



Meridian Solar Farm

EN010169

Volume 6

Environmental Statement

6.3 ES Appendix 8-1:
Cultural Heritage
Legislation, Policy and
Guidance

APFP Regulation 5(2)(a)

Infrastructure Planning (Applications:
Prescribed Forms and Procedure)
Regulations 2009

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1. Introduction

1.1. Purpose of this Appendix

- 1.1.1. This Environmental Statement (ES) appendix identifies and describes the legislation, policy and supporting guidance considered relevant to the assessment of the likely significant effects of Meridian Solar Farm (hereafter referred to as ‘the Scheme’) with regards to cultural heritage. Policy is considered at both national and local levels.
- 1.1.2. This appendix does not assess the Scheme against legislation and policy, instead the purpose of considering legislation and policy in the EIA is twofold:
- To identify legislation and policy that could influence the sensitivity of receptors (and therefore the significance of effects) and any requirements for mitigation; and
 - To identify legislation and policy that could influence the methodology of the EIA and signposting where this is dealt with in the ES. For example, a policy may require the assessment of an impact or the use of a specific methodology.
- 1.1.3. Instead, policy compliance is assessed within the **Planning Statement** (Doc Ref. 7.1).
- 1.1.4. The following sections identify and describe the legislation, policy and supporting guidance considered specifically relevant to the cultural heritage assessment, which have been taken into account in preparing the ES.

2. Legislation

2.1. Ancient Monuments and Archaeological Areas Act 1979

- 2.1.1. The Ancient Monuments and Archaeological Areas Act 1979 (the AMAA Act) provides the principal legal framework for the protection of nationally important archaeological sites in England, known as Scheduled Monuments. Under the AMAA Act a monument includes any building, structure, work, cave or site containing the remains of such features, including movable objects like vehicles or vessels. Scheduled Monuments are designated by the Secretary of State for Digital, Culture, Media and Sport, based on their national significance, with advice from Historic England under the AMAA Act 1979¹. Part 1, Section 1 of the AMAA Act set out the process for compiling and maintaining the Schedule of Monuments, and defines the type of sites eligible for protection.
- 2.1.2. Once Scheduled, a monument receives statutory protection. Section 2 of the AMAA Act makes it an offence to carry out any works - such as demolition, damage, removal, repair, or alteration - that might affect a Scheduled Monument without prior scheduled monument consent from the Secretary of State. This protection applies to both the monument itself and the ground beneath it.
- 2.1.3. However, the AMAA Act does not extend protection to the wider setting of a Scheduled Monument.

2.2. Planning (Listed Buildings and Conservation Areas) Act 1990

- 2.2.1. The Planning (Listed Buildings and Conservation Areas) Act 1990 Act² sets out the legal framework for the designation, control of works and enforcement measures concerning Listed Buildings and Conservation Areas in England.

Listed Buildings

- 2.2.2. Section 1 requires the Secretary of State to compile, or approve lists compiled by Historic England, of buildings considered to be of special architectural or historic

¹ *Ancient Monument and Archaeological Areas Act 1979 (as amended)*. Available at: <https://www.legislation.gov.uk/ukpga/1979/46/data.pdf>. [Accessed 03/11/2025]

² *Planning (Listed Buildings and Conservation Areas) Act 1990*. Available at: <https://www.legislation.gov.uk/ukpga/1990/9/data.pdf>. [Accessed 03/11/2025]

interest. These lists guide local planning authorities in carrying out their functions under the Act.

- 2.2.3. Section 66 states that when the local planning authority (or, in certain cases, the Secretary of State) is considering whether to grant planning permission for development affecting a Listed Building or its setting, it must have special regard to the desirability of preserving the building, its setting, and any features of special architectural or historic interest it possesses.

Conservation Areas

- 2.2.4. Regarding Conservation Areas, Section 69 requires local planning authorities to designate areas of special architectural or historic interest, the character or appearance of which it is desirable to preserve or enhance.
- 2.2.5. Section 72 provides that, in exercising planning functions within Conservation Areas, special attention must be paid to the desirability of preserving or enhancing the character or appearance of the area.

2.3. Planning Act 2008

- 2.3.1. The Planning Act 2008³ provides a consenting regime for nationally significant infrastructure projects (NSIPs), including the requirement for a DCO. Under this regime, Historic England is a statutory consultee for all NSIP projects.
- 2.3.2. Section 32 of the Act defines "development" to include works that would affect the character of a building or result in the destruction or damage of a Scheduled Monument . As such, activities impacting designated heritage assets fall within the scope of development requiring consent under the Planning Act 2008.

2.4. Protection of Military Remains Act 1986

- 2.4.1. The Protection of Military Remains Act 1986⁴ safeguards the wreckage of military aircraft and vessels, particularly those considered war graves. The Act prohibits unauthorised interference with such sites and requires a licence from the Ministry of Defence (MOD) before conducting surveys, excavations, or recovering artefacts.

³ The Planning Act 2008. Available at: <https://www.legislation.gov.uk/ukpga/2008/29/contents> [Accessed 15/09/2025]

⁴ The Protection of Military Remains Act 1986. Available at: <https://www.legislation.gov.uk/ukpga/1986/35/contents> [Accessed 03/11/2025]

2.4.2. Sites may be designated as either;

- Protected Places, where access is permitted but disturbance is prohibited without a licence; or
- Controlled Sites, which are entirely restricted and require explicit MOD permission for any activity.

2.4.3. This legislation ensures respectful treatment of sites where human remains may be present and promotes responsible stewardship of military heritage.

2.5. Infrastructure Planning (Decisions) Regulations 2010

2.5.1. The Infrastructure Planning (Decisions) Regulations 2010 sit alongside the Planning Act 2008 and provide mandatory considerations that the Secretary of State must take into account when determining applications for Nationally Significant Infrastructure Projects (NSIP).

2.5.2. Regulation 3 includes several matters relating to heritage that must be taken into account when deciding an NSIP application. These are:

- Regulation 3(1) – the desirability of preserving listed buildings and their settings;
 - The desirability of preserving listed buildings
 - The desirability of preserving the setting of listed buildings; and
 - The desirability of preserving features of special architectural or historic interest that such buildings possess.
- Regulation 3(2) – Conservation Areas
 - The desirability of preserving or enhancing the character or appearance of conservation areas.
- Regulation 3(3) – Scheduled Monuments
 - The desirability of preserving a Scheduled Monument
 - The desirability of preserving the setting of a Scheduled Monument
 - Effects on the setting of heritage assets

2.5.3. Where a proposal affects a heritage asset, the Regulations impose a mandatory “have regard” duty on the decision-maker. This mirrors the long-standing statutory test in section 66 of the Planning (Listed Buildings and Conservation

Areas) Act 1990, and elevates heritage preservation to a material, legally required consideration in NSIP decision-making.

2.6. The Hedgerows Regulations 1997

2.6.1. The Hedgerow Regulations 1997⁵, introduced under the Environment Act 1995⁶, provide statutory protection to certain hedgerows in the countryside, particularly to prevent their removal without appropriate consent. The regulations apply to hedgerows that are at least 20 metres long or that connect to other hedgerows at both ends, and which are located on or adjacent to any common land, protected land, or land used for agriculture, forestry, or the breeding or keeping of equines. To be considered important under the regulations a hedgerow must be at least 30 years old and met one or more of the following criteria:

- Historic significance, such as marking pre-1850 parish boundaries or being associated with archaeological features or historic estates;
- Landscape value, including its role in defining historic field systems;
- Ecological importance, such as supporting protected or rare species, or containing a diversity of woody species as defined in the schedules to the Regulations.

3. National Policy Statements

3.1.1. The EIA has been undertaken with reference to the following National Policy Statements (NPSs), which are relevant to the Scheme:

- Overarching National Policy Statement for Energy (NPS EN-1)⁷;
- National Policy Statement for Renewable Energy (NPS EN-3)⁸;

⁵ Hedgerow Regulations 1997. Available at: <https://www.legislation.gov.uk/ukxi/1997/1160/contents> [Accessed 03/11/2025]

⁶ Environment Act 1995. Available at: <https://www.legislation.gov.uk/ukpga/1995/25/contents> [Accessed 03/11/2025]

⁷ DESNZ (2025). Overarching NPS for Energy (NPS EN-1). Available at: <https://assets.publishing.service.gov.uk/media/695d1015f41883f4e50ed9ab/overarching-national-policy-statement-for-energy-en-1-web-accessible.pdf> [Accessed 6 March 2026]

⁸ DESNZ (2025). NPS for Renewable Energy Infrastructure (NPS EN-3). Available at: <https://assets.publishing.service.gov.uk/media/695d1368b5c46330350ed9a2/national-policy-statement-for-renewable-energy-infrastructure-en-3-web-accessible.pdf> [Accessed 6 March 2026]

- National Policy Statement for Electricity Networks Infrastructure (NPS EN-5)⁹.

3.1.2. The NPSs set out the Government's energy policy for the delivery of major energy infrastructure, along with the need for new infrastructure and guidance for determining applications for Development Consent Orders (DCOs). The NPSs provide specific guidance and criteria that applicants should cover when assessing the effects of their Scheme, and how the Secretary of State should consider these impacts and any mitigation measures applied.

3.1.3. The relevant NPS requirements for cultural heritage are provided in Table 3-1, along with an indication of where in the ES this information can be sourced.

⁹ DESNZ (2025). NPS for Electricity Networks (NPS EN-5). Available at: <https://assets.publishing.service.gov.uk/media/695d12e1b5c46330350ed9a1/national-policy-statement-for-electricity-networks-infrastructure-en-5-web-accessible.pdf> [Accessed 6 March 2026]

Table 3-1: Relevant NPS for cultural heritage

Relevant NPS Paragraph	Requirement of the NPS	Location of information provided to address this
Overarching NPS for Energy EN-1		
5.9.1	The construction, operation and decommissioning of energy infrastructure has the potential to result in adverse impacts on the historic environment above, at and below the surface of the ground.	An assessment of impacts at these stages of the Scheme is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1).
5.9.2	The historic environment includes all aspects of the environment resulting from the interaction between people and places through time, including all surviving physical remains of past human activity, whether visible, buried or submerged, landscaped and planted or managed flora.	An assessment of the value (heritage significance) of heritage assets, including the contribution made by setting, is included in within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1), as well as in ES Appendix 8-2: Historic Environment Desk Based Assessment (Doc Ref. 6.3)
5.9.3	Those elements of the historic environment that hold value to this and future generations because of their historic, archaeological, architectural or artistic interest are called ‘heritage assets’. Heritage assets may be buildings, monuments, sites, places, areas or landscapes, or any combination of these. The sum of the heritage interests that a heritage asset holds is referred to as its significance. Significance derives not only from a heritage asset’s physical presence, but also from its setting.	ES Appendix 8-2: Historic Environment Desk Based Assessment (Doc Ref. 6.3) identifies relevant heritage assets within the Order Limits and wider study areas using information from the Historic Environment Record, National Heritage List for England (NHLE) as well as other sources, including archaeological evaluations.

Relevant NPS Paragraph	Requirement of the NPS	Location of information provided to address this
5.9.4, 5.9.5 and 5.9.6	Some heritage assets have a level of significance that justifies official designation. Categories of designated heritage assets are: a World Heritage Site; Scheduled Monument; Protected Wreck Site; Protected Military Remains, Listed Building; Registered Park and Garden; Registered Battlefield; Conservation Area; and Registered Historic Landscape (Wales only).	An assessment of the value (heritage significance) of heritage assets, including the contribution made by setting, is included within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1), as well as in ES Appendix 8-2: Historic Environment Desk Based Assessment (Doc Ref. 6.3).
5.9.7	<p>There are heritage assets that are not currently designated, but which have been demonstrated to be of equivalent significance to designated heritage assets of the highest significance. These are:</p> <ul style="list-style-type: none"> • those that the Secretary of State has recognised as being capable of being designated as a Scheduled Monument or Protected Wreck Site but has decided not to designate • those that the Secretary of State has recognised as being of equivalent significance to Scheduled Monuments or Protected Wreck Sites but are incapable of being designated by virtue of being outside the scope of the related legislation. 	An assessment of the value (heritage significance) of heritage assets, including the contribution made by setting, is included within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1), as well as in ES Appendix 8-2: Historic Environment Desk Based Assessment (Doc Ref. 6.3).

Relevant NPS Paragraph	Requirement of the NPS	Location of information provided to address this
	<ul style="list-style-type: none"> those that have yet to be formally assessed by the Secretary of State, but which have potential to demonstrate equivalent significance to Scheduled Monuments or Protected Wreck Sites. 	
5.9.8	<p>Non-designated heritage assets of archaeological interest that are demonstrably of equivalent significance to Scheduled Monuments or Protected Wreck Sites should be considered subject to the policies for designated heritage assets. The absence of designation for such heritage assets does not indicate lower significance or necessarily imply that it is not of national importance.</p>	<p>An assessment of the value (heritage significance) of heritage assets, including the contribution made by setting, is included within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1), as well as in ES Appendix 8-2: Historic Environment Desk Based Assessment (Doc Ref. 6.3).</p>
5.9.9	<p>The Secretary of State should also consider the impacts on other non-designated heritage assets (as identified either through the development plan making process by plan-making bodies, including 'local listing', or through the application, examination and decision making process). This is on the basis of clear evidence that such heritage assets have a significance that merits consideration in that process, even though those assets are of lesser significance than designated heritage assets</p>	<p>An assessment of the value (heritage significance) of non-designated heritage assets, which have been scoped into the assessment, including the contribution made by setting, is included within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1), as well as in ES Appendix 8-2: Historic Environment Desk Based Assessment (Doc Ref. 6.3).</p>

Relevant NPS Paragraph	Requirement of the NPS	Location of information provided to address this
5.9.11	<p>The applicant should undertake an assessment of any likely significant heritage impacts of the proposed development as part of the EIA, and describe these along with how the mitigation hierarchy has been applied in the ES (see Section 4.3). This should include consideration of heritage assets above, at, and below the surface of the ground. Consideration will also need to be given to the possible impacts, including cumulative, on the wider historic environment. The assessment should include reference to any historic landscape or seascape character assessment and associated studies as a means of assessing impacts relevant to the proposed project.</p>	<p>An assessment of likely significant effects on heritage assets, including above, at and below ground heritage assets and historic landscapes, is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1). Embedded and additional mitigation measures are set out within Sections 8.8 and 8.10 of the chapter. Cumulative effects assessment is presented within Section 8.12 of the chapter.</p>
5.9.12	<p>As part of the ES the applicant should provide a description of the significance of the heritage assets affected by the proposed development, including any contribution made by their setting. The level of detail should be proportionate to the importance of the heritage assets and no more than is sufficient to understand the potential impact of the proposal on their significance. As a minimum, the applicant should have consulted the relevant Historic Environment Record (or, where the development is in English or Welsh waters,</p>	<p>An assessment of the value (heritage significance) of heritage assets, including the contribution made by setting, is included in within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1), as well as in ES Appendix 8-2: Historic Environment Desk Based Assessment (Doc Ref. 6.3). Data sources are stated in ES Appendix 8-2: Historic Environment Desk Based Assessment (Doc Ref. 6.3) and include the relevant local authority Historic Environment Record.</p>

Relevant NPS Paragraph	Requirement of the NPS	Location of information provided to address this
	Historic England or Cadw) and assessed the heritage assets themselves using expertise where necessary according to the proposed development's impact.	
5.9.13	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. Where proposed development will affect the setting of a heritage asset, accurate representative visualisations may be necessary to explain the impact.	A desk-based assessment, alongside the geophysical survey and available trial trenching results, is presented in ES Appendix 8-2: Historic Environment Desk Based Assessment (Doc Ref. 6.3). The results of the fieldwork surveys will be lodged with the relevant planning authority Historic Environment Record.
5.9.14	The applicant should ensure that the extent of the impact of the proposed development on the significance of any heritage assets affected can be adequately understood from the application and supporting documents. Studies will be required on those heritage assets affected by noise, vibration, light and indirect impacts, the extent and detail of these studies will be proportionate to the significance of the heritage asset affected.	An assessment of the impacts of the Scheme is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1).

Relevant NPS Paragraph	Requirement of the NPS	Location of information provided to address this
5.9.15	<p>The applicant is encouraged, where opportunities exist, to prepare proposals which can make a positive contribution to the historic environment, and to consider how their scheme takes account of the significance of heritage assets affected. This can include, where possible:</p> <ul style="list-style-type: none"> • enhancing, through a range of measures such a sensitive design, the significance of heritage assets or setting affected • considering where required the development of archive capacity which could deliver significant public benefits • considering how visual or noise impacts can affect heritage assets, and whether there may be opportunities to enhance access to, or interpretation, understanding and appreciation of, the heritage assets affected by the scheme. 	<p>Impacts to designated heritage assets have, where possible, been avoided through design, including opportunities for the enhancement of the historic environment are set out within Section 8.8 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1).</p>
5.9.16	<p>Careful consideration in preparing the scheme will be required on whether the impacts on the historic environment will be direct or indirect, temporary, or permanent.</p>	<p>An assessment of the impacts of the Scheme is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1).</p>
5.9.17	<p>Applicants should look for opportunities for new development within Conservation Areas and World Heritage Sites, and within the setting of</p>	<p>Impacts to designated heritage assets and their setting will, where possible, be avoided/preserved through design as set out in</p>

Relevant NPS Paragraph	Requirement of the NPS	Location of information provided to address this
	heritage assets, to enhance or better reveal their significance. Proposals that preserve those elements of the setting that make a positive contribution to the asset (or which better reveal its significance) should be treated favourably.	Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1). Embedded mitigation measures are described in Section 8.8 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1).
5.9.18	A documentary record of our past is not as valuable as retaining the heritage asset, and therefore the ability to record evidence of the asset should not be a factor in deciding whether such loss should be permitted, and whether or not consent should be given.	Consideration of the impacts of the Scheme upon the cultural heritage resource, including assets which may be lost, is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1).
5.9.19	Where the loss of the whole or part of a heritage asset's significance is justified, the Secretary of State will require the applicant to record and advance understanding of the significance of the heritage asset before it is lost (wholly or in part). The extent of the requirement should be proportionate to the asset's importance and significance and the impact. The applicant should be required to publish this evidence and to deposit copies of the reports with the relevant Historic Environmental Record. They should also be required to deposit the archive generated in a	The proposed approach to the recording of assets before they are lost will be agreed via the Outline Archaeological Mitigation and Management Strategy, in accordance with Requirement 11 of the Draft DCO (Doc Ref. 3.1), as described within Section 8.10 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1).

Relevant NPS Paragraph	Requirement of the NPS	Location of information provided to address this
	local museum or other public repository willing to receive it.	
5.9.20	Where appropriate, the Secretary of State will impose requirements on the Development Consent Order to ensure that the work is undertaken in a timely manner, in accordance with a written scheme of investigation that complies with the policy in this NPS and which has been agreed in writing with the relevant local authority, and to ensure that the completion of the exercise is properly secured.	The proposed approach to the recording of assets before they are lost will be agreed via the Outline Archaeological Mitigation and Management Strategy, in accordance with Requirement 11 of the Draft DCO (Doc Ref. 3.1), as described within Section 8.10 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1).
5.9.21	<p>Where the loss of significance of any heritage asset has been justified by the applicant on the merits of the new development and the significance of the asset in question, the Secretary of State should consider:</p> <ul style="list-style-type: none"> • Imposing a requirement in the Development Consent Order; and • Requiring the applicant to enter into an obligation that will prevent the loss occurring until the relevant part of the development has commenced, or it is reasonably certain that the relevant part of the development is to proceed. 	The proposed approach to the recording of assets before they are lost will be agreed via the Outline Archaeological Mitigation and Management Strategy, in accordance with Requirement 11 of the Draft DCO (Doc Ref. 3.1), as described within Section 8.10 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1).

Relevant NPS Paragraph	Requirement of the NPS	Location of information provided to address this
5.9.22	<p>Where there is a high probability (based on an adequate assessment) that a development site may include, as yet undiscovered heritage assets with archaeological interest, the Secretary of State will consider requirements to ensure appropriate procedures are in place for the identification and treatment of such assets discovered during construction.</p>	<p>The proposed approach to the recording of assets before they are lost will be agreed via the Outline Archaeological Mitigation and Management Strategy, in accordance with Requirement 11 of the Draft DCO (Doc Ref. 3.1), as described within Section 8.10 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1).</p>
5.9.23	<p>In determining applications, the Secretary of State should seek to identify and assess the particular significance of any heritage asset that may be affected by the proposed development, including by development affecting the setting of a heritage asset, taking account of:</p> <ul style="list-style-type: none"> • relevant information provided with the application and, where applicable, relevant information submitted during the examination of the application • any designation records, including those on the National Heritage List for England, or included on Cof Cymru for Wales. • historic landscape character records 	<p>An assessment of the value (heritage significance) of heritage assets, including the contribution made by setting, is included within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1), as well as in ES Appendix 8-2: Historic Environment Desk Based Assessment (Doc Ref. 6.3). Data sources are stated in ES Appendix 8-2: Historic Environment Desk Based Assessment (Doc Ref. 6.3).</p>

Relevant NPS Paragraph	Requirement of the NPS	Location of information provided to address this
	<ul style="list-style-type: none"> the relevant Historic Environment Record(s), and similar sources of information representations made by interested parties during the examination process expert advice, where appropriate, and when the need to understand the significance of the heritage asset demands it 	
5.9.24	The Secretary of State must also comply with the requirements on listed buildings, conservation areas and scheduled monuments, set out in Regulation 3 of the Infrastructure Planning (Decisions) Regulations 2010.	An assessment of the impacts of the Scheme is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1). The methodology for the assessment is provided in Section 8.4 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1) with reference to both embedded and additional mitigation provided at Sections 8.8 and 8.10 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1). Cumulative effects are assessed in Section 8.12 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1).
5.9.25	In considering the impact of a proposed development on any heritage assets, the Secretary of State should consider the particular nature of the significance of the heritage assets and the value that they hold for this and future	An assessment of the impacts of the Scheme is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1).

Relevant NPS Paragraph	Requirement of the NPS	Location of information provided to address this
	generations. This understanding should be used to avoid or minimise conflict between their conservation and any aspect of the proposal.	
5.9.28	When considering the impact of a proposed development on the significance of a designated heritage asset, the Secretary of State should give great weight to the asset's conservation. The more important the asset, the greater the weight should be. This is irrespective of whether any potential harm amounts to substantial harm, total loss, or less than substantial harm to its significance.	An assessment of the impacts of the Scheme is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1).
5.9.29	The Secretary of State should give considerable importance and weight to the desirability of preserving all heritage assets. Any harm or loss of significance of a designated heritage asset (from its alteration or destruction, or from development within its setting) should require clear and convincing justification.	An assessment of the impacts of the Scheme is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1). An assessment of harm or loss of significance of designated heritage assets and assets of equivalent importance is provided in Planning Statement Appendix E: Heritage Harm Statement (Doc Ref. 7.1)
5.9.30	Substantial harm to or loss of significance of a grade II Listed Building or a grade II Registered Park or Garden should be exceptional.	An assessment of the impacts of the Scheme is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1). An assessment of harm or loss of significance of designated

Relevant NPS Paragraph	Requirement of the NPS	Location of information provided to address this
		heritage assets and assets of equivalent importance is provided in Planning Statement Appendix E: Heritage Harm Statement (Doc Ref. 7.1)
5.9.31	Substantial harm to or loss of significance of assets of the highest significance, including Scheduled Monuments; Protected Wreck Sites; Registered Battlefields; grade I and II* Listed Buildings; grade I and II* Registered Parks and Gardens; and World Heritage Sites, should be wholly exceptional.	An assessment of the impacts of the Scheme is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1). An assessment of harm or loss of significance of designated heritage assets and assets of equivalent importance is provided in Planning Statement Appendix E: Heritage Harm Statement (Doc Ref. 7.1)
5.9.32	<p>Where the proposed development will lead to substantial harm to (or total loss of significance of) a designated heritage asset the Secretary of State should refuse consent unless it can be demonstrated that the substantial harm to, or loss of, significance is necessary to achieve substantial public benefits that outweigh that harm or loss, or all the following apply:</p> <ul style="list-style-type: none"> • The nature of the heritage asset prevents all reasonable uses of the site • no viable use of the heritage asset itself can be found in the medium term 	An assessment of the impacts of the Scheme is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1). An assessment of harm or loss of significance of designated heritage assets and assets of equivalent importance is provided in Planning Statement Appendix E: Heritage Harm Statement (Doc Ref. 7.1)

Relevant NPS Paragraph	Requirement of the NPS	Location of information provided to address this
	<p>through appropriate marketing that will enable its conservation</p> <ul style="list-style-type: none"> • conservation by grant-funding or some form of not for profit, charitable or public ownership is demonstrably not possible • the harm or loss is outweighed by the benefit of bringing the site back into use 	
5.9.33	Where the proposed development will lead to less than substantial harm to the significance of the designated heritage asset, this harm should be weighed against the public benefits of the proposal, including, where appropriate securing its optimum viable use.	An assessment of the impacts of the Scheme is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1). An assessment of harm or loss of significance of designated heritage assets and assets of equivalent importance is provided in Planning Statement Appendix E: Heritage Harm Statement (Doc Ref. 7.1)
5.9.34	In weighing applications that directly or indirectly affect non-designated heritage assets, a balanced judgement will be required having regard to the scale of any harm or loss and the significance of the heritage asset.	An assessment of the impacts of the Scheme is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1).
5.9.35	Not all elements of a Conservation Area or World Heritage Site will necessarily contribute to its significance. Loss of a building (or other element)	An assessment of the impacts of the Scheme is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1).

Relevant NPS Paragraph	Requirement of the NPS	Location of information provided to address this
	<p>which makes a positive contribution to the significance of the Conservation Area or World Heritage Site should be treated either as substantial harm under paragraph 5.9.30 or less than substantial harm under paragraph 5.9.31, as appropriate, as appropriate considering the relative significance of the element affected and its contribution to the significance of the Conservation Area or World Heritage Site as a whole.</p>	
5.9.36	<p>Where there is evidence of deliberate neglect of, or damage to, a heritage asset, the Secretary of State should not take its deteriorated state into account in any decision.</p>	<p>The current condition of heritage assets are described, where appropriate, in Section 8.6 and assessed in Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1).</p>
5.9.37	<p>When considering applications for development affecting the setting of a designated heritage asset, the Secretary of State should give appropriate weight to the desirability of preserving the setting of such assets and treat favourably applications that preserve those elements of the setting that make a positive contribution to, or better reveal the significance of, the asset. When considering applications that do not do this, the Secretary of State should give great weight to any negative effects, when</p>	<p>An assessment of the impacts of the Scheme is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1), with further information presented in ES Appendix 8-4: Summary of Heritage Setting Assessment (Doc Ref. 6.3).</p>

Relevant NPS Paragraph	Requirement of the NPS	Location of information provided to address this
	weighing them against the wider benefits of the application. The greater the negative impact on the significance of the designated heritage asset, the greater the benefits that will be needed to justify approval.	
NPS for Renewable Energy EN-3		
2.10.99	The impacts of solar PV developments on the historic environment will require expert assessment in most cases and may have effect both above and below ground.	The methodology for the assessment is provided in Section 8.4 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1). An assessment of the potential impacts of the Scheme is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1).
2.10.100	Above ground impacts may include the effects on the setting of Listed Buildings and other designated heritage assets as well as on Historic Landscape Character	An assessment of the impacts of the Scheme is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1), with further information presented in ES Appendix 8-4: Summary of Heritage Setting Assessment (Doc Ref. 6.3).
2.10.101	Below ground impacts, although generally limited, may include direct impacts on archaeological deposits through ground disturbance associated with trenching, cabling, foundations, fencing, temporary haul routes etc.	An assessment of the impacts of the Scheme upon archaeological deposits is provided within Section 8.8 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1).

Relevant NPS Paragraph	Requirement of the NPS	Location of information provided to address this
2.10.102	Equally solar PV developments may have a positive effect, for example heritage assets may be protected by a solar PV farm as the site is removed from regular ploughing and shoes or low-level piling is stipulated.	Impacts to archaeological assets are, where possible, avoided through design, as set out in Section 8.8 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1). An assessment of the impacts of the Scheme upon archaeological deposits is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1).
2.10.103	Applicant assessments should be informed by information from Historic Environment Records (HERs) or the local authority.	Data sources are stated in ES Appendix 8-2: Historic Environment Desk Based Assessment (Doc Ref. 6.3) and include the relevant local authority Historic Environment Record.
2.10.105	Where a site on which development is proposed includes, or has the potential to, include heritage assets with archaeological interest, the applicant should submit an appropriate desk-based assessment and, where necessary, a field evaluation. These should be carried out, using expertise where necessary and in consultation with the LPA, and should identify archaeological study areas and propose appropriate schemes of investigation, and design measures, to ensure the protection of relevant heritage assets.	A desk-based assessment is presented in ES Appendix 8-2 (Doc Ref. 6.3). Consultation undertaken with the local planning authorities is summarised at Section 8.3 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1).
2.10.106	In some instances, field studies may include investigative work (and may include trial trenching	Archaeological surveys and field evaluation have been undertaken to allow the Applicant to

Relevant NPS Paragraph	Requirement of the NPS	Location of information provided to address this
	beyond the boundary of the proposed site) to assess the impacts of any ground disturbance, such as proposed cabling, substation foundations or mounting supports for solar panels on heritage assets.	enhance the baseline understanding of cultural heritage assets including their potential value. The results of the geophysical survey (completed between 2023 and 2025) and an interim evaluation trenching report are available in ES Appendix 8-2: Historic Environment Desk Based Assessment (Doc Ref. 6.3). The full evaluation trenching post excavation report will be issued post DCO submission.
2.10.107	The extent of investigative work should be proportionate to the sensitivity of, and extent of proposed ground disturbance in, the associated study area.	Archaeological surveys and field evaluation have been undertaken to allow the Applicant to enhance the baseline understanding of cultural heritage assets including their potential value. The scope of work, designed to ensure the work is proportionate, has been discussed through consultation with the local planning authorities as summarised within Section 8.3 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1).
2.10.108	Applicants should take account of the results of historic environment assessments in their design proposal.	A desk-based assessment is presented in ES Appendix 8-2: Historic Environment Desk Based Assessment (Doc Ref. 6.3). Embedded mitigation measures considered in the design of the Scheme are set out in Section 8.8 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1).

Relevant NPS Paragraph	Requirement of the NPS	Location of information provided to address this
2.10.109	Applicants should consider what steps can be taken to ensure heritage assets are conserved in a manner appropriate to their significance, including the impact of proposals on views important to their setting.	An assessment of the impacts of the Scheme upon heritage assets is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1).
2.10.110	As the significance of a heritage asset derives not only from its physical presence but also from its setting, 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.	An assessment of the impacts of the Scheme upon heritage assets is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1), with detailed consideration of the setting presented in ES Appendix 8-4: Summary of Heritage Setting Assessment (Doc Ref. 6.3).
2.10.111	Applicants may need to include visualisations to demonstrate the effects of a proposed solar farm on the setting of heritage assets.	ES Chapter 12: Landscape and Visual (Doc Ref. 6.1) presents the findings of an assessment of the likely significant effects from Landscape and Visual Amenity and is supported by photo sheets, presented in ES Figures 12-21 and 12-22 (Doc Ref. 6.2). The results of the LVIA assessment and any relevant viewpoint photography were taken into consideration of the impacts of the Scheme upon heritage assets, as set within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1)

Relevant NPS Paragraph	Requirement of the NPS	Location of information provided to address this
2.10.129	The ability to microsite specific elements of the proposed development during the construction phase should be an important consideration by the Secretary of State when assessing the risk of damage to archaeology.	An assessment of the impacts of the Scheme upon heritage assets is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1).
2.10.130	Where requested by the applicant, the Secretary of State should consider granting consents which allow for the micro siting within a specified tolerance of elements of the permitted infrastructure so that precise locations can be amended during the construction phase if unforeseen circumstances, such as the discovery of previously unknown archaeology, arise.	An assessment of the impacts of the Scheme upon heritage assets is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1). Additional archaeological investigation and mitigation measures are considered in Section 8.10 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1).
2.10.152	Solar farms are generally consented on the basis that they will be time-limited in operation. The Secretary of State should therefore consider the length of time for which consent is sought when considering the impacts of any indirect effect on the historic environment, such as effects on the setting of designated heritage assets.	An assessment of the impacts of the Scheme upon heritage assets is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1).
NPS for Electricity Networks Infrastructure EN-5		
2.9.26	In such cases the Secretary of State should only grant development consent for underground or subsea sections of a proposed line over an	An assessment of the impacts of the Scheme, including the Grid Connection Route and Inter-Array Connections, upon heritage assets is

Relevant NPS Paragraph	Requirement of the NPS	Location of information provided to address this
	<p>overhead alternative if they are satisfied that the benefits accruing from the former proposal clearly outweigh any extra economic, social, or environmental impacts that it presents, the mitigation hierarchy has been followed, and that any technical obstacles associated with it are surmountable. In this context it should consider: (...)</p> <ul style="list-style-type: none"> the potentially very disruptive effects of undergrounding on local communities, habitats, archaeological and heritage assets, marine environments, soil (including peat soils), hydrology, geology, and, for a substantial time after construction, landscape and visual amenity. (Undergrounding an overhead line will mean digging a trench along the length of the route, and so such works will often be more disruptive – albeit temporarily – to the receptors listed above than would an overhead line of equivalent rating); (...) 	<p>provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1).</p>

4. National Planning Policy Framework

- 4.1.1. The National Planning Policy Framework (NPPF)¹⁰ outlines the Government's planning policies for England and provides guidance on their implementation. Paragraph 5 outlines that while the NPPF does not contain specific policies for Nationally Significant Infrastructure Projects (NSIPs), the NPPF is still relevant when considering the determination of DCOs. As a result, the EIA is taking the NPPF into account.
- 4.1.2. Relevant NPPF requirements relating to cultural heritage, along with an indication of where the information is located within the ES to address these requirements, are provided in Table 4-1.

¹⁰ *National Planning Policy Framework (2025)*. Available at: <https://assets.publishing.service.gov.uk/media/675abd214cbda57cacd3476e/NPPF-December-2024.pdf> [Accessed 10 October 2025]

Table 4-1: Relevant NPPF Requirements for cultural heritage

Relevant NPPF Paragraph	Requirement of the NPPF	Location of information provided to address this
207	<p>In determining applications, local planning authorities should require an applicant to describe the significance of any heritage assets affected, including any contribution made by their setting. The level of detail should be proportionate to the assets' importance and no more than is sufficient to understand the potential impact of the proposal on their significance. As a minimum the relevant historic environment record should have been consulted and the heritage assets assessed using appropriate expertise where necessary. Where a site on which development is proposed includes, or has the potential to include, heritage assets with archaeological interest, local planning authorities should require developers to submit an appropriate desk-based assessment and, where necessary, a field evaluation.</p>	<p>A desk-based assessment is presented in ES Appendix 8-2: Historic Environment Desk Based Assessment (Doc Ref. 6.3) which identifies relevant designated heritage assets within the Order Limits and wider study areas using information from the Historic Environment Record and National Heritage List for England (NHLE).</p> <p>Archaeological surveys and field evaluation have been undertaken to allow the Applicant to enhance baseline understanding of cultural heritage assets including their potential value. The results of the geophysical survey (completed between 2023 and 2025) and an interim evaluation trenching report are available in ES Appendix 8-2: Historic Environment Desk Based Assessment (Doc Ref. 6.3). The full evaluation trenching post excavation</p>

Relevant NPPF Paragraph	Requirement of the NPPF	Location of information provided to address this
		<p>report will be issued post DCO submission.</p> <p>An assessment of the value of heritage assets, including the contribution made by setting is included within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1).</p>
208	<p>Local planning authorities should identify and assess the particular significance of any heritage asset that may be affected by a proposal (including by development affecting the setting of a heritage asset) taking account of the available evidence and any necessary expertise. They should take this into account when considering the impact of a proposal on a heritage asset, to avoid or minimise any conflict between the heritage asset’s conservation and any aspect of the proposal.</p>	<p>An assessment of the value (heritage significance) of heritage assets, including the contribution made by setting is included within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1), as well as in ES Appendix 8-4: Summary of Heritage Setting Assessment (Doc Ref. 6.3).</p>
212	<p>When considering the impact of a proposed development on the significance of a designated heritage asset, great weight should be given to the asset’s conservation (and the more important the asset, the greater the weight should be). This is irrespective of whether any potential harm amounts to substantial harm, total loss or less than substantial harm to its significance.</p>	<p>An assessment of impacts of the Scheme upon heritage assets is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1), as well as in ES Appendix 8-4: Summary of Heritage Setting Assessment (Doc Ref. 6.3).</p>

Relevant NPPF Paragraph	Requirement of the NPPF	Location of information provided to address this
213	<p>Any harm to, or loss of, the significance of a designated heritage asset (from its alteration or destruction, or from development within its setting), should require clear and convincing justification. Substantial harm to or loss of:</p> <ul style="list-style-type: none"> a. grade II listed buildings, or grade II registered parks or gardens, should be exceptional; b. assets of the highest significance, notably scheduled monuments, protected wreck sites, registered battlefields, grade I and II* listed buildings, grade I and II* registered parks and gardens, and World Heritage Sites, should be wholly exceptional. 	<p>An assessment of impacts of the Scheme upon heritage assets is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1), as well as in ES Appendix 8-4: Summary of Heritage Setting Assessment (Doc Ref. 6.3).</p>
214	<p>Where a proposed development will lead to substantial harm to (or total loss of significance of) a designated heritage asset, local planning authorities should refuse consent, unless it can be demonstrated that the substantial harm or total loss is necessary to achieve substantial public benefits that outweigh that harm or loss, or all of the following apply:</p> <ul style="list-style-type: none"> a. the nature of the heritage asset prevents all reasonable uses of the site; b. no viable use of the heritage asset itself can be found in the medium term through appropriate marketing that will enable its conservation; 	<p>An assessment of impacts of the Scheme upon heritage assets is provided within Section 8.9 of Chapter 8: Cultural Heritage (Doc Ref. 6.1), as well as in ES Appendix 8-4: Summary of Heritage Setting Assessment (Doc Ref. 6.3).</p>

Relevant NPPF Paragraph	Requirement of the NPPF	Location of information provided to address this
	<p>c. conservation by grant-funding or some form of not for profit, charitable or public ownership is demonstrably not possible; and</p> <p>d. the harm or loss is outweighed by the benefit of bringing the site back into use.</p>	
215	Where a development proposal will lead to less than substantial harm to the significance of a designated heritage asset, this harm should be weighed against the public benefits of the proposal including, where appropriate, securing its optimum viable use.	An assessment of impacts of the Scheme upon heritage assets is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1), as well as in ES Appendix 8-4: Summary of Heritage Setting Assessment (Doc Ref. 6.3).
216	The effect of an application on the significance of a nondesignated heritage asset should be taken into account in determining the application. In weighing applications that directly or indirectly affect non-designated heritage assets, a balanced judgement will be required having regard to the scale of any harm or loss and the significance of the heritage asset.	An assessment of impacts of the Scheme upon non-designated heritage assets is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1), as well as in ES Appendix 8-4: Summary of Heritage Setting Assessment (Doc Ref. 6.3).
218	Local planning authorities should require developers to record and advance understanding of the significance of any heritage assets to be lost (wholly or in part) in a manner proportionate to their importance and the	The proposed approach to the recording of assets before they are lost will be agreed via the Outline Archaeological Mitigation and

Relevant NPPF Paragraph	Requirement of the NPPF	Location of information provided to address this
	<p>impact, and to make this evidence (and any archive generated) publicly accessible. However, the ability to record evidence of our past should not be a factor in deciding whether such loss should be permitted.</p>	<p>Management Strategy, in accordance with Requirement 11 of the Draft DCO (Doc Ref. 3.1), as described within Section 8.10 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1).</p>
221	<p>Local planning authorities should assess whether the benefits of a proposal for enabling development, which would otherwise conflict with planning policies but which would secure the future conservation of a heritage asset, outweigh the disbenefits of departing from those policies.</p>	<p>An assessment of planning balance is provided within the Planning Statement (Doc Ref. 7.1).</p>

5. Other National Policies and Guidance

5.1. National Planning Practice Guidance¹¹

5.1.1. The National Planning Practice Guidance (NPPG)¹¹ provides further advice and guidance that expands the policy outlined in the NPPF. It expands on terms such as 'significance' and its importance in decision making and also provides advice on how proposals can avoid or minimise harm to the significance of a heritage asset. The Guidance also covers the setting of heritage assets, how the setting can contribute towards the significance of a heritage asset and how the proposed scheme can interact with the setting of an asset. The guidance also provides advice on various other matters including;

- Whether the deteriorated state of a heritage asset should be taken into account in reaching a decision on an application;
- What is the optimum viable use for a heritage asset and how is it taken into account in planning decisions; and
- How can the possibility of harm to a heritage asset be assessed.

5.2. Chartered Institute for Archaeologists (CIfA) (2020) Standards and Guidance for Historic Environment Desk-based Assessments¹²

5.2.1. CIfA 'Standards and Guidance for Historic Environment Desk-based Assessments' (2020)¹² outlines good practice measures for the reporting and completion of historic environment desk-based assessments.

5.3. CIfA (2022) Code of Conduct¹³

5.3.1. The CIfA Code of Conduct (2022)¹³ outlines principles to be adhered to by archaeologists, including, but not limited to, maintaining high standards of ethical

¹¹ Department for Levelling Up, Housing and Communities (2024) *Planning Practice Guidance*. Available at: <https://www.gov.uk/government/collections/planning-practice-guidance> [Accessed 17/10/2025]

¹² CIfA (2020) *Standard and guidance for historic environment desk-based assessment*. Available at: https://www.archaeologists.net/sites/default/files/CIfAS%26GDBA_4.pdf. [Accessed 17/10/2025]

¹³ CIfA (2022) *Code of Conduct: Professional Ethics in Archaeology*. Available at: <https://www.archaeologists.net/sites/default/files/Code%20of%20conduct%20revOct2022.pdf>. [Accessed 17/10/2025]

and responsible behaviour, the respective responsibility for the conservation of the historic environment, and making available the results of archaeological works.

5.4. Historic England (2017) Good Practice in Planning Advice Note 3: The Setting of Heritage Assets¹⁴

5.4.1. Historic England 'Good Practice in Planning Advice Note 3: The Setting of Heritage Assets' (2017)¹⁴ provides guidance on understanding the setting of heritage assets and how this may contribute to the significance of the respective asset. The guidance also advises as to how views contribute to setting.

5.5. Historic England (2019) Advice Note 12: Statements of Heritage Significance¹⁵

5.5.1. Historic England 'Advice Note 12: Statements of Heritage Significance' (2019)¹⁵ provides guidance on the methods to describe heritage significance and how this can support the design process. This includes how archaeological desk-based assessments and field evaluations can support effective, consistent and timely design decisions.

5.6. Historic England (2021) Advice Note 15: Commercial Renewable Energy Development and the Historic Environment¹⁶

5.6.1. Historic England 'Advice Note 15: Commercial Renewable Energy Development and the Historic Environment' 2021¹⁶ outlines potential impacts on the historic environment as a result of renewable energy development including utility-scale solar PV generation, supporting the identification of potential heritage related issues.

¹⁴ Historic England (2017) *The Setting of Heritage Assets: Historic Environment Good Practice Advice in Planning Note 3 (Second Edition)*. Available at: <https://historicengland.org.uk/images-books/publications/gpa3-setting-of-heritage-assets/heag180-gpa3-setting-heritage-assets/>. [Accessed 17/10/2025]

¹⁵ Historic England (2019) *Statements of Heritage Significance: Analysing Significance in Heritage Assets Historic England Advice Note 12*. Available at: <https://historicengland.org.uk/images-books/publications/gpa2-managing-significance-in-decision-taking/gpa2/>. [Accessed 17/10/2025]

¹⁶ Historic England (2021) *Commercial Renewable Energy Development and the Historic Environment: Historic England Advice Note 15*. Available at: <https://historicengland.org.uk/images-books/publications/commercial-renewable-energy-development-historic-environment-advice-note-15/heag302-commercial-renewable-energy-development-historic-environment/>. [Accessed 17/10/2025]

5.7. Historic England (2016) Preserving Archaeological Remains: Decision-taking for Sites Under Development¹⁷

5.7.1. Historic England 'Preserving Archaeological Remains: Decision-taking for Sites under Development' (2016)¹⁷ describes measures to retain and protect archaeological remains beneath or within development, including the information necessary to ensure these have been fully considered as part of the cultural heritage impact assessment.

5.8. IEMA, ClfA and Institute of Historic Building Conservation (IHBC) (2021) Principles of Cultural Heritage Impact Assessment in the UK¹⁸

5.8.1. IEMA, ClfA and IHBC 'Principles of Cultural Heritage Impact Assessment in the UK' (2021)¹⁸ outlines a series of guiding principles and good practice measures for cultural heritage impact assessment in a variety of settings.

6. Local Policy and Guidance

6.1.1. Local policy and guidance relevant to the cultural heritage assessment comprise:

- South East Lincolnshire Local Plan (SELLP) 2011-2036¹⁹
- Lincolnshire County Council (2024) Archaeology Handbook²⁰

6.1.2. The relevant considerations are summarised within Table 6-1.

¹⁷ Historic England (2016) *Preserving Archaeological Remains: Decision-taking for Sites under Development*. Available at <https://historicengland.org.uk/images-books/publications/preserving-archaeological-remains/heag100a-preserving-archaeological-remains/> [Accessed 17/10/2025]

¹⁸ IEMA, ClfA, and IHBC (2021) *Principles of Cultural Heritage Impact Assessment in the UK*. Available at: https://www.archaeologists.net/sites/default/files/j30361_iema_principlesofchia_v8.pdf. [Accessed 17/10/2025]

¹⁹ South East Lincolnshire Joint Strategic Planning Committee (2019) *South East Lincolnshire Local Plan 2011-2036*. Available at: <https://www.southeastlincslocalplan.org/wp-content/uploads/2019/02/Local-Plan-text-March-2019.pdf> [Accessed 17/10/2025]

²⁰ Lincolnshire County Council (2024) *Archaeology Handbook*. Available at: <https://www.lincolnshire.gov.uk/downloads/file/2204/archaeology-handbook-pdf>. [Accessed 17/10/2025]

Table 6-1: Relevant Local Policy and Guidance with respect to cultural heritage

Relevant Document	Relevant Policies	Location of information provided to address this
<p>South East Lincolnshire Local Plan (SELLP) 2011-203</p>	<p>Policy 2: Development Management</p> <p>Proposals requiring planning permission for development will be permitted provided that sustainable development considerations are met, specifically in relation to: [...] impact or enhancement for areas of natural habitats and historical buildings and heritage assets [...].</p>	<p>An assessment of impacts of the Scheme upon historic environment is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1), with mitigation and enhancement measures set out within Sections 8.8 and 8.10.</p>
	<p>Policy 3: Design of New Development</p> <p>Development proposals will demonstrate how the following issues, where they are relevant to the proposal, will be secured:</p> <p>1. creating a sense of place by complementing and enhancing designated and non-designated heritage assets; historic street patterns; respecting the density, scale, visual closure, landmarks, views, massing of neighbouring buildings and the surrounding area;</p>	<p>An assessment of impacts of the Scheme upon historic environment is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1), with mitigation and enhancement measures set out within Sections 8.8 and 8.10.</p>
	<p>Policy 29: The Historic Environment</p> <p>To respect the historical legacy, varied character and appearance of South East Lincolnshire’s historic environment, development proposals will conserve and enhance the character and appearance of designated and non designated heritage assets, such as important known archaeology or that found during</p>	<p>An assessment of impacts of the Scheme upon historic environment is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1), with mitigation and enhancement measures set out within Sections 8.8 and 8.10.</p>

Relevant Document	Relevant Policies	Location of information provided to address this
	<p>development, historic buildings, conservation areas, scheduled monuments, street patterns, streetscapes, landscapes, parks (including Registered Parks and Gardens), river frontages, structures and their settings through high-quality sensitive design.</p> <p>A. Listed Buildings</p> <p>Proposals that affect the setting of a Listed Building will be supported where they preserve or better reveal the significance of the Listed Building.</p> <p>B. Conservation Areas</p> <p>Proposals within, affecting the setting of, or affecting views into or out of, a Conservation Area should preserve (and enhance or reinforce, as appropriate) features that contribute positively to the area’s character, appearance and setting.</p> <p>C. Archaeology and Scheduled Monuments</p> <ol style="list-style-type: none"> 1. Proposals that affect archaeological remains, whether known or potential, designated or non-designated, should take every reasonable step to protect and, where possible, enhance their significance. 2. Planning applications for such development should be accompanied by an appropriate and 	<p>Archaeological surveys and field evaluation have been undertaken to allow the Applicant to enhance baseline understanding of cultural heritage assets including their potential value. The results of the geophysical survey (completed between 2023 and 2025) and an interim evaluation trenching report are available in ES Appendix 8-2: Historic Environment Desk Based Assessment (Doc Ref. 6.3). The full evaluation trenching post excavation report will be issued post DCO submission.</p>

Relevant Document	Relevant Policies	Location of information provided to address this
	<p>proportionate assessment to understand the potential for and significance of remains, and the impact of development upon them.</p> <p>3. If initial assessment does not provide sufficient information, developers will be required to undertake field evaluation in advance of determination of the application. This may include a range of techniques for both intrusive and non-intrusive evaluation, as appropriate to the site.</p> <p>4. Wherever possible and appropriate, mitigation strategies should ensure the preservation of archaeological remains in-situ. Where this is either not possible or not desirable, provision must be made for preservation by record according to an agreed written scheme of investigation submitted by the developer, undertaken by a suitably qualified person, and approved by the Local Planning Authority.</p> <p>5. Any work undertaken as part of the planning process must be appropriately archived in a way agreed with the Local Planning Authority.</p> <p>F. Development Proposals</p> <p>Where a development proposal would affect the significance of a heritage asset (whether designated or non-designated), including any contribution made to</p>	

Relevant Document	Relevant Policies	Location of information provided to address this
	<p>its setting, it should be informed by proportionate historic environment assessments⁷ and evaluations (such as heritage impact assessments, desk-based appraisals, field evaluation and historic building reports) that:</p> <ol style="list-style-type: none"> 1. identify all heritage assets likely to be affected by the proposal; 2. explain the nature and degree of any effect on elements that contribute to their significance and demonstrating how, in order of preference, any harm will be avoided, minimised or mitigated; 3. provide a clear explanation and justification for the proposal in order for the harm to be weighed against public benefits; and 4. demonstrate that all reasonable efforts have been made to sustain the existing use, find new uses, or mitigate the extent of the harm to the significance of the asset; and whether the works proposed are the minimum required to secure the long term use of the asset 	
	<p>Policy 30: Pollution</p> <p>Development proposals will not be permitted where, taking account of any proposed mitigation measures,</p>	<p>An assessment of impacts of the Scheme upon historic environment is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref.</p>

Relevant Document	Relevant Policies	Location of information provided to address this
	<p>they would lead to unacceptable adverse impacts upon [...] the natural, historic and built environment; by way of:</p> <ul style="list-style-type: none"> • air quality, including fumes and odour; • noise including vibration; • light levels; • land quality and condition; or • surface and groundwater quality. 	<p>6.1), with mitigation and enhancement measures set out within Sections 8.8 and 8.10.</p>
	<p>Policy 31: Climate Change and Renewable and Low Carbon Energy</p> <p>the exception of Wind Energy the development of renewable energy facilities, associated infrastructure and the integration of decentralised technologies on existing or proposed structures will be permitted provided, individually, or cumulatively, there would be no significant harm to [...] heritage assets including their setting.</p>	<p>An assessment of impacts of the Scheme upon historic environment is provided within Section 8.9 of ES Chapter 8: Cultural Heritage (Doc Ref. 6.1), with mitigation and enhancement measures set out within Sections 8.8 and 8.10.</p>
<p>Lincolnshire County Council (2019) Archaeology Handbook</p>	<p>The Lincolnshire County Council Archaeology Handbook (revised 2024) seeks to provide practical guidance to enable a consistent approach to the historic environment within the planning process within Lincolnshire. It details principles of modern historic environment resource management relevant</p>	<p>Lincolnshire County Council Archaeology Handbook (revised 2024) has been referred for the preparation of the assessments set out within ES Chapter 8: Cultural Heritage (Doc Ref. 6.1) and ES Appendix 8-2: Historic</p>

Relevant Document	Relevant Policies	Location of information provided to address this
	to Lincolnshire, aiming to establish effective long-term management of the county's archaeological and built heritage.	Environment Desk Based Assessment (Doc Ref. 6.3).

