timing and mitigation for displacement has been included in the updated ES Volume 4, Appendix A5.1: Outline Landscape and Ecological Management Plan (LEMP) [EN010162/APP/6.4.5.1B].



ExQ1 Ref	Question to:	Question	Applicant's Responses
			<ul style="list-style-type: none"> • EA020: ES Volume 4, Appendix A5.3: Outline CEMP [EN010162/APP/6.4.5.3B] has been updated to include hydrogeological risk assessments where HDD is required. • EA021 and 22: ES Volume 4, Appendix A5.5: Outline Operation Environmental Management Plan (oOEMP) [EN010162/APP/6.4.5.5B] was updated to include the requested matters. • EA023: ES Volume 4, Appendix A5.6: Outline DRP [EN010162/APP/6.4.5.6A] [REP1-036] has been updated to include the commitment for a risk assessment for any cables that are proposed to be left in situ once the site is decommissioned. • EA024: ES Volume 4, Appendix A5.6: Outline DRP [EN010162/APP/6.4.5.6A] [REP1-036] has been updated to include this commitment to Water quality monitoring (surface and groundwater).
Q13.1.4	NCC	<p>Local Impact Report</p> <p>In section 5.3 and appendix 2 of your LIR [REP1-078] you provide a number of comments and recommendations with regards to the flood risk assessment (FRA)</p>	N/A.

ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>undertaken by the applicant in Appendix A9.1 of the ES [APP-228].</p> <p>Are any of your comments in conflict with the conclusions set out in A9.1.7 of the applicant's FRA?</p> <p>Do you consider the applicant's conclusions to be robust?</p> <p>In paragraph 5.3.5 of your LIR, you state that <i>"the Flood Risk Assessment and associated Drainage Strategy is presently inadequate"</i> and that <i>"the project has the potential to have a negative impact if further assessment work and mitigation is not addressed"</i>.</p> <p>Could you briefly summarise what the negative impacts would be, and if you consider that the proposed development would be in conflict with planning policy (EN-1, EN-3, EN-5, NPPF and local planning policy)?</p>	
Q13.1.5	The applicant	<p>BESS fire during a flood event:</p> <p>At A9.1.4 of the FRA [APP-228], the applicant refers to the design of detention basins in the BESS area to be whichever is</p>	<p>Section A9.1.4.2 of ES Volume 4, Appendix A9.1: Flood Risk Assessment [EN010162/APP/6.4.9.1B] [REP1-039] states that, in addition to the attenuation structure to serve the BESS area, there will also be a lined (clay or synthetic liner) holding basin available</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>larger out of the 1% Annual Exceedance Probability + 40% climate change allowance event, or 228m³ (maximum fire suppressant volume).</p> <p>Can the applicant confirm whether the basins have been designed to accommodate a scenario of the 1% Annual Exceedance Probability event and the requirement for fire suppression to occur simultaneously?</p>	<p>for spent firefighting water to be pumped to in the event of a battery fire during heavy rainfall. The FRA will be updated at Deadline 3 to confirm this. The Applicant can confirm that the additional basin will be sized to accommodate 228 m³. As such, the SuDS system will not be overwhelmed during a firefighting event during the 1 % AEP + 40 % CC event.</p> <p>The design of the SuDS system to serve Work Area 5a is secured through a requirement of the DCO.</p>
Q13.1.6	The applicant and all Interested Parties	<p>Sustainable drainage system design:</p> <p>The ExA notes within the FRA [APP-228] that a specific sustainable drainage system strategy is not included for works 2 (as this is underground cables only), 3 (as this is for soft landscaping/ ecological enhancement only with no above ground infrastructure), 6 (as this is the existing National Grid substation), 7 (as this has not yet been constructed) or 8 (access improvements).</p> <p>To all IPs - Can you provide any concerns over the omissions of sustainable drainage system features from these works areas?</p>	<p>Infrastructure for the Development in Work Areas 6 and 7 would consist of minimal above ground footprint and would therefore contribute a negligible volume of surface water runoff into the existing and proposed drainage systems for the National Grid Staythorpe Substation and Consented Staythorpe BESS (under construction).</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		<p>To the applicant - On the basis that the applicant proposes to utilise the existing sustainable drainage system features in work area 6, or future in work area 7, can the applicant confirm how the design of these sustainable drainage system features has considered the proposed development, and how the proposed development will integrate with these?</p>	
Q13.1.7	The applicant	<p>Provision of a surface water drainage strategy:</p> <p>The ExA notes that requirement 10 of the dDCO [REP1-006] requires the submission and approval of a surface water drainage strategy. The applicant does not appear to have submitted a standalone version of this to the examination.</p> <p>Can the applicant confirm if they are intending to provide an outline surface water drainage strategy to the examination, and if not, why not (given that other outline management plans have been provided due to be secured by dDCO requirements)?</p>	<p>Yes, the Applicant can confirm that a standalone Outline Drainage Strategy will be submitted at Deadline 3. This will extract the drainage principles set out within ES Volume 4, Appendix A9.1: Flood Risk Assessment [EN010162/APP/6.4.9.1B] [REP1-039]. The Outline Drainage Strategy will be secured through requirement 6 (Detailed Design) in Schedule 2 of the Draft DCO [EN010162/APP/3.1C].</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
Q13.1.8	The applicant	<p>Climate change allowances: Can the applicant confirm that the climate change allowances used in the FRA [APP-228] for fluvial flood risk relate to peak river flow, as this is not specified in the FRA?</p>	<p>Section A9.1.1.3.2.1 of ES Volume 4, Appendix A9.1: Flood Risk Assessment [EN010162/APP/6.4.9.1B] [REP1-039] notes that as the Development is Essential Infrastructure as defined in Annex 3: Flood risk vulnerability classification - Guidance to the NPPF. The Development will have a lifespan of 40 years (anticipated to be decommissioned from 2069) so is required by the Environment Agency (EA) Flood risk assessments: climate change allowances guidance to account for a 23 % climate change allowance (Higher Central) for the 2050s epoch (2040-2069) for the Lower Trent and Erewash Management Catchment.</p> <p>ES Volume 4, Appendix A9.1: Flood Risk Assessment [EN010162/APP/6.4.9.1B] [REP1-039] also considers the Development in the Higher CC allowance of 38 % for the 2050s epoch as a validation check.</p>

Table 2-14 Any other matters

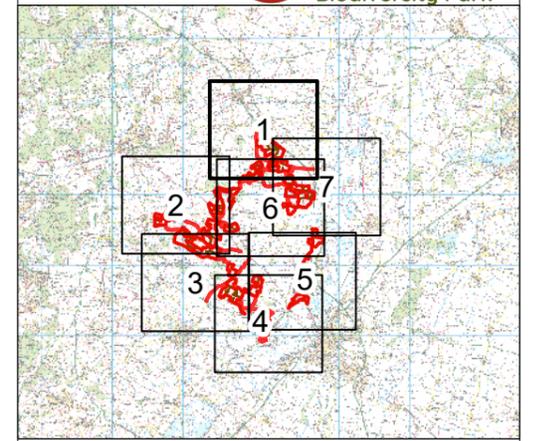
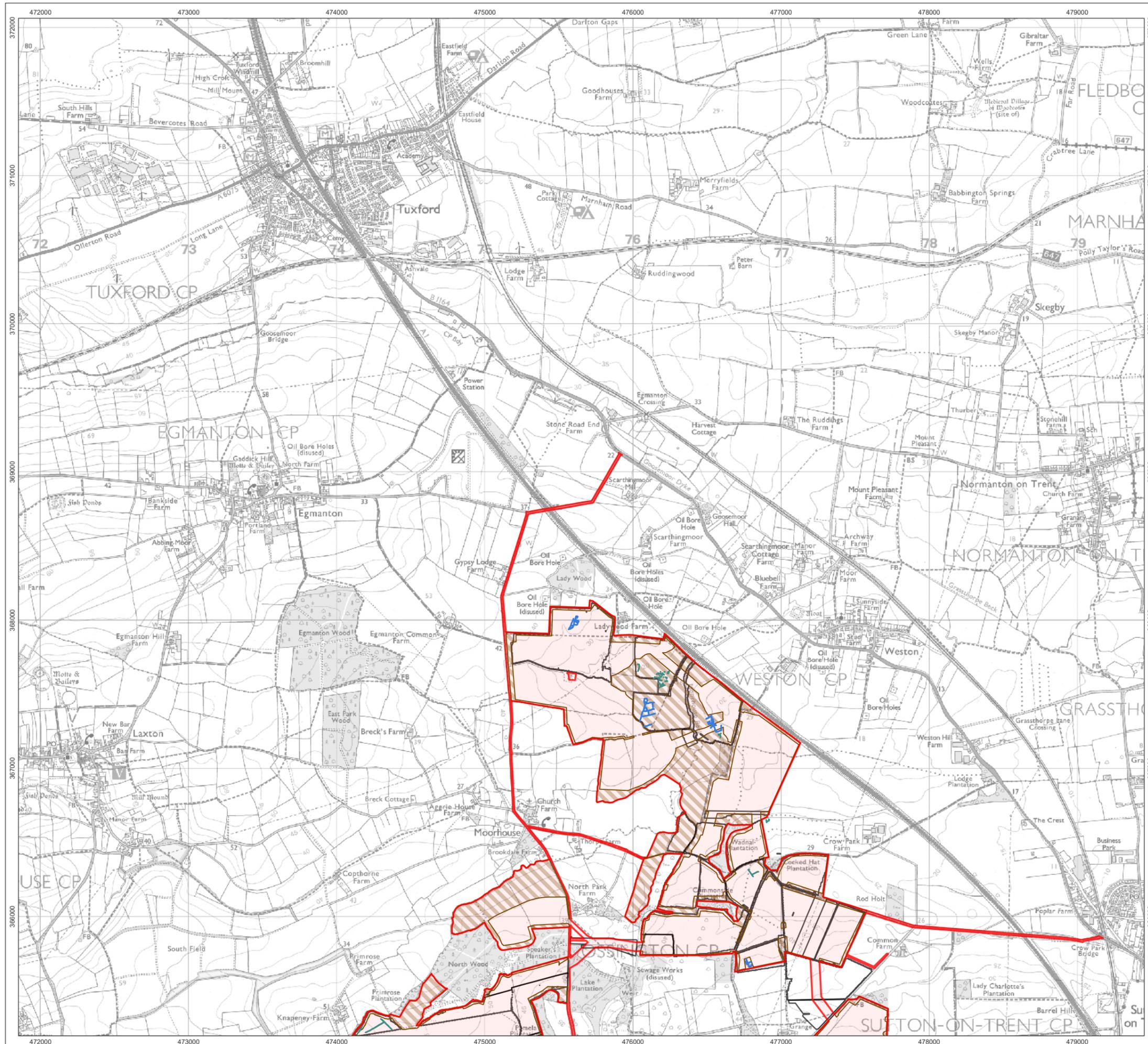
ExQ1 Ref	Question to:	Question	Applicant's Responses
Q14.1.1	The applicant	<p>Design Approach Document The ExA considers that the Design Approach Document [APP-319 to APP-322] is difficult to interpret because of its</p>	<p>The Design Approach Document [EN010162/APP/5.6A] has been updated and resubmitted.</p>



ExQ1 Ref	Question to:	Question	Applicant's Responses
		format, in particular the fact that illustrations are split across non-adjointing pages. The ExA therefore requests that it be reformatted to address this point with specific reference to Figures 1, 7, 8, 9, 10, 11,12, 13, 14 and 15.	



APPENDIX A: SUPPLEMENTARY GEOPHYSICS FIGURES



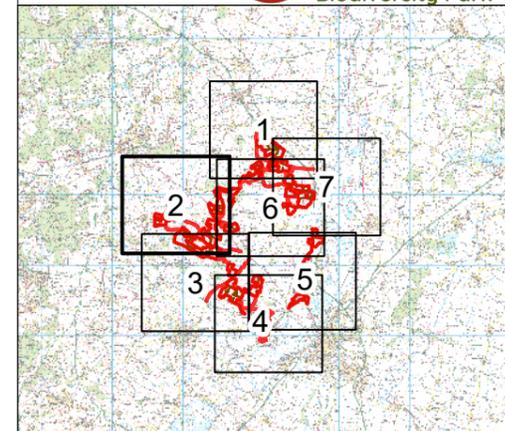
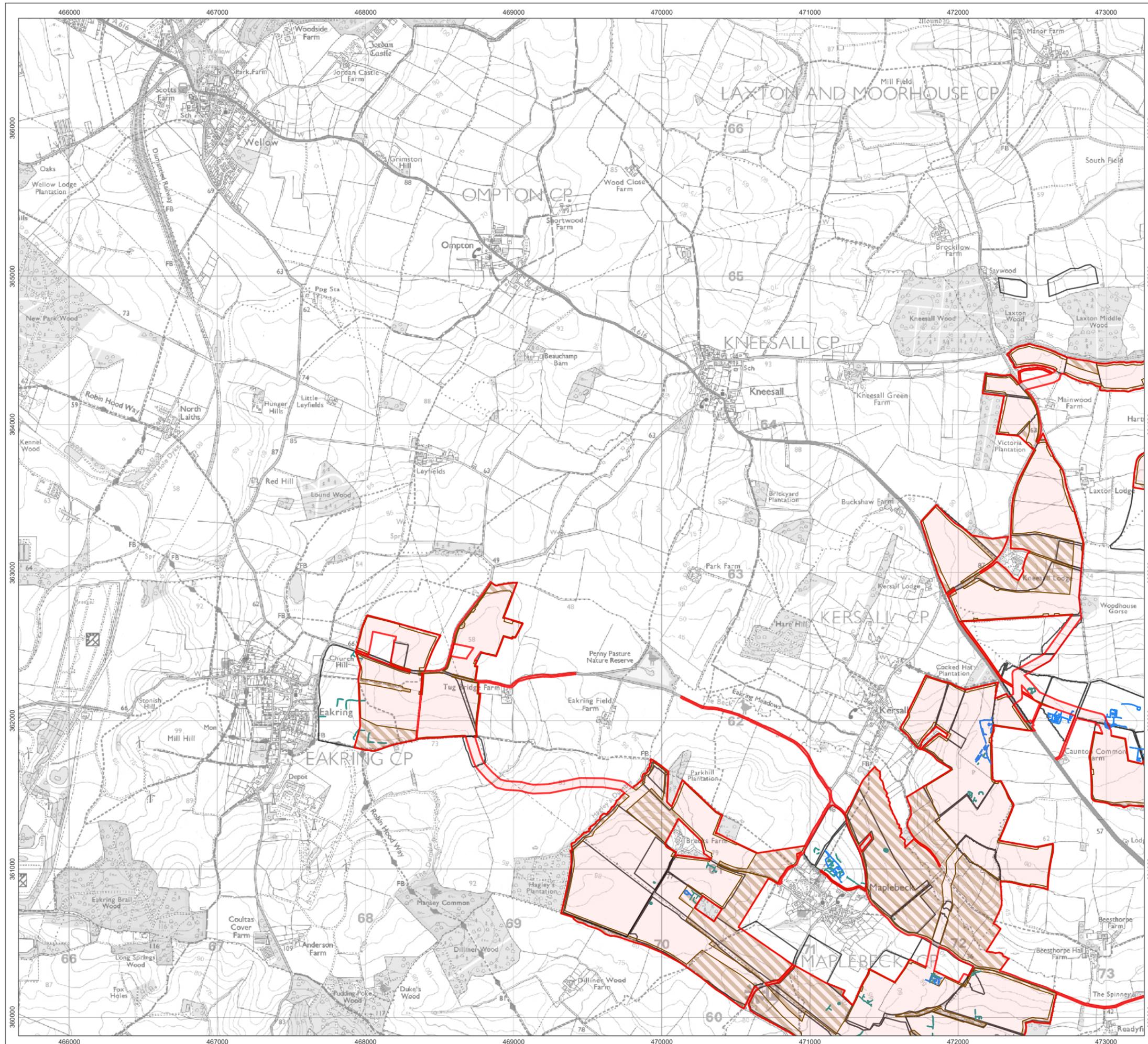
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- Limit of Survey
- Archaeology Probable
- Archaeology Possible
- Ecological Mitigation

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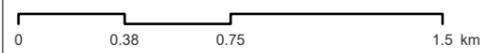
**Geophysics Results
Overview Appendix A (1)**

**Great North Road Solar and
Biodiversity Park
Environmental Statement**



- Order Limits
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- Archaeology Probable
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- Ecological Mitigation

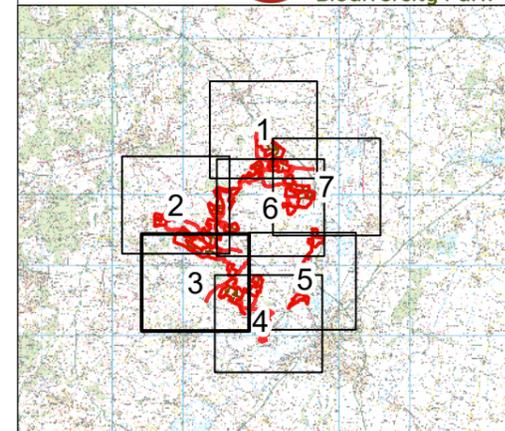
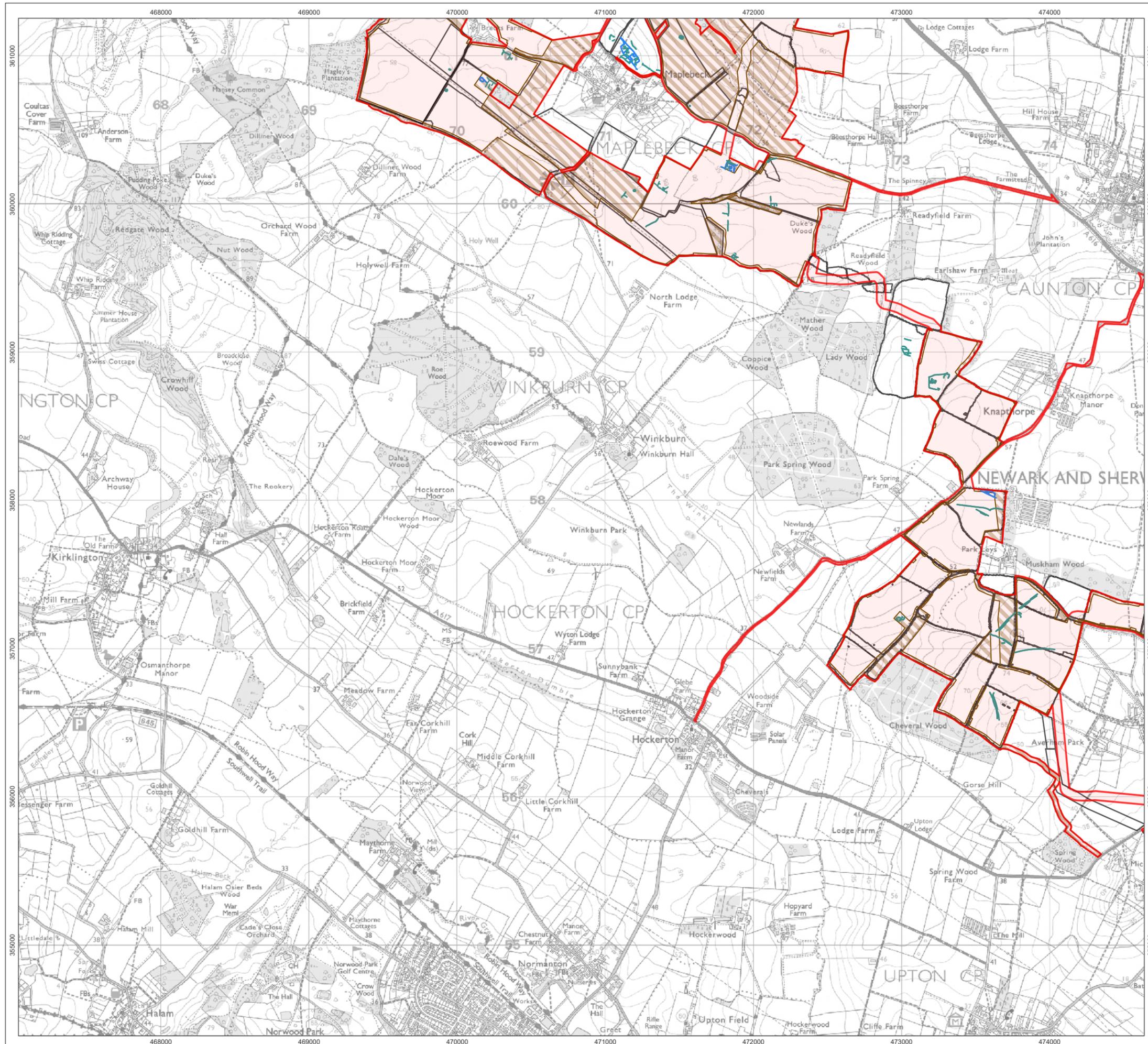
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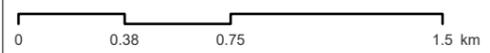
**Geophysics Results
Overview Appendix A (2)**

**Great North Road Solar and
Biodiversity Park
Environmental Statement**



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- Limit of Survey
- Archaeology Probable
- Archaeology Possible
- Ecological Mitigation

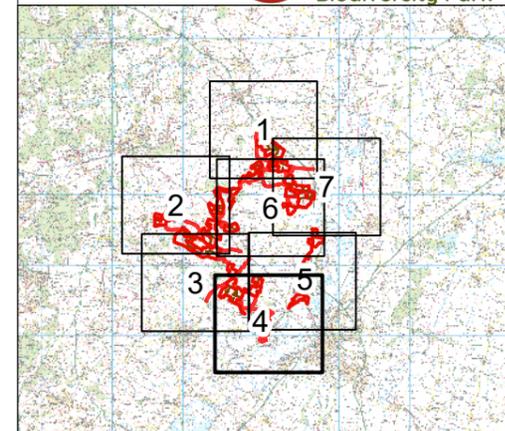
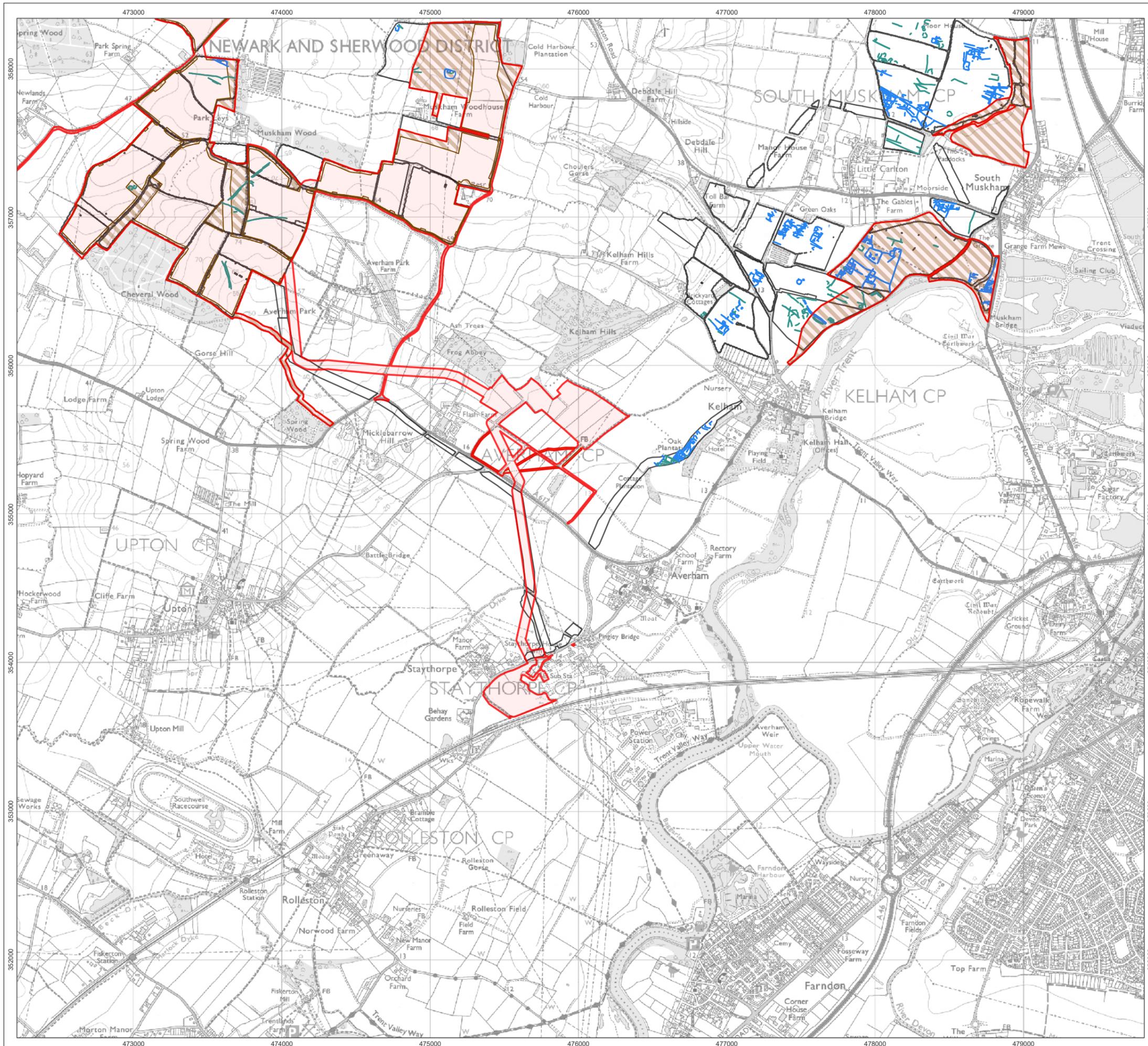
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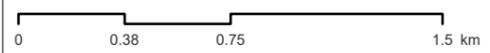
**Geophysics Results
Overview Appendix A (3)**

**Great North Road Solar and
Biodiversity Park
Environmental Statement**



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- Limit of Survey
- Archaeology Probable
- Archaeology Possible
- Ecological Mitigation

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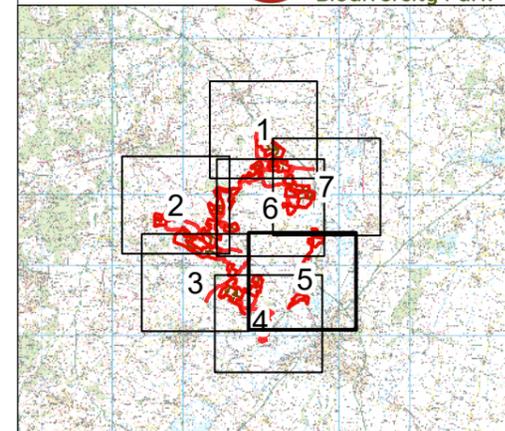
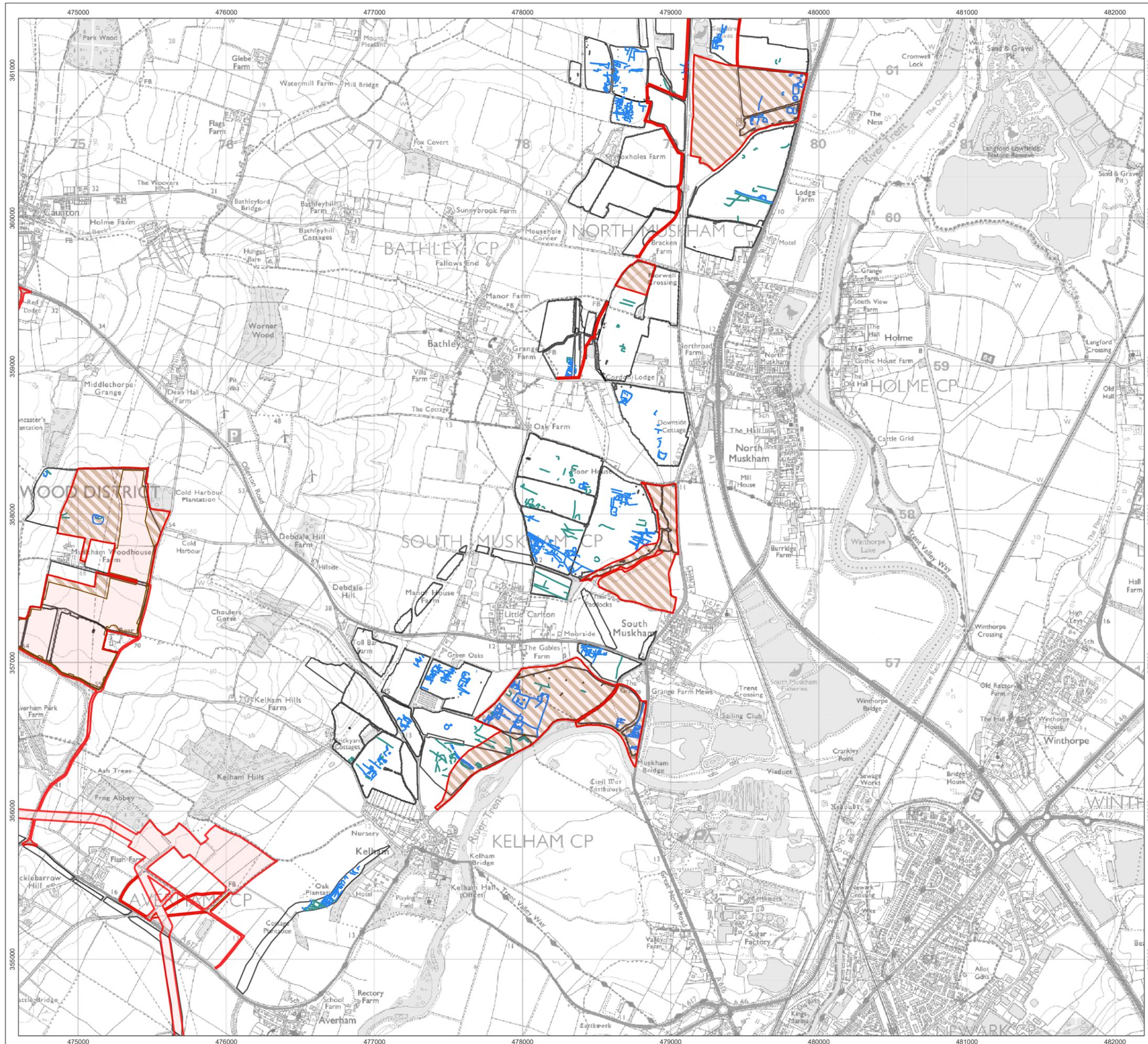


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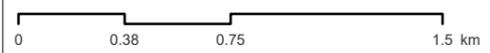
**Geophysics Results
Overview Appendix A (4)**

**Great North Road Solar and
Biodiversity Park
Environmental Statement**



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- Limit of Survey
- Archaeology Probable
- Archaeology Possible
- Ecological Mitigation

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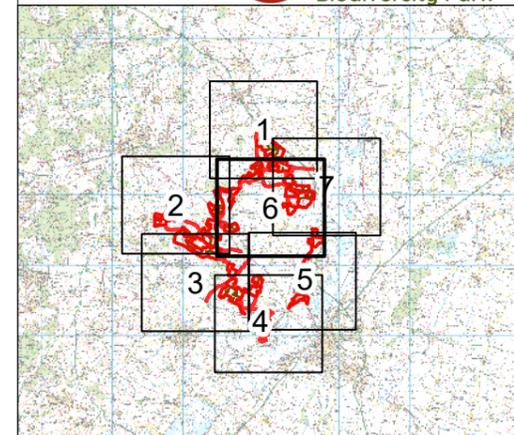
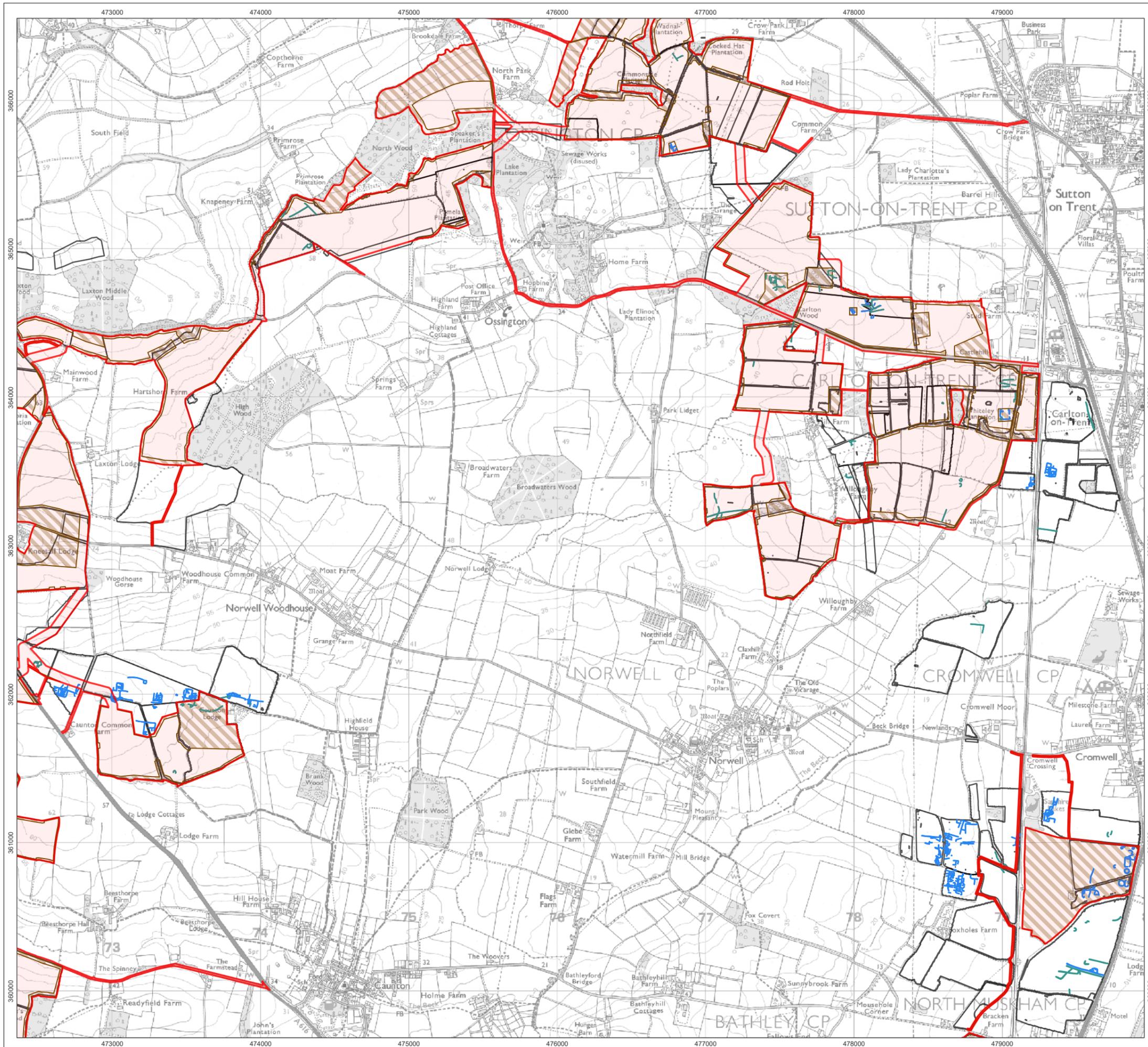


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**Geophysics Results
Overview Appendix A (5)**

**Great North Road Solar and
Biodiversity Park
Environmental Statement**



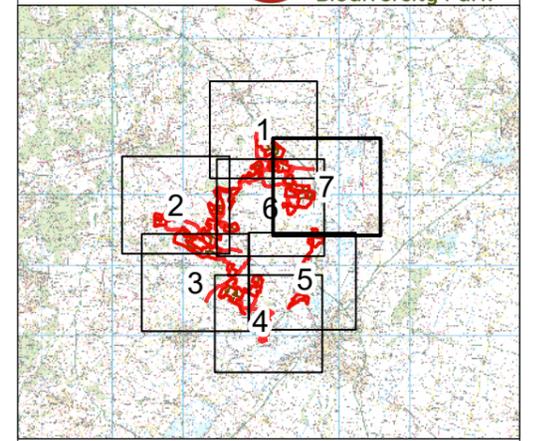
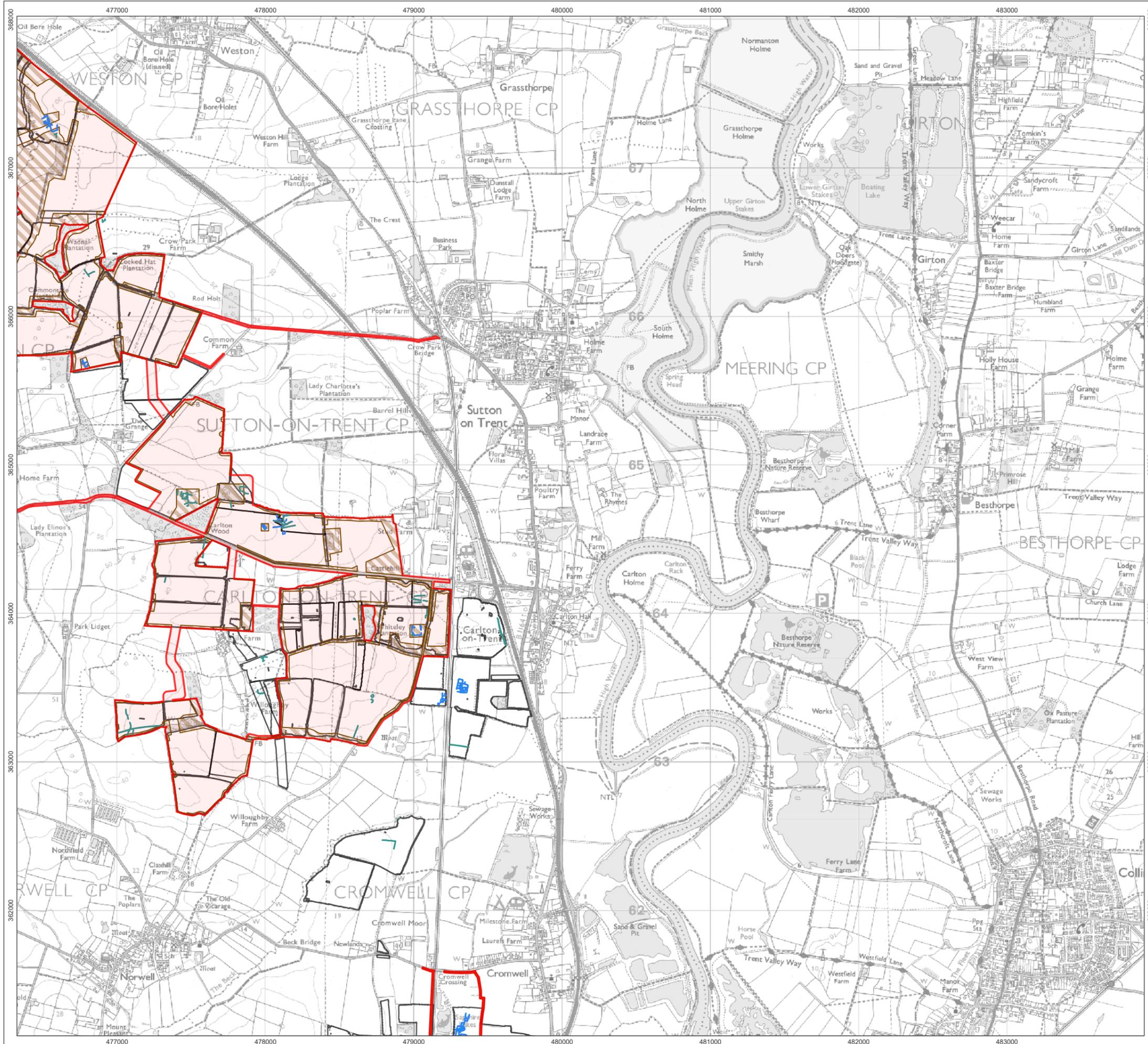
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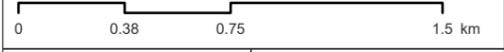
**Geophysics Results
Overview Appendix A (6)**

**Great North Road Solar and
Biodiversity Park
Environmental Statement**



- Order Limits
- Limit of Survey
- Archaeology Probable
- Archaeology Possible
- Ecological Mitigation

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**Geophysics Results
Overview Appendix A (7)**

**Great North Road Solar and
Biodiversity Park
Environmental Statement**



APPENDIX B: DIRECTION OF VIEWS

NOTE: Green shading on wireline visualisations indicates proposed woodland planting which forms part of the GNR project.

No.	Viewpoint	Sheet A	Sheet B	Sheet C	Sheet D
01	Robin Hood Way near Eakring	E			
02	Eakring	E			
03	Robin Hood Way near Orchard Wood Farm	NE	SE		
04	Panoramic Viewpoint near Maplebeck	NW	NE	SE	
05	Maplebeck	NE			
06	Kersall	S	W		
07	A616 near Kersall Lodge	N	E	S	W
08	Footpath at Kneesall	S	E		
09	Minor road - Eakring to Kneesall	SW			
10	Footpath near Leyfields	SE			
13	Moorhouse	N	E	S	
14	B1164 Weston	S	W	N	
15	A1 layby south of Weston	S	W		
16	B1164 Sutton on Trent	W			
17	B1164 (A1 bridge) Carlton-on-Trent	W			
18	Besthorpe Nature Reserve	W			
26	Bridleway north of Cauntun	NW			
27	Micklebarrow Hill	N	E		
28	Local Road north of Upton	N			
29	Hockerton	N	E		
30	Footpath near Knapthorpe	NE	SE	SW	NW
31	Cauntun	E	S	W	
32	Norwell Woodhouse	SE	SW		
33	Road west of Ossington	NE	SE	SW	
34	Minor road near Park Lidget	N	E	S	
35	Norwell	W	N		
37	Footpath at Hunger Barn	SW	NW	NE	
38	Footpath near Flash Farm	S			



No.	Viewpoint	Sheet A	Sheet B	Sheet C	Sheet D
44	Averham	N			
45	Averham	W	N		
46	Footpath SW of Maplebeck	NE	SE	SW	NW
48	Ossington Road	NE	SE	SW	NW
49	A617 layby near Flash Farm	N	E	S	W
50	Footpath near Park Farm	S	W		
51	Footpath near Beesthorpe Hall	W			
52	Footpath near Mount Pleasant Farm	SW	NW	NE	
53	Hagg Lane	E	S		
54	Eaves Lane, Sutton on Trent	SW	NW	NE	
55	Ossington Lane near The Grange	N	E	S	W

APPENDIX C – SUPPLEMENTARY LVIA FIGURES 1-6

Figure 1: Effects on PRow Users before mitigation

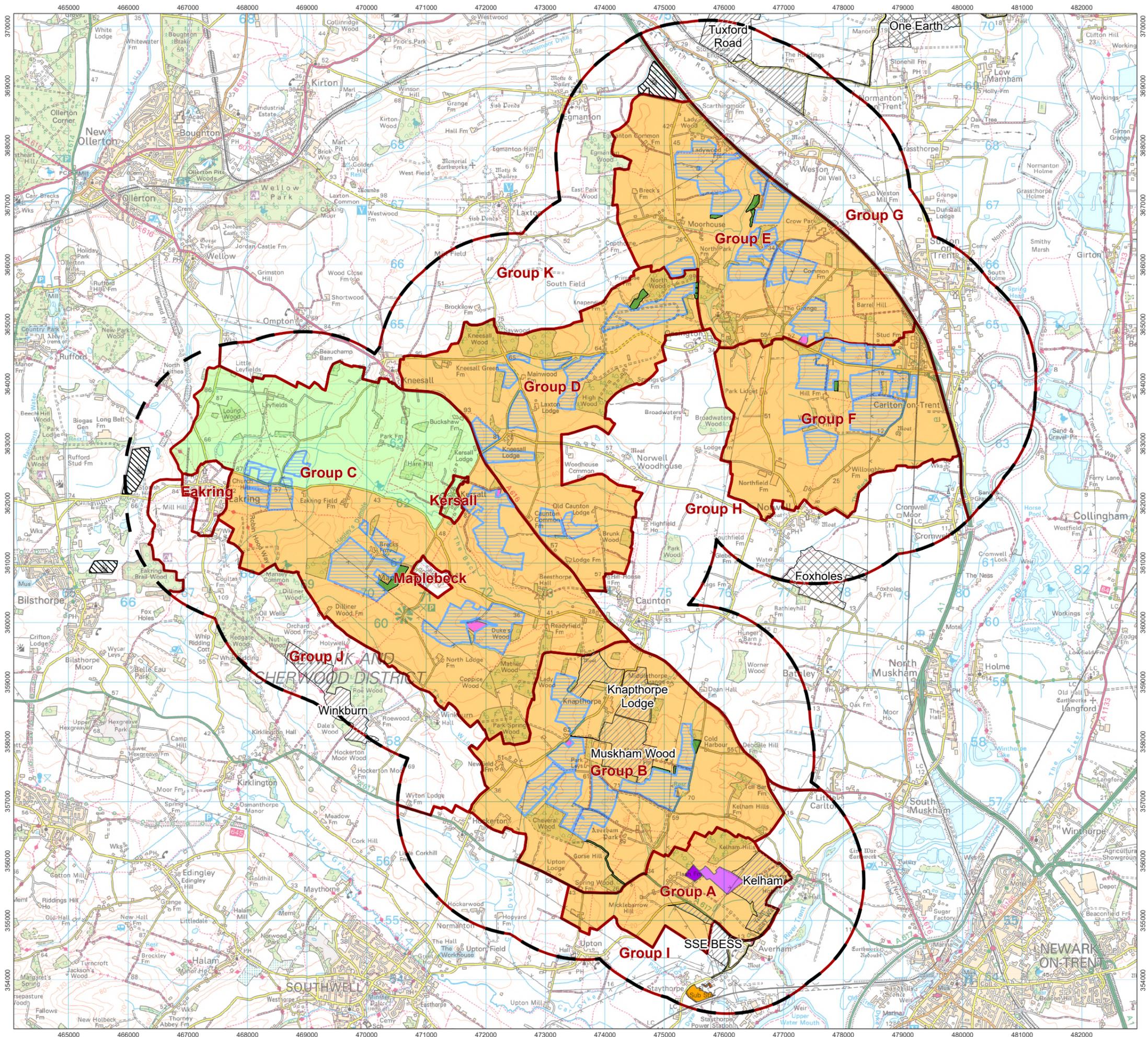
Figure 2: Effects on local road users before mitigation

Figure 3: Effects on PRow Users after mitigation

Figure 4: Effects on local road users after mitigation

Figure 5: Effects on PRow Users after decommissioning

Figure 6: Effects on local road users after decommissioning



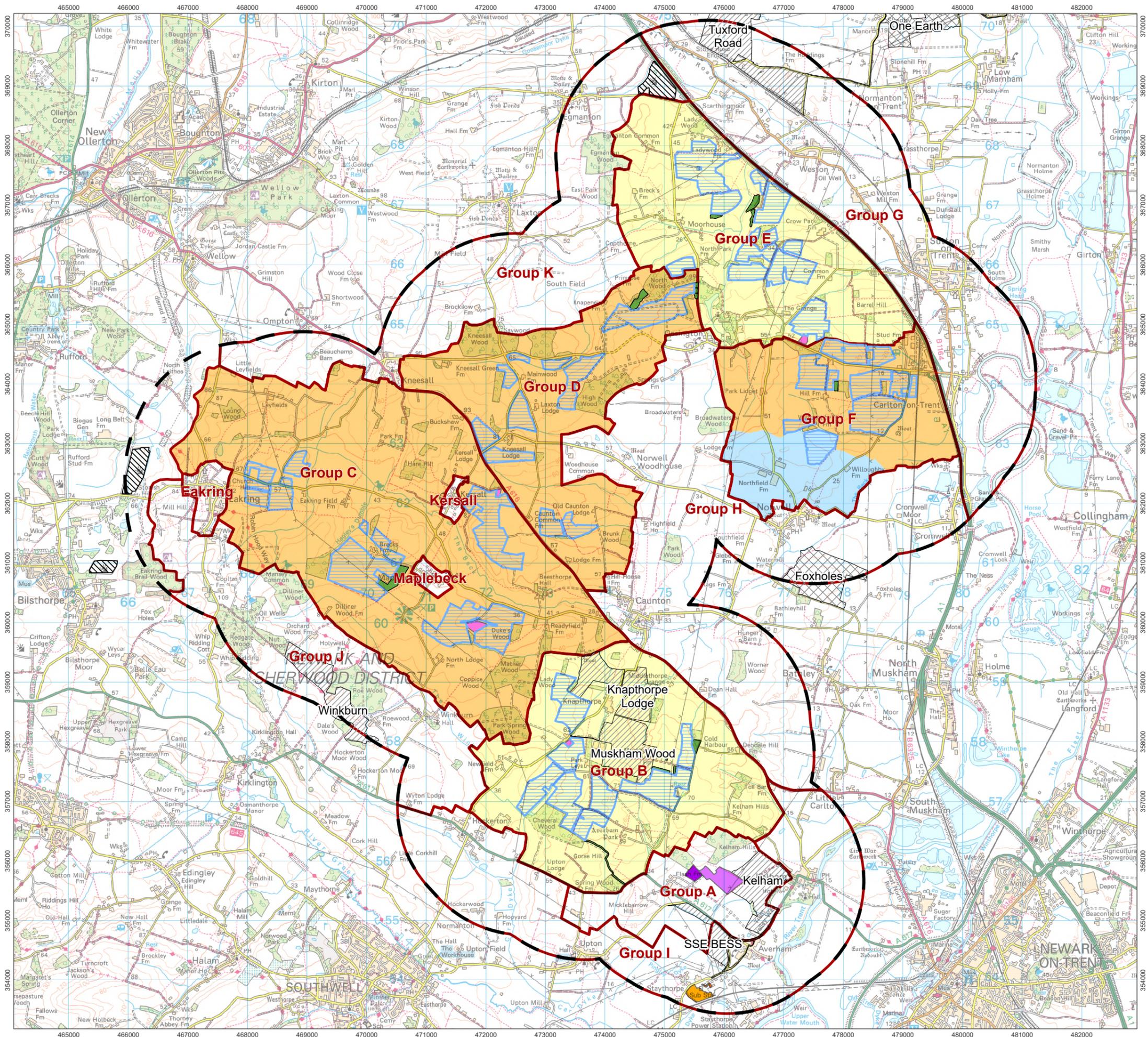
- Proposed Development**
- Solar Areas
 - Proposed Woodland
 - Works Area 4 - Intermediate Substations
 - Works Area 5a - BESS
 - Works Area 5b - 400 kV Substation
 - Works Area 6 - National Grid Substation
 - Works Area 7 - Staythorpe BESS Connection
- Other Developments**
- Operational Solar Farms
 - Consented Developments
 - Solar Farms in Planning
- LVIA - as set out in ES Chapter 7**
- 2km Study Area
 - Visual Receptor Groups
- Effects on users of PRoW during construction and early operation**
- Major/moderate, Adverse
 - Moderate/minor, Adverse
 - Minimal, Neutral

1:62,000 Scale @ A3

ABS-0014FX1 v1 Date: 09/01/2026

Level of Effects on PRoW Users Before Mitigation
Appendix C Figure 1

Great North Road Solar and Biodiversity Park Responses to ExQ1



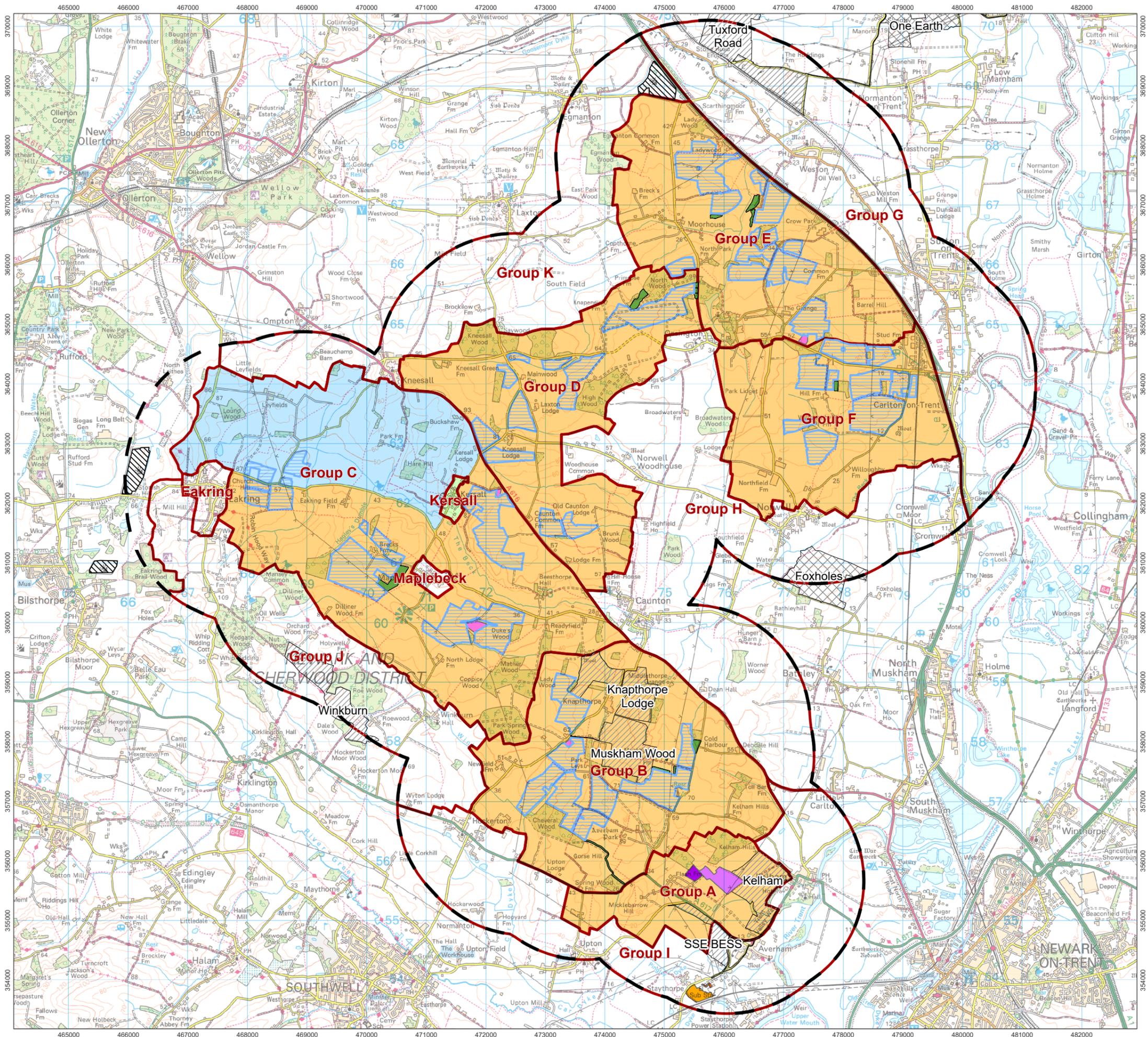
- Proposed Development**
- Solar Areas
 - Proposed Woodland
 - Works Area 5a - BESS
 - Works Area 5b - 400 kV Substation
 - Works Area 4 - Intermediate Substations
 - Works Area 6 - National Grid Substation
 - Works Area 7 - Staythorpe BESS Connection
- Other Developments**
- Operational Solar Farms
 - Consented Developments
 - Solar Farms in Planning
- LVIA - as set out in ES Chapter 7**
- 2km Study Area
 - Visual Receptor Groups
- Effects on local road users during construction and early operation**
- Major/moderate, Adverse
 - Moderate, Adverse
 - Minor, Adverse
 - Minimal, Neutral

1:62,000 Scale @ A3

ABS-0014FX2 v1 Date: 09/01/2026

Level of Effects on Local Road Users Before Mitigation
Appendix C Figure 2

Great North Road Solar and Biodiversity Park Responses to ExQ1



- Proposed Development**
- Solar Areas
 - Proposed Woodland
 - Works Area 5a - BESS
 - Works Area 5b - 400 kV Substation
 - Works Area 4 - Intermediate Substations
 - Works Area 6 - National Grid Substation
 - Works Area 7 - Staythorpe BESS Connection
- Other Developments**
- Operational Solar Farms
 - Consented Developments
 - Solar Farms in Planning
- LVIA - as set out in ES Chapter 7**
- 2km Study Area
 - Visual Receptor Groups
- Effects on users of PRoW during operation and decommissioning**
- Major/moderate, Adverse
 - Moderate/minor, Adverse
 - Minor, Adverse
 - Minimal, Neutral

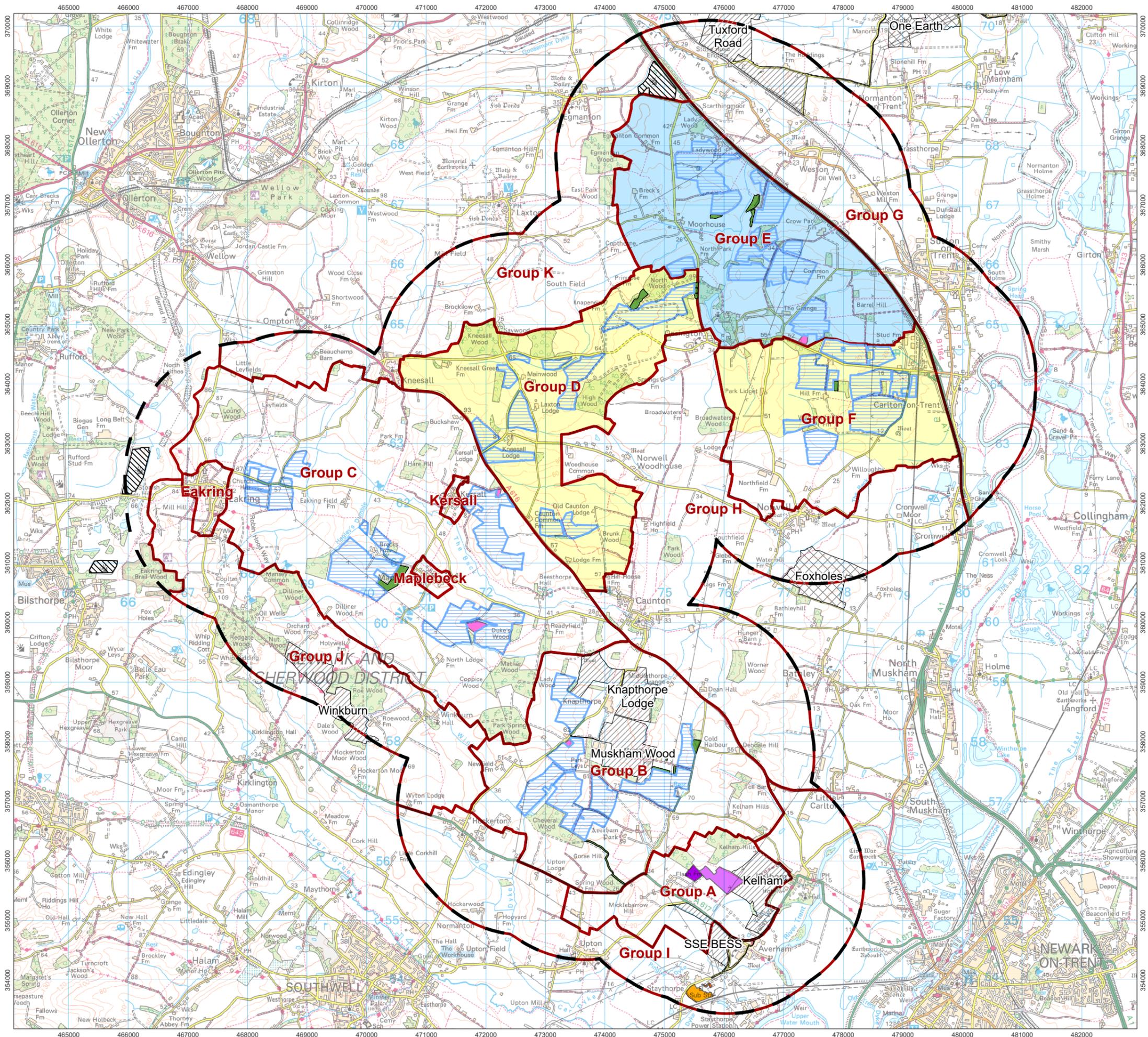


ABS-0014FX3 v1 Date: 06/02/2026

Level of Effects on PRoW Users After Mitigation Appendix C Figure 3

Great North Road Solar and Biodiversity Park Responses to ExQ1

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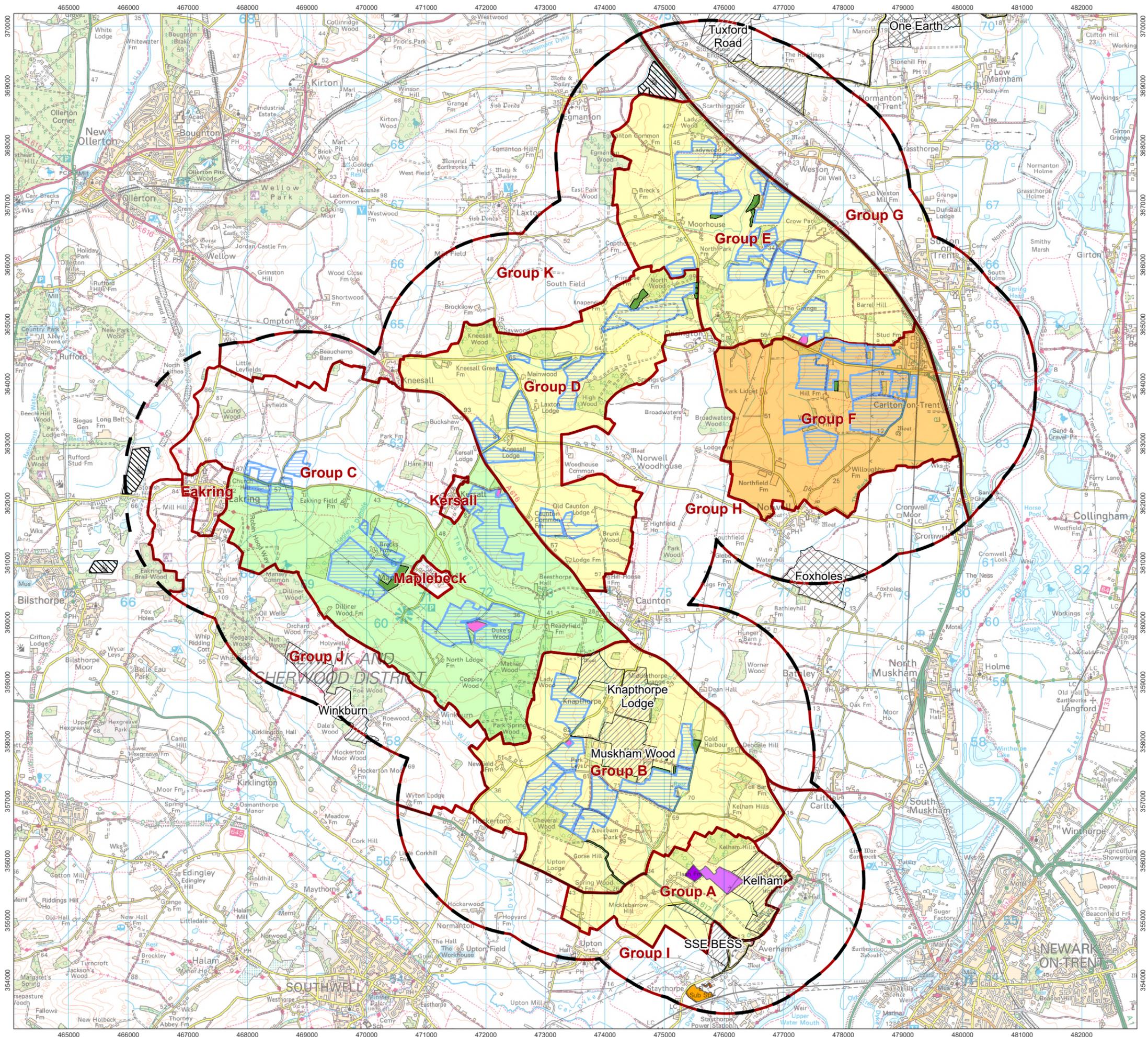


- Proposed Development**
- Solar Areas
 - Proposed Woodland
 - Works Area 5a - BESS
 - Works Area 5b - 400 kV Substation
 - Works Area 4 - Intermediate Substations
 - Works Area 6 - National Grid Substation
 - Works Area 7 - Staythorpe BESS Connection
- Other Developments**
- Operational Solar Farms
 - Consented Developments
 - Solar Farms in Planning
- LVIA - as set out in ES Chapter 7**
- 2km Study Area
 - Visual Receptor Groups
- Effects on local road users during operation and decommissioning**
- Minimal, Neutral
 - Minor, Adverse
 - Moderate, Adverse

1:62,000 Scale @ A3

ABS-0014FX4 v2 Date: 06/02/2026

Level of Effects on Local Road Users After Mitigation
Appendix C Figure 4
Great North Road Solar and Biodiversity Park Responses to ExQ1



Proposed Development

- Solar Areas
- Proposed Woodland
- Works Area 4 - Intermediate Substations
- Works Area 5a - BESS
- Works Area 5b - 400 kV Substation
- Works Area 6 - National Grid Substation
- Works Area 7 - Staythorpe BESS Connection

Other Developments

- Operational Solar Farms
- Consented Developments
- Solar Farms in Planning

LVIA - as set out in ES Chapter 7

- 2km Study Area
- Visual Receptor Groups
- Effects on users of PRoW after decommissioning
 - Major/moderate, Adverse
 - Moderate, Adverse
 - Moderate/minor, Neutral
 - Minimal, Neutral

1:62,000 Scale @ A3

0 0.5 1 2 km

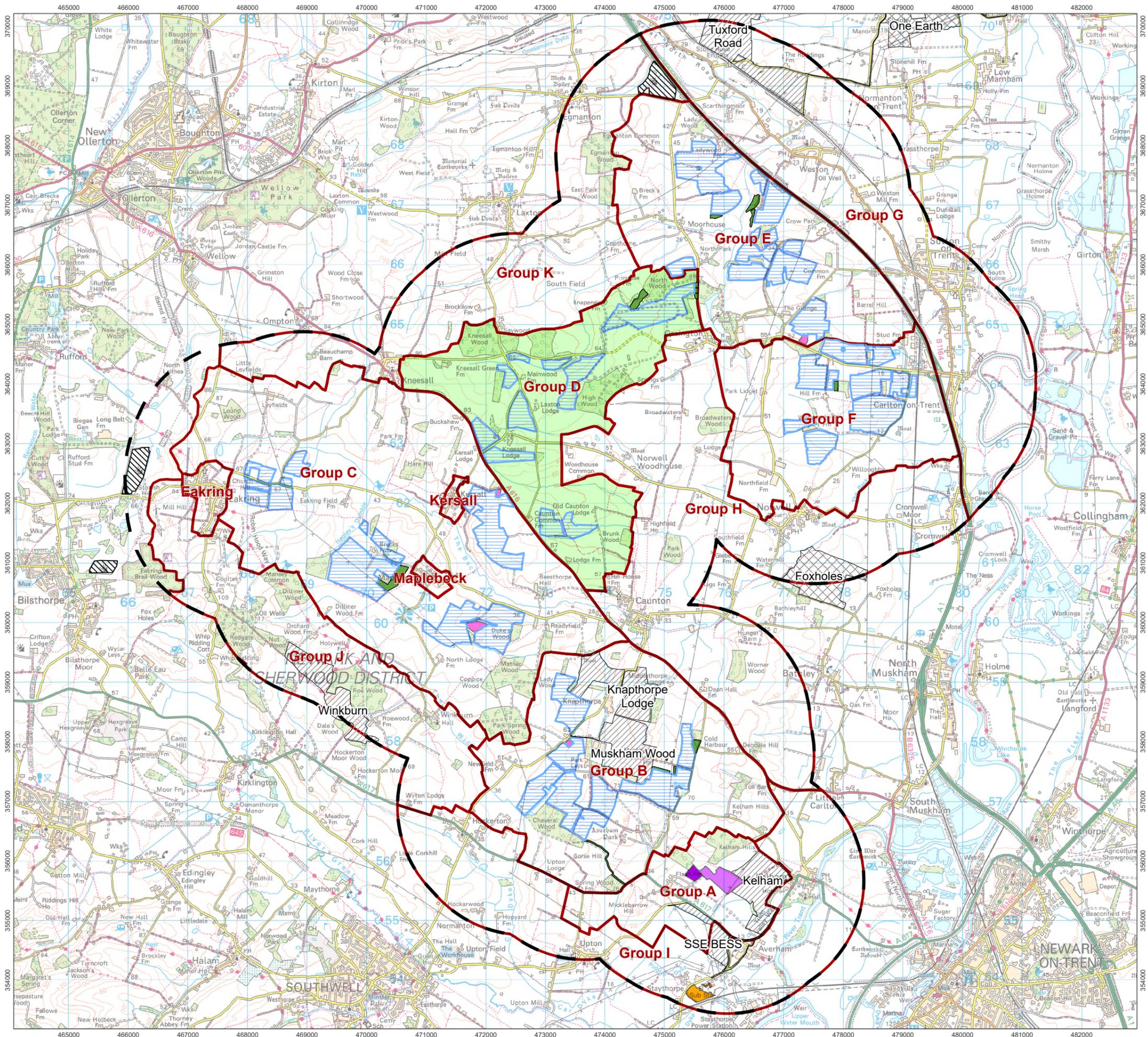


ABS-0014FX5 v1

Date: 09/01/2026

Level of Effects on PRoW Users After Decommissioning Appendix C Figure 5

Great North Road Solar and Biodiversity Park Responses to ExQ1



- Proposed Development**
- Solar Areas
 - Proposed Woodland
 - Works Area 5a - BESS
 - Works Area 5b - 400 kV Substation
 - Works Area 4 - Intermediate Substations
 - Works Area 6 - National Grid Substation
 - Works Area 7 - Staythorpe BESS Connection
- Other Developments**
- Operational Solar Farms
 - Consented Developments
 - Solar Farms in Planning
- LVIA - as set out in ES Chapter 7**
- 2km Study Area
 - Visual Receptor Groups
- Effects on local road users after decommissioning**
- Minimal, Neutral
 - Moderate/minor, Adverse

1:62,000 Scale @ A3

ABS-0014FX6 v1 Date: 09/01/2026

Level of Effects on Local Road Users After Decommissioning Appendix C Figure 6

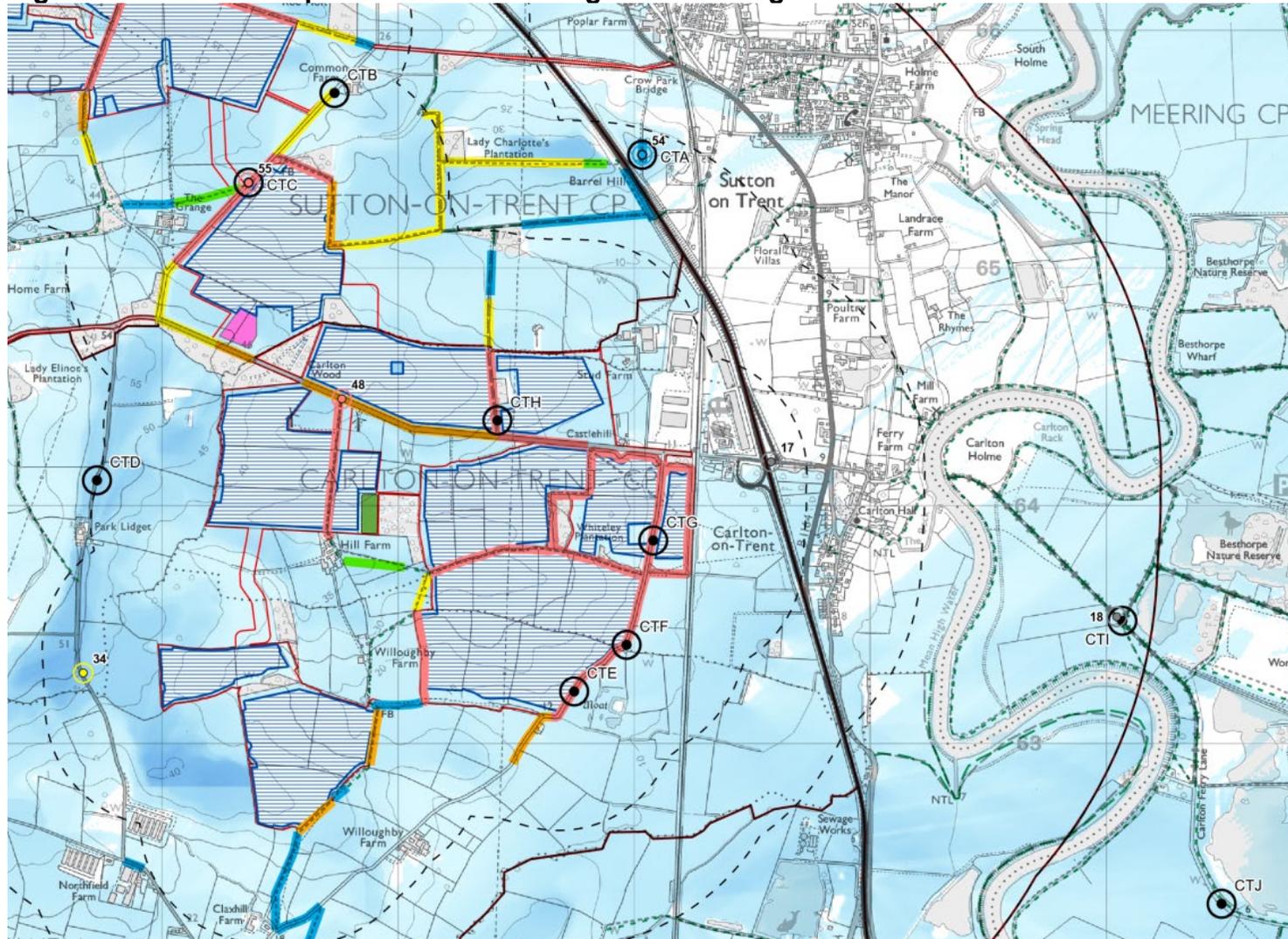
Great North Road Solar and Biodiversity Park Responses to ExQ1

APPENDIX D – VIEWPOINTS REQUESTED BY CARLTON-ON-TRENT PARISH COUNCIL

Extracts from Figures 7.6 and 7.7 in **ES Volume 3, Chapter 7 Landscape and Visual Impact Assessment Figures (Part 1 of 6) [EN010162/APP/6.3.7A] [AS-035]** showing locations of Carlton-on-Trent Parish Council requested viewpoints as listed below:

- CTA - View from FP looking towards C-o-T (W3W///village.crashing.hack)
- CTB - Gateway near Common Farm looking towards C-o-T (W3W///animal.steer.ruling)
- CTC - FP near The Grange looking towards C-o-T (W3W///banter.lifters.cubic)
- CTD - View from gateway looking east to C-o-T across the fields (W3W///thundered.triathlon.incursion)
- CTE - Full view of locality (W3W///dictation.blending.slider)
- CTF - Popular place to stop due to historical asset (W3W///underline.revolts.sending)
- CTG - Full view required (W3W///propelled.debit.lend)
- CTH - Full view required (W3W///gossiping.nappy.jetted)
- CTI - Looking from Besthorpe Nature Reserve (W3W///Singing.heat.utter)
- CTJ - Two views looking 275oW looking over the gates towards C-o-T (W3W///clean.sheets.different)

Carlton-on-Trent Parish Council suggested viewpoints with extract from Figure 7.6 Visual Receptors – Scale of change before mitigation



Key

 Carlton-on-Trent PC suggested viewpoint

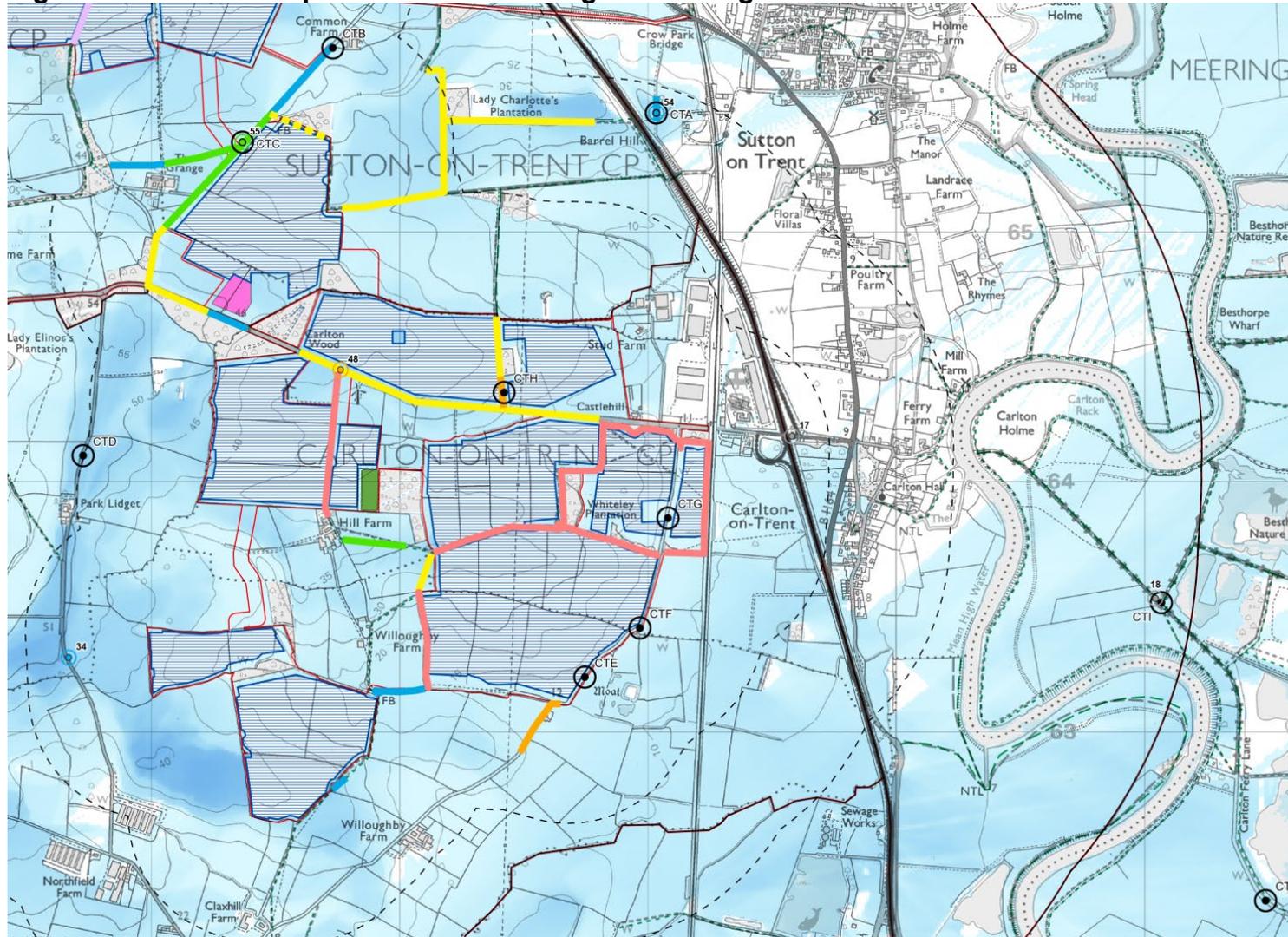
Viewpoint Scale of Change (Before Mitigation)

-  Large
-  Large/medium
-  Medium
-  Medium/small
-  Small
-  Small/negligible
-  Negligible

PProW Scale of Change (Before Mitigation)

-  Large
-  Large/medium
-  Medium
-  Medium/small
-  Small
-  Small/negligible

Carlton-on-Trent Parish Council suggested viewpoints with extract from Figure 7.7 Visual Receptors – Scale of change after mitigation



Key

 Carlton-on-Trent PC suggested viewpoint

Viewpoint Scale of Change (Before Mitigation)

-  Large
-  Large/medium
-  Medium
-  Medium/small
-  Small
-  Small/negligible
-  Negligible

PRoW Scale of Change (Before Mitigation)

-  Large
-  Large/medium
-  Medium
-  Medium/small
-  Small
-  Small/negligible