



Green Hill Solar Farm

EN010170

Statement of Common Ground: West Northamptonshire Council Revision A

Prepared by: Lanpro Services
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Issue Sheet

Report Prepared for: Green Hill Solar Farm

Examination Deadline 4

Statement of Common Ground: West Northamptonshire Council (Revision A)

Prepared by

Name: Anna Rowan

Job title: EIA Consultant

Approved by

Name: Jane Crichton

Job title: Associate Planning Director

Revision	Date	Prepared by	Approved by
Original	19/11/2025	AR/CA	JC
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1 Introduction

1.1 Purpose of the Document

1.1.1 This Statement of Common Ground (SoCG) has been prepared as part of the proposed Green Hill Solar Farm Development Consent Order (the Application) made by Green Hill Solar Farm Ltd (the Applicant) to the Secretary of State for Energy Security and Net Zero (the Secretary of State) pursuant to the Planning Act 2008 (PA 2008).

1.1.2 This SoCG does not seek to replicate information that is available elsewhere within the Application documents. All documents are available on the Planning Inspectorate's website.

1.1.3 This SoCG has been produced to confirm to the Examining Authority (ExA) the matters on which agreement has been reached between the parties, and where agreement has not yet been reached. SoCGs are an established means in the DCO consenting process, of allowing all parties to identify and focus on specific issues that may need to be addressed during the examination.

1.2 Parties to this Statement of Common Ground

1.2.1 This SoCG has been prepared by (1) Green Hill Solar Farm Ltd. as the Applicant and (2) West Northamptonshire Council. West Northamptonshire Council is one of three host authorities for the Application, and is specifically the host authority for Green Hill A, A.2, B, and part of the cable route.

1.2.2 Collectively, Green Hill Solar Farm Ltd. and West Northamptonshire Council are referred to as 'the parties'.

1.3 Terminology and Referencing

1.3.1 In the Tables in Section 3 of this SoCG below:

- "Agreed" indicates where the issue has been resolved;
- "Not Agreed" indicates a final position; and
- "Under discussion" indicates where these points will be the subject of ongoing discussion to resolve, where possible, or refine, the extent of disagreement between the parties.

1.4 Topic Referencing for All Matters

1.4.1 All matters agreed, under discussion and not agreed have been given unique references which relate to the topic matter. The referencing system is defined as follows:

Table 1.1 Topic Referencing

Topic	Unique Identifying Code
Scheme Description	SD
Energy Need	EN
Planning Statement	PS
Alternatives and Design Evolution	ALT



Topic	Unique Identifying Code
Assessment Methodology	AM
Residual Effect	RE
Climate Change	CC
Landscape and Visual Impact Assessment	LVIA
Ecology and Biodiversity	EB
Hydrology Flood Risk and Drainage	HYD
Minerals	MIN
Cultural Heritage	CH
Transport and Access	TA
Noise and Vibration	NV
Glint and Glare	GG
Air Quality	AQ
Socio-Economics Tourism and Recreation	STR
Human Health	HH
Arboriculture	ARB
Agricultural Circumstances	ALC
Electromagnetic Fields	EMF
Ground Conditions and Contamination	GCC
Major Accidents and Disasters	MAD
Other Environmental Matters	OEM
Cumulative Effects	CE



2 Record of Engagement

2.1 Summary of Consultation

2.1.1 The parties have been engaged in consultation since March 2024.

2.1.2 A non-statutory consultation took place in March to May 2024. The statutory consultation process took place between 7th November and 19th December 2024.

2.1.3 A summary of the meetings and correspondence that has taken place between Green Hill Solar Farm Ltd and West Northamptonshire Council (WNC) in relation to the Application is outlined in **Table 2.1** below.

Table 2.1: Record of Engagement

Date	Form of Correspondence	Key Topics Discussed and Key Outcomes
Project Wide Matters/ Principle, Scope and Description of Development		
20 th December 2023	Meeting (virtual via Teams)	Meeting to introduce the scheme, providing an overview of the sites, timescales, constraints and opportunities
24 th January 2024	Meeting (virtual via Teams)	Meeting to introduce the scheme with Parish Councils: Walgrave Parish Council, Holcot Parish Council, Cogenhoe and Whiston Parish Council.
Monthly meetings	Meetings (virtual via Teams) with Planning Officers	Regular meetings to discuss any project and programme updates.
10 th July 2024	Site Visit	Site visit were undertaken with planning and highways officers to view Sites A, A.2 and B and proposed construction traffic routes.
Landscape and Visual Impact		
27 th June 2025	Meeting (virtual via Teams)	Meeting with the Landscape consultant and planning officers at North Northamptonshire Council and West Northamptonshire Council as an orientation exercise through the landscape DCO documents.
19 th September 2025	Site Visit	Site Visit with the landscape consultant who is representing both North Northamptonshire Council and West Northamptonshire Council.
19 th December 2025	Meeting	In person meeting with the landscape consultant who is representing both North Northamptonshire Council and West Northamptonshire Council to discuss the Statement of Common Ground and the progression of matters. The current position between the Applicant and the landscape consultant are set out in this document.



Date	Form of Correspondence	Key Topics Discussed and Key Outcomes
Ecology and Biodiversity		
19 December 2024	Meeting (virtual via Teams)	The Applicant introduced the project and Clarkson and Wood's expertise, the meeting focused on the survey scope and design evolution as well as scoping responses. Various queries on species, mitigation, and survey methodologies were addressed.
Hydrology, Flood Risk and Drainage		
19 th June 2024	Meeting (virtual via Teams)	Meeting to introduce the scheme and approach to hydrology, flood risk and drainage assessment.
8 th January 2026	Meeting (virtual via Teams)	The Applicant held a meeting with representatives of the Lead Local Flood Authorities (LLFA) from each of the Host Authorities to discuss the disapplication of provisions of the Land Drainage Act 1991. The Applicant is preparing a draft set of protective provisions to share with each of the LLFA's to allow agreement of the application. This meeting was held to address action point 4 of Issue Specific Hearing 3.
Minerals		
03 rd October 2024	Meeting (virtual via Teams)	The meeting focused on providing an overview of the Scheme, mineral safeguarding, impacts on current and future sand and gravel supply and Mitigation measures
December 2024	Section 47 Consultation response	Assessment should include the cable route corridor. All matters covered in ES Chapter 11: Minerals [APP-048]
Cultural Heritage		
19 th June 2024	Meeting (virtual via Teams)	Meeting to discuss potential BESS site to the west of Grendon. At this meeting potential impacts were discussed, along with potential mitigation measures, including screening.
6 th August 2024	Meeting (virtual via Teams)	Meeting to introduce the Scheme, provide a high-level review of identified heritage assets and discuss proposed methodology.
24 th March 2025	Meeting (virtual via Teams) with Conservation Officer	Discussion regarding potential for vibration impacts as a result of construction traffic and update to design following PEIR.



Date	Form of Correspondence	Key Topics Discussed and Key Outcomes
25 th September 2025	Meeting (virtual via Teams) with County Archaeologist	Meeting to discuss archaeological evaluation and mitigation options.
28 th October 2025	Site Visit with Conservation Officer	Site Visit with the Conservation Officers. The Applicant's landscape consultant was also present.
30 th October 2025	Meeting (virtual via Teams) with County Archaeologist	Meeting to discuss archaeological evaluation and mitigation options.
Transport and Access		
19 th November 2025	Meeting (virtual via Teams).	Discussion around access requirements.
27 th November 2025	Meeting (virtual via Teams).	Further clarification on access arrangements DCO schedules relating to access.

2.1.4 It is agreed that this is an accurate record of the key meetings and consultation undertaken between (1) Green Hill Solar Farm Ltd and (2) West Northamptonshire Council in relation to the issues addressed in this SoCG.



3 Matters of Discussion

3.1 Overview

3.1.1 **Table 3.1 to Table 3.18** below detail by topic the matters under discussion with West Northamptonshire Council at the point of this document being published.

3.2 Scheme Description

Table 3.1 Scheme Description

	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
SD-01	Site Description	ES Chapter 3: The Development Site [REP1-029]	The description of the Sites set out in ES Chapter 3: The Development Site [REP1-029] is accurate.	The Applicant awaits the Council's comments.	Matter Under Discussion
SD-02	Scheme Description	ES Chapter 4: Scheme Description [REP1-031]	The Scheme description set out in ES Chapter 4: Scheme Description [REP1-031] is provided with sufficient detail to inform assessments.	The Applicant awaits the Council's comments.	Matter Under Discussion

3.3 Energy Need

Table 3.2 Energy Need

	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
EN-01	Energy Need	Statement of Need [APP-556]	The principle of the need for large scale solar projects is established in national planning policy, as detailed in Section 4 of Planning Statement [EX4/GH7.15_B] and Statement of Need [APP-556] and the principle that large scale solar is an essential part of the UK's generation mix which will bring benefits to national decarbonisation and energy security agendas as well as support the	The Applicant awaits the Council's comments.	Matter Under Discussion



			affordability of clean electricity is supported by West Northamptonshire Council.		
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3.4 Planning Statement

Table 3.3 Planning Statement

	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
PS-01	Local planning policy	Planning Statement [EX4/GH7.15_B]	The Applicant has identified the planning policy documents in Section 5.5 of the Planning Statement [EX4/GH7.15_B] as being relevant and important in relation to the area of the Application. The compliance with relevant local policies is accurately set out in Policy Compliance Document [EX4/GH7.23_B] .	The Applicant awaits the Council's comments.	Matter Under Discussion

3.5 Alternatives and Design Evolution

Table 3.2 Alternatives and Design Evolution

	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
ALT-01	Site Selection	ES Chapter 5: Alternatives and Design Evolution - Appendix 5.1 Site Selection Assessment [REP1-037]	The methodology used in ES Chapter 5: Alternatives and Design Evolution - Appendix 5.1 Site Selection Assessment [REP1-037] is appropriate for the Scheme. The outline design parameters set out in the Concept Design Parameters and Principles [EX4/GH7.23_B] are considered appropriate and	The Applicant awaits the Council's comments.	Matter Under Discussion



	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
			secured by a Requirement in the Draft DCO [REP3-024] .		
ALT-02	Design Approach	Design Approach Document [APP-560]	The process which the design development has taken and how it incorporates technical, functional and safety -led design requirements that have been established through the consultation periods is set out in the Design Approach Document [APP-560] and is acceptable.	The Applicant awaits the Council's comments.	Matter Under Discussion

3.6 EIA Methodology

Table 3.5 EIA Methodology

	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
AM-01	Assessment Methodology	ES Chapter 2_EIA Process and Methodology [APP-039] ES Chapter 7 to 23 [APP-039 to APP-060]	The assessment methodology adopted within the environmental topic assessments mentioned in the technical chapters of the ES [APP-039 to APP-060] have been derived from the information obtained through consultation with stakeholders and by reviewing relevant guidance and studies and is considered acceptable.	The Council is in agreement on this matter.	Matter Agreed
AM-02	Assessment methodology – Professional judgement	ES Chapter 2_EIA Process and Methodology [APP-039]	The identification of likely significant effects on sensitive features and receptors has been informed by professional judgement and the views of the relevant technical specialists, where necessary. The application of professional judgement by specialists within the environmental topic assessments is outlined in	The Council is in agreement on this matter.	Matter Agreed



	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
		ES Chapter 7 to 23 [APP-039 to APP-060]	the technical chapters of the ES Chapter 7 to 23 [APP-039 to APP-060] are appropriate and robust.		

3.7 Residual Effects

Table 3.6 Residual Effects

	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
RE-01	Impacts and Effects	ES Chapter 7 to 23 [APP-039 to APP-060]	<p>The assessment findings for the environmental topics mentioned in the following technical chapters of the ES are considered not significant or of beneficial significance and therefore is considered acceptable:</p> <ul style="list-style-type: none">• ES Chapter 7: Climate Change [APP-044]• ES Chapter 15: Glint and Glare [APP-052]• ES Chapter 16: Air Quality [APP-053]• ES Chapter 18: Human Health [APP-055]• ES Chapter 21: Electromagnetic Fields [APP-058]	<ul style="list-style-type: none">• ES Chapter 16: Air Quality [APP-053] – what stockpiling of soils/materials heaps will take place as these need to be mitigated for dust control too. This is referred to the Soils Management Plan but needs to be highlighted in the AQ chapter and cross referenced• ES Chapter 16: Air Quality [APP-053] – require more information on how dust on and of site will be proactively monitored during construction and decommissioning, especially in regard to warm dry weather forecasts.• Confirmation required as to whether the water used for dust suppression is from a potable source or mains supply. If not mains, how will the supply of water be managed especially in warmer, drier weather?	Matter Under Discussion



	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
			<ul style="list-style-type: none">• ES Chapter 22: Ground Conditions and Contamination [REP1-025]• ES Chapter 23: Major Accidents and Disasters [APP-060]		

3.8 Landscape and Visual Impact

Table 3.7 Landscape and Visual Impact

	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
LVIA-01	Meetings and Workshops	ES Chapter 8: Landscape and Visual [APP-045] ES Chapter 8 Appendix 8.6 Landscape Consultation [APP-083]	The meetings and workshops with statutory consultees set out within Section 8.2 of ES Chapter 8: Landscape and Visual [APP-045] and ES Chapter 8 Appendix 8.5 Landscape Consultation [APP-083] have been effective in informing decision making and monitoring the LVIA assessment process of the Scheme to date. The engagement has been timely and has been a valuable tool in seeking understanding and agreement about the key issues.	The Council agrees that the engagement has been a valuable tool in seeking understanding and agreement about the key issues.	Matter Agreed



Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status	
LVIA-02	Baseline Conditions	ES Chapter 8: Landscape and Visual [APP-045] ES Chapter 8 Appendix 8.3.1 LVIA Assessment Sheets [APP-081]	The description of the existing baseline landscape and visual conditions set out within Section 8.5 of ES Chapter 8: Landscape and Visual [APP-045] and ES Chapter 8 Appendix 8.3.1 LVIA Assessment Sheets [APP-081] is representative of the baseline site conditions and therefore acceptable to inform the assessment.	The Council agrees that the information provided is appropriate and sufficient to inform the assessment, and that the approach taken is acceptable for the purposes of the Examination.	Matter Agreed
LVIA-03	Appendices and Figures	ES Chapter 8: Landscape and Visual [APP-045]	The Appendices and Figures listed within Section 8.1 of ES Chapter 8: Landscape and Visual [APP-045] are presented in sufficient detail to inform the baseline, underpin the LVIA process and to identify the likely significant effects of the Scheme.	The Council agrees that the information provided is appropriate and sufficient to inform the assessment, and that the approach taken is acceptable for the purposes of the Examination.	Matter Agreed
LVIA-04	Study Area/Scope of Assessment	ES Chapter 8: Landscape and Visual [APP-045]	The Study Areas and Scope of Assessment set out within Section 8.5 of ES Chapter 8: Landscape and Visual [APP-045] is sufficient to inform the assessment baseline conditions.	The Council agrees that the information provided is appropriate and sufficient to inform the assessment, and that the approach taken is acceptable for the purposes of the Examination.	Matter Agreed



Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status	
LVIA-05	Assessment Methodology	ES Chapter 8: Landscape and Visual [APP-045] ES Chapter 8 Appendix 8.1 LVIA Methodology [APP-078]	The methodology adopted within Section 8.4 of ES Chapter 8: Landscape and Visual [APP-045] and ES Chapter 8 Appendix 8.1 LVIA Methodology [APP-078] follows the 'Guidelines for Landscape and Visual Impact Assessment' Third Edition (GLVIA3) and derived from consultation and engagement with stakeholders and by reviewing relevant guidance and studies and is considered acceptable in so far as it relates to those elements of the Scheme within West Northamptonshire Council jurisdiction.	The Council agrees that the information provided is appropriate and sufficient to inform the assessment, and that the approach taken is acceptable for the purposes of the Examination.	Matter Agreed
LVIA-06	Landscape Character Assessments	ES Chapter 8: Landscape and Visual [APP-045] ES Chapter 8 Appendix 8.4 Landscape Character Area Descriptions [APP-082] ES Chapter 8 Appendix 8.2 Landscape Receptor [APP-080]	The published landscape character assessments that are relied upon at the national, regional, and local level and set out within Section 8.5 of ES Chapter 8: Landscape and Visual [APP-045] and ES Chapter 8 Appendix 8.4 Landscape Character Area Descriptions [APP-082] and ES Chapter 8 Appendix 8.2	The Council agrees that the information provided is appropriate and sufficient to inform the assessment, and that the approach taken is acceptable for the purposes of the Examination.	Matter Agreed



Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status	
		Landscape Receptor [APP-080] are considered acceptable to inform the assessment baseline conditions.			
LVIA-07	Visual Receptors: Assessment Viewpoints for the Sites	ES Chapter 8: Landscape and Visual [APP-045]	The viewpoints set out within Section 8.5 of ES Chapter 8: Landscape and Visual [APP-045] and ES Chapter 8: Figure 8.10 [APP-308] are considered acceptable to inform the assessment baseline conditions.	The Council agrees that the viewpoint information provided is appropriate and sufficient to inform the assessment, and that the approach taken is acceptable for the purposes of the Examination.	Matter Agreed
LVIA-08	Visual Receptors: Additional Assessment Viewpoints for the Cable Route Corridor	ES Chapter 8: Landscape and Visual [APP-045]	The viewpoints set out within Section 8.5 of ES Chapter 8: Landscape and Visual [APP-045] and ES Chapter 8: Figure 8.10 [APP-308] are considered acceptable to inform the baseline conditions for the Cable Route Corridor and Substations.	The Council agrees that the viewpoint information provided is appropriate and sufficient to inform the assessment, and that the approach taken is acceptable for the purposes of the Examination.	Matter Agreed
LVIA-09	Landscape Receptors: Value	ES Chapter 8: Landscape and Visual [APP-045]	The judgements on value for the landscape receptors, as set out within Section 8.5 of ES Chapter 8: Landscape and Visual [APP-045] are considered acceptable to	The Council agrees with the landscape value judgements presented in the ES, which appropriately reflect the characteristics, condition and local distinctiveness of the receiving landscape.	Matter Agreed



	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
			inform the assessment baseline conditions.		
LVIA-10.1	Embedded Design Mitigation	ES Chapter 8: Landscape and Visual [APP-045]	The approach and proposals for embedded mitigation set out within Section 8.6 of ES Chapter 8: Landscape and Visual [APP-045] , considers the landscape and visual matters associated with the Scheme as part of an iterative process.	The Council acknowledges that embedded mitigation has been incorporated through the Outline Landscape and Ecological Management Plan (OLEMP) [REP3-062] and associated mitigation drawings, and that these measures represent a landscape-led approach.	Matter Agreed
LVIA-10.2	Embedded Design Mitigation	ES Chapter 8: Landscape and Visual [APP-045]	Establishing planting will add a positive element to this landscape.	It is considered that the effectiveness of planting in reducing character effects has been overstated.	Matter Under Discussion
LVIA – 10.3	Embedded Design Mitigation	ES Chapter 8: Landscape and Visual [APP-045]	Vegetation removal, as shown on the Landscape and Ecology Mitigation and Enhancement Plans [REP3-042, REP3-044, APP-209, REP3-046, APP-211, REP3-048, REP3-050, APP-214, APP-215, REP3-052, APP-217, REP3-054, APP-219] is relatively minimal.	The Council acknowledges that through the Landscape Led approach to the design, vegetation removal is relatively minimal.	Matter Agreed



Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status	
LVIA-11	Presentation of Assessment Findings	ES Chapter 8: Landscape and Visual [APP-045]	The approach to the assessment is considered acceptable as set out in Section 8.6 of ES Chapter 8: Landscape and Visual [APP-045] . This non-technical summary is to assist readers understand the conclusions of the LVIA and contains a list of potentially affected receptors with summarising narrative to provide context and identify what the key issues are.	The Council agrees that the way information has been presented is appropriate and sufficient to inform the assessment, and that the approach taken is acceptable for the purposes of the Examination.	Matter Agreed
LVIA-12.1	Landscape and Ecological Management Plan: Landscape and Ecological Improvements	Landscape and Ecology Mitigation and Enhancement Plans (Figures 4.10-4.20) [REP3-042, REP3-044, APP-209, REP3-046, APP-211, REP3-048, REP3-050, APP-214, APP-215, REP3-052, APP-217, REP3-054, APP-219] Outline Landscape and Ecological Management Plan [REP1-137]	The landscape and ecological improvements are set out in the Landscape and Ecology Mitigation and Enhancement Plans (Figures 4.10 to 4.20) . The Landscape and Ecology Mitigation and Enhancement Plans (Figures 4.10 to 4.20) are acceptable and require no further revisions.	This is agreed.	Matter Agreed
LVIA-12.2	Landscape and Ecological Management	Landscape and Ecology Mitigation and Enhancement Plans	The Outline Landscape and Ecological Management	The Council supports the principle of long-term management as set out in the	Matter Agreed



	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
	Plan: Landscape and Ecological Improvements	(Figures 4.10-4.20) [REP3-042, REP3-044, APP-209, REP3-046, APP-211, REP3-048, REP3-050, APP-214, APP-215, REP3-052, APP-217, REP3-054, APP-219] Outline Landscape and Ecological Management Plan [REP3-062]	Plan [REP3-062] and are considered acceptable. The Outline Landscape and Ecological Management Plan [REP3-062] (the 'OLEMP') is secured by Requirement 7 of Schedule 2 of Draft Development Consent Order Revision [REP3-024]	OLEMP [REP3-062] and recognises the opportunities for biodiversity enhancement through hedgerow, woodland and grassland creation. The Outline Landscape and Ecological Management Plan [REP3-062] (the 'OLEMP') is acceptable.	
LVIA-12.3	Landscape and Ecological Management Plan: Landscape and Ecological Improvements	Landscape and Ecology Mitigation and Enhancement Plans (Figures 4.10-4.20) [REP3-042, REP3-044, APP-209, REP3-046, APP-211, REP3-048, REP3-050, APP-214, APP-215, REP3-052, APP-217, REP3-054, APP-219] Outline Landscape and Ecological Management Plan [REP3-062]	Following further development of the Scheme, more detailed planting plans including detail of areas of landscape mitigation, location and types of planting (species), as well as number, density and specification will be provided prior to any works commencing. The detailed landscape proposals will consist of the area and extent of the Scheme shown on Landscape and Ecology Mitigation and	The Council agrees that the information provided is appropriate and sufficient to inform the detailed planting plans required post consent.	Matter Agreed



	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
			Enhancement Plans (Figures 4.10-4.20).		
LVIA-13.1	Landscape Assessment	ES Chapter 8: Landscape and Visual [APP-045]	The Landscape Assessment set out in ES Chapter 8: Landscape and Visual [APP-045] follows GLVIA3 and is robust.	The Council agrees that the assessment follows GLVIA3 and that the methodology is robust.	Matter Agreed
LVIA-13.2	Landscape Assessment	ES Chapter 8: Landscape and Visual [APP-045]	The Landscape Assessment set out in ES Chapter 8: Landscape and Visual [APP-045] for Sites A, A.2 and B individually are considered acceptable.	This is agreed.	Matter Agreed
LVIA-13.3.1	Landscape Assessment	ES Chapter 8: Landscape and Visual [APP-045]	The proposed planting and habitat measures set out on the Landscape and Ecology Mitigation and Enhancement Plans (Figures 4.10 to 4.20) [REP3-042, REP3-044, APP-209, REP3-046, APP-211, REP3-048, REP3-050, APP-214, APP-215, REP3-052, APP-217, REP3-054, APP-219] , would deliver ecological and	The proposed planting and habitat measures would deliver ecological and structural improvements.	Matter Agreed



	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
			structural improvements across all the Sites.		
LVIA-13.3.2	Landscape Assessment	ES Chapter 8: Landscape and Visual [APP-045]	The proposed planting and habitat measures set out on the Landscape and Ecology Mitigation and Enhancement Plans (Figures 4.10 to 4.20) [REP3-042, REP3-044, APP-209, REP3-046, APP-211, REP3-048, REP3-050, APP-214, APP-215, REP3-052, APP-217, REP3-054, APP-219] , would deliver ecological and structural improvements across all the Sites resulting in Significant Beneficial Effects to Landscape Fabric from Year 15 for the remaining duration of the Scheme.	These primarily function as mitigation rather than enhancement and would not fully outweigh the landscape fabric change arising from the introduction of solar infrastructure, fencing, access tracks, substations and other associated paraphernalia. As such, it is the Council's judgement that there will still be an adverse effect to Landscape Fabric at Year 15 and for the remaining duration of the scheme.	Matter Under Discussion
LVIA-13.4.1	Landscape Assessment	ES Chapter 8: Landscape and Visual [APP-045]	The Landscape Assessment set out in ES Chapter 8: Landscape and Visual [APP-045] concludes that prior to the establishment of the mitigation proposals, effects on landscape character associated with Sites A, A.2 and B individually within the Local Study Area during	This is agreed.	Matter Agreed



	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
			construction and at Year 1 would be Significant.		
LVIA-13.4.2	Landscape Assessment	ES Chapter 8: Landscape and Visual [APP-045]	The Landscape Assessment set out in ES Chapter 8: Landscape and Visual [APP-045] concludes that prior to the establishment of the mitigation proposals, the cumulative effects of the Scheme on landscape character within the Local Study Area during construction and at Year 1 would be Significant.	The Council considers that the combined presence of multiple sites across West Northamptonshire is likely to give rise to a greater level of significant adverse cumulative effect on landscape character as a whole than set out in the assessment.	Matter Under Discussion
LVIA-13.5	Landscape Assessment	ES Chapter 8: Landscape and Visual [APP-045]	The Landscape Assessment set out in ES Chapter 8: Landscape and Visual [APP-045] concludes that following the establishment of the mitigation proposals, effects on landscape character associated with sites individually would reduce and whilst still Adverse, would no longer be Significant.	The Council agrees with this position.	Matter Agreed
LVIA-14.1	Visual Assessment	ES Chapter 8: Landscape and Visual [APP-045]	The methodology used within the visual assessment is appropriate and conforms to GLVIA3.	The Council agrees that the viewpoint assessment methodology is appropriate.	Matter Agreed



	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
LVIA-14.2	Visual Assessment	ES Chapter 8: Landscape and Visual [APP-045]	The submitted Photomontages conform to the requirements of LI TGN 6/19 guidance.	Submitted photomontages are of a good standard and conform to the requirements of LI TGN 6/19 guidance.	Matter Agreed
LVIA-14.3	Visual Assessment	ES Chapter 8: Landscape and Visual [APP-045]	The Visual Assessment set out in ES Chapter 8: Landscape and Visual [APP-045] are considered acceptable	The Council agrees that the viewpoint assessment methodology is appropriate and that the submitted photomontages are of a good standard. However, professional judgement differs regarding the extent and duration of residual visual effects on PRoW NN/DF/004.	Matter Agreed
LVIA-15	Duration	Scheme duration Decommissioning	The operational life of the Scheme is for no more than 60 years and decommissioning is therefore estimated to be in 2089. Requirement 21 of Schedule 2 to the Draft DCO Revision A [REP3-024] requires the Scheme to be decommissioned in accordance with a decommissioning plan to be	The Council considers that a 40-year operational period would be materially preferable to the proposed 60-year duration given the earlier establishment of a 'legacy landscape; and the reduced length of time characterised by energy-infrastructure.	Matter Under Discussion



	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
			<p>approved by the relevant planning authorities.</p> <p>This time period is assessed in the EIA (and within this LVIA chapter and supporting appendices).</p> <p>The proposed maximum 60-year operational period is not uncommon, several consented solar DCO projects provide for the same timescales including the Mallard Pass Solar Farm; Cottam Solar Project; West Burton Solar Project; Gate Burton Energy Park; and Tillbridge Solar Project.</p>		

3.9 Ecology and Biodiversity

Table 3.8 Ecology and Biodiversity

	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
EB-01	Methodology	ES Chapter 9: Ecology and	The methodology adopted within Section 9.4 of ES Chapter 9 Ecology and Biodiversity [REP1-033] has been derived from the information	Methodology acceptable.	Matter Agreed



	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
		Biodiversity [REP1-033]	obtained through consultation and engagement with stakeholders and by reviewing relevant guidance and studies and is considered acceptable in so far as it relates to those elements of the Scheme within West Northamptonshire Council.		
EB-02	Baseline Conditions	ES Chapter 9: Ecology and Biodiversity [REP1-033]	The methodology adopted within Section 9.6 of ES Chapter 9 Ecology and Biodiversity [REP1-033] are representative of the baseline site conditions in so far as they relate to those elements of the Scheme within West Northamptonshire Council.	Methodology acceptable.	Matter Agreed
EB-03	Mitigation	ES Chapter 9: Ecology and Biodiversity [REP1-033]	The proposed mitigation measures set out within Section 9.8 of ES Chapter 9 Ecology and Biodiversity [REP1-033] are acceptable in so far as they relate to those elements of the Scheme within West Northamptonshire Council.	Methodology acceptable.	Matter Agreed
EB-04	Residual Effects	ES Chapter 9: Ecology and Biodiversity [REP1-033]	The judgements on the likely residual effects and conclusions for the effects to ecology set out within Section 9.9 of ES Chapter 9 Ecology and Biodiversity [REP1-033] are considered acceptable in so far as they relate to those elements of the	Methodology acceptable.	Matter Agreed



	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
			Scheme within West Northamptonshire Council.		
EB-05	Habitat Regulation Assessment	ES Chapter 9: Ecology and Biodiversity [REP1-033] Habitat Regulations Assessment (HRA) [REP1-153]	A Habitat Regulation Assessment screening has been carried out and outlined in Habitat Regulations Assessment (HRA) [REP1-153] with impacts discussed in ES Chapter 9: Ecology and Biodiversity [REP1-033] . The methodology is considered acceptable and the assessment is considered to have been carried out appropriately.	Assessment is considered acceptable given the dialogue with Natural England that has occurred along its preparation.	Matter Agreed
EB-06	Biodiversity Net Gain	Appendix 9.13: Biodiversity Net Gain [REP1-043]	The approach to assessing and securing BNG as stated in Appendix 9.13: Biodiversity Net Gain [REP1-043] was acceptable.	The approach to assessing and securing BNG as stated in Appendix 9.13: Biodiversity Net Gain [REP1-043] is considered acceptable. Some comments are made in respect of the requirements. It would be useful to understand if at a WNC level that at least a 10% Biodiversity Net Gain is to be achieved.	Matter Under Discussion
EB-07	Outline Landscape and Ecological Management Plan	Outline Landscape and Ecological Management Plan [REP3-062]	The measures in the OLEMP [REP3-062] are correctly identified and appropriate	The measures in the Outline Landscape and Ecological Management Plan OLEMP [REP3-062] are as expected brief the majority of the components that would be expected in a full final	Matter Under Discussion



	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
				<p>version of the document are present, however there is a need for some detail of the timing in relation to the removal of habitat and the provision of the compensatory habitat in particular where Functionally Linked Land is to be lost, this should not be removed until a suitable compensation area has been created at is at a considered favourable condition to support birds associated with the interest features of the Upper Nene Valley Gravel Pits SSSI/SPA.</p>	

3.10 Hydrology, Flood Risk and Drainage

Table 3.9 Hydrology, Flood Risk and Drainage

	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
HYD-01	Methodology	ES Chapter 10: Hydrology, Flood Risk and Drainage [REP1-023]	<p>The methodology adopted within Section 10.4 of ES Chapter 10: Hydrology, Flood Risk and Drainage [REP1-023] has been derived from the information obtained through</p>	<p>The methodology outlined within Section 10.4 of ES Chapter 10: Hydrology, Flood Risk and Drainage [REP1-023] is acceptable.</p>	Matter Agreed



	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
			consultation with stakeholders and by reviewing relevant guidance and studies and is considered acceptable.		
HYD-02	Baseline Conditions	ES Chapter 10: Hydrology, Flood Risk and Drainage [REP1-033]	The baseline conditions which are detailed within Section 10.5 of ES Chapter 10: Hydrology, Flood Risk and Drainage [REP1-023] are representative of the baseline site conditions within West Northamptonshire Council.	It is agreed that the baseline conditions outlined within Section 10.5 of ES Chapter 10: Hydrology, Flood Risk and Drainage [REP1-023] are representative of the baseline site. Green Hill A, A2 and B are currently greenfield sites. Green Hill A, A2 and B lie within the Upper Nene catchment. Several Ordinary Watercourses, including a network of land drainage ditches, flow through the sites.	Matter Agreed
HYD-03	Mitigation	ES Chapter 10: Hydrology, Flood Risk and Drainage [REP1-023]	The proposed mitigation measures set out within Section 10.8 of ES Chapter 10: Hydrology, Flood Risk and Drainage [REP1-023] are acceptable.	It is agreed that the associated mitigation measures outlined within Sections 10.8 and 10.9 of ES Chapter 10: Hydrology, Flood Risk and Drainage [REP1-023] are acceptable.	Matter Agreed
HYD-04	Surface Water	ES Chapter 10: Hydrology, Flood Risk and Drainage [REP1-023]	It is agreed that Surface Water Flood Risk is appropriately addressed at this stage as set out in ES Chapter 10: Hydrology, Flood Risk and Drainage Appendix 10.1 Flood Risk Assessment and	It is agreed that the flood risk to the site is appropriately addressed through a site-wide Flood Risk Assessment and Drainage Strategy (Appendix 10.1 EN010170/APP/GH6.3.10.1), which is supported by individual site assessments (Appendix 10.3 - Annex B: Flood Risk Assessment and Drainage Strategy –	Matter Agreed



	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
			Drainage Strategy Report [REP1-023].	Green Hill A [EN010170/APP/6.3.10.3], Appendix 10.4 – Annex C: Flood Risk Assessment and Drainage Strategy.	
HYD-05	Drainage	ES Chapter 10: Hydrology, Flood Risk and Drainage [REP1-023]	<p>It is agreed that ES Chapter 10: Hydrology, Flood Risk and Drainage [REP1-023] details that the Scheme is maintaining the existing surface water runoff regime by utilising permeable surfacing for the site accesses, linear infiltration trenches around any proposed infrastructure (substations and batteries) and wildflower planting at the leeward edge of solar panels will ensure that the Scheme is unlikely to generate surface water runoff rates beyond the baseline scenario.</p> <p>The proposed drainage design set out in the included ES Appendix 1: Flood Risk Assessment and Drainage Strategy [REP1-053] is appropriate and is secured through Requirement 11, 'Surface and Foul Water Drainage' is included within Draft Development Consent</p>	<p>It is agreed that the proposed surface water drainage scheme is appropriate in line with the Flood Risk Assessment (Appendix 10.1 [EN010170/APP/GH6.3.10.1]) and it is therefore expected that any local impacts would be mitigated. The detailed design of the surface water drainage scheme for Green Hill A, A2 and B will need to be submitted to and approved by West Northamptonshire Council, as part of a Discharge of Requirements application, to ensure it provides adequate mitigation.</p>	Matter Agreed



	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
			<p>Order [REP3-024]. Additional detail regarding the proposed surface water drainage strategies in accordance with SuDS principles for proposed areas of hardstanding will need to be provided to ensure greenfield run-off rates are maintained.</p> <p>Requirement 11 of the DCO secures written details of the surface water drainage scheme and (if any) foul water drainage scheme through an appropriate plan which must be substantially in accordance with the outline drainage strategy.</p>		
HYD-06	Local Lead Flood Authority (LLFA)	Draft Development Consent Order [REP3-024]	<p>The LLFA has agreed to the DCO disapplying the requirement for ordinary watercourse consent under the Land Drainage Act 1991.</p> <p>.</p>	<p>For clarity, the LLFA have not disappplied the requirement for an environmental permit for flood risk activity. The DCO will disapply the need for Land Drainage Consent. However, irrespective of any planning permission, formal written consent should be sought via an equivalent mechanism (such as Discharge of Requirements) for: (i) Any works to any non-main river watercourse that lies within West Northamptonshire Council's administrative boundaries. (ii) Any diversion, culvert, weir,</p>	Matter Under Discussion



	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
				dam, or obstruction to the flow of any such watercourse. This requirement also includes potential temporary works.	

3.11 Minerals

Table 3.10 Minerals

	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
MIN-01	Methodology	ES Chapter 11: Minerals [APP-048]	The methodology adopted within Section 11.4 of ES Chapter 11: Minerals [APP-048] has been derived from the information obtained through consultation with stakeholders and by reviewing relevant guidance and studies and is considered acceptable.	The Applicant awaits the Council's comments.	Matter Under Discussion
MIN-02	Baseline Conditions	ES Chapter 11: Minerals [APP-048]	The baseline conditions which are detailed within Section 11.6 of ES Chapter 11: Minerals [APP-048] are representative of the baseline site conditions within West Northamptonshire Council.	The Applicant awaits the Council's comments.	Matter Under Discussion



	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
MIN-03	Mitigation	ES Chapter 11: Minerals [APP-048]	The proposed mitigation measures set out within Section 11.9 of ES Chapter 11: Minerals [APP-048] are acceptable.	The Applicant awaits the Council's comments.	Matter Under Discussion
MIN-04	Construction/Operational/Decommissioning Impacts and Effects Sand and Gravel mineral safeguarding	ES Chapter 11: Minerals [APP-048]	It is agreed that the impact on mineral safeguarding resources will be no more than a temporary sterilisation effect. The magnitude of impact is low and minor significance of effect. The assessment of impacts and effects as set out in Section 11.8 of ES Chapter 11: Minerals [APP-048] is accurate.	The Applicant awaits the Council's comments.	Matter Under Discussion
MIN-05	Mitigation Measures: Cable Route Corridor	ES Chapter 11: Minerals [APP-048]	The scheme has been designed to enable impacts on operational quarries to be minimised or avoided. Mitigation set out within Section 11.7 and 11.9 of ES Chapter 11: Minerals [APP-048] . The proposed mitigation measures set out within Section 11.9 of ES Chapter 11: Minerals [APP-048] are acceptable.	The Applicant awaits the Council's comments.	Matter Under Discussion



3.12 Cultural Heritage

Table 3.11 Cultural Heritage

	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
CH-01	Methodology	ES Chapter 12: Cultural Heritage [APP-049]	The methodology adopted within ES Chapter 12: Cultural Heritage [APP-049] has been derived from the information obtained through consultation with stakeholders and by reviewing relevant guidance and studies and is considered acceptable.	Agreement that methodology is acceptable	Matter Agreed
CH-02	Baseline Conditions	ES Chapter 12: Cultural Heritage [APP-049]	The baseline conditions which are detailed within ES Chapter 12: Cultural Heritage [APP-049] are representative of the baseline site conditions within West Northamptonshire Council.	Agreement on baseline conditions	Matter Agreed
CH-03	Mitigation	ES Chapter 12: Cultural Heritage [APP-049]	The proposed mitigation measures set out within ES Chapter 12: Cultural Heritage [APP-049] are acceptable.	Agree that the construction and operational mitigation measures that have been proposed to respond to the identified heritage sensitivities are reasonable and proportionate. In some cases, despite the proposed mitigation measures at the construction and operation stages, there will be residual harm to the significance of designated and non-designated heritage	Matter Under Discussion



	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
				assets as a result of development within their settings.	
CH-04	Heritage Assessment	ES Chapter 12: Cultural Heritage [APP-049]	<p>The heritage assessment provided in ES Chapter 12: Cultural Heritage [APP-049] is supported by:</p> <ul style="list-style-type: none">12.1: Heritage Statement [APP-120] <p>The heritage assessment sufficiently assesses potential impacts to heritage assets. Where impacts have been identified these have been appropriately mitigated.</p>	<p>In some cases, despite the proposed mitigation measures at the construction and operation stages, there will be residual harm to the significance of designated and non-designated heritage assets as a result of development within their settings. This harm should be given considerable weight in the planning assessment. The applicant would need to provide clear and convincing justification for any harm and demonstrate how the harm has been reduced to the lowest achievable levels.</p>	Matter Under Discussion
CH-05	Archaeological Assessment	ES Chapter 12: Cultural Heritage [APP-049]	<p>The archaeological assessment provided in ES Chapter 12: Cultural Heritage [APP-049] is supported by the results of a programme of archaeological evaluation see the following ES appendices:</p> <ul style="list-style-type: none">12.2: Archaeological Desk – Based Assessments [APP-121-127]	<p>Still under discussion. Some additional evaluation using alternative techniques is being carried out but has had to wait for harvest and is not yet available.</p> <p>The Applicant awaits the Council's comments on the additional geophysical surveys</p>	Matter Under Discussion



	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
			<ul style="list-style-type: none">12.3: Aerial Photographic and LiDAR mapping and interpretation [APP-128]12.4: Archaeological Geophysical Survey Reports [APP-129]12.5: Archaeological Evaluation (interim reports) [APP-130]	that were submitted at Deadline 1 [REP1-059] to [REP1-077].	
CH-06	Archaeological Assessment	ES Chapter 12: Cultural Heritage [APP-049]	<p>ES Chapter 12: Cultural Heritage [APP-049] is supported by the results of a Geophysical Survey and trial trench evaluation.</p> <p>Geophysical surveys were undertaken within all areas of the Scheme that were suitable for survey (for example, roads and areas of woodland were excluded) and where land access was permitted. The results of the geophysical survey are provided in Appendix 12.4A [APP-129]. Evaluation trial trenching was undertaken to test the results of the geophysical survey. Interim reports detailing the results of the evaluation trial trenching are provided in Appendix 12.5 [APP-130]. Archaeological evaluation works were undertaken in line with a Written Scheme of Investigation (WSI)</p>	<p>Still under discussion. Some additional evaluation using alternative techniques is being carried out but has had to wait for harvest and is not yet available.</p> <p>The Applicant awaits the Council's comments on the additional geophysical surveys that were submitted at Deadline 1 [REP1-059] to [REP1-077].</p>	Matter Under Discussion



	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
			<p>agreed with the Local Authority's Planning Archaeologists.</p> <p>Archaeological evaluation has been undertaken inline with Paragraph 5.9.10 of NPS EN1, Paragraphs 2.10.113 and 2.10.115 of NPS EN3 and Paragraph 207 of NPPF to ensure the level of detail provided as part of the assessment is proportionate to the assets' importance and no more than is sufficient to understand the potential impact of the proposal on their significance.</p> <p>Archaeological evaluation was not undertaken in areas where it was either not possible (i.e. as a result of woodland, arboriculture and ecological considerations or access issues) or not safe to do so (i.e. due to livestock or overhead electricity cables / buried utilities).</p>		
CH-07	Further Archaeological Evaluation	ES Chapter 12: Cultural Heritage [APP-049]	<p>Appendix 12.6: Archaeological Mitigation Strategy (AMS) [EX4/GH6.3.12.6_A] details the mitigation measures to safeguard archaeological assets including preservation in situ (using a non-intrusive construction methodology) and mitigation by record (including strip, map and</p>	<p>Under discussion – some of the proposed mitigation measures have been queried.</p>	<p>Matter Under Discussion</p>



	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
			<p>sample and archaeological monitoring) and is considered acceptable.</p> <p>The draft AMS sets out the scope and guiding principles for the planning and implementation of further evaluation surveys and proposed archaeological mitigation works to be undertaken.</p> <p>The final mitigation strategies will be set out in the Final AMS secured through Requirement 12 of the Draft DCO.</p>		
CH-08	Further Archaeological Evaluation	Written Scheme of Investigation	<p>The Written Scheme of Investigation sets out proposed archaeological mitigation. Mitigation proposed includes:</p> <ul style="list-style-type: none">• Informative Trenching• Open-area Excavation• Strip, Map and Sample Excavation• Archaeological monitoring (watching brief)• Preservation in situ	<p>The Applicant awaits the Council's comments.</p>	Matter Under Discussion



3.13 Transport and Access

Table 3.12 Transport and Access

	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
TA-01	Methodology	ES Chapter 13: Transport and Access [REP2-003]	The methodology adopted within ES Chapter 13: Transport and Access [REP2-003] has been derived from the information obtained through consultation with stakeholders and by reviewing relevant guidance and studies and is considered acceptable.	WNC questions the application of a 50% discount on worker trips as a result of local hotel accommodation and shuttle transport. Further evidence required.	Matter Under Discussion
TA-02	Baseline Conditions	ES Chapter 13: Transport and Access [REP2-003]	The baseline conditions which are detailed within ES Chapter 13: Transport and Access [REP2-003] are representative of the baseline site conditions within West Northamptonshire Council.	The Council is in agreement with this matter.	Matter Agreed
TA-03	Mitigation	ES Chapter 13: Transport and Access [REP2-003]	The proposed mitigation measures set out within ES Chapter 13: Transport and Access [REP2-003] are acceptable.	Cannot be agreed until impact has been fully established and agreed.	Matter Under Discussion
TA-04	Abnormal Load Routes	ES Chapter 13: Transport and Access [REP2-003]	The routes identified for the delivery of abnormal loads, as set out in Table 13.14 of Chapter 13: Transport and Access [REP2-003] and the Transport Assessment [REP2-003] are acceptable.	Some detail requires clarification such as the chosen route for AIL movements to BESS and inconsistencies in the documents relating to access arrangements for the cable loads to Cable Route Access 16.	Matter Under Discussion



	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
TA-05	HGV Routes	ES Chapter 13: Transport and Access [REP2-003]	All HGVs associated with the construction phase of the Scheme will follow the designated routes as illustrated in figures 13.13 to 13.17 and are summarised in ES Chapter 13: Transport and Access [REP2-003] Table 13.10.	The Council is in agreement with this matter.	Matter Agreed
TA-06	PRoW	ES Chapter 13: Transport and Access [REP2-003]	ES Chapter 13: Transport and Access [REP2-003] identifies and proposes measures to address the potential impacts and likely significant effects of the Scheme on Transport and Access during the construction, operation and maintenance, and decommissioning phases, including PRoW. The residual effects and conclusions for impacts on PRoW are considered acceptable in so far as they relate to those elements of the Scheme within West Northamptonshire Council.	Impacts and mitigation are agreed. Correction required regarding the route of Footpath CW1 presented in the submission which does not align with the Definitive Map.	Matter Under Discussion
TA-07	Permissive Paths	ES Chapter 13: Transport and Access [REP2-003]	Permissive paths are identified and proposed as part of the Scheme. Refer to the Outline Public Rights of Way and Permissive Paths Management Plan [REP1-147] which is considered a benefit of the Scheme.	Agreed.	Matter Under Discussion



	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
TA-08	Site and Cable Route Corridor Accesses	ES Chapter 13: Transport and Access [REP2-003]	A total of 47 access points across the Scheme are proposed for construction and operation purposes for the Sites, Cable Route Corridor and Cable Construction Compounds. The access locations for the northern, central and southern area of the Study Area are presented in Figures 13.13 to 13.17 [APP-432 to APP-438] and summarised in Table 13.10 are considered appropriate.	<p>WNC requires justification of the use of existing field gateways with sub-standard visibility as site access points over providing new, and visibility compliant access points.</p> <p>All site access points and associated mitigation measures must be subject to Road Safety Audit. This has not yet been undertaken.</p> <p>All site and cable route accesses require further design detail.</p> <p>Clarification is required on which site accesses will remain for maintenance/ decommissioning.</p> <p>It is not clear how accesses that have substandard SSD and are proposed to utilise banksmen or other traffic control as mitigation will be able to operate safely following construction and during the operational or maintenance phase.</p>	Matter Under Discussion
TA-09	Traffic and Access Impacts	ES Chapter 13: Transport	ES Chapter 13: Transport and Access [REP2-003] presents an assessment of the impacts of the construction traffic	WNC questions the application of a c.50% discount on worker trips as a result of local hotel	Matter Under Discussion



Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
	and Access [REP2-003]	resulting from the Scheme on sensitive receptors. The associated Transport Assessment [APP-151] considers whether the Scheme will be acceptable in transport and highway terms. The assessment concludes that, following the implementation of mitigation measures, the residual effect would be not significant and is acceptable.	accommodation and shuttle transport. Further evidence/ justification required. Personal Injury Collision clusters require greater analysis. TA provides no information on public transport. No information has been provided on parking demand and parking capacity of compounds. Additionally, it is not clear how workers travel from compounds to the sites themselves. No information is provided on how HGV deliveries will be managed in respect of avoiding conflict in the highway and at site accesses. The TA/ES does not categorically confirm that all routes have been assessed and that tracking assessments are available to confirm the routes can safely accommodate construction and coincident use by the public.	



	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
TA-10	Glint and Glare	Glint and Glare Technical Note [REP2-054]	Glint and Glare Technical Note [REP2-054] presents an assessment and modelling of the impact of glint and glare on the local road network. The assessment is robust and identifies low impact and no further mitigation is required.	This is in agreement.	Matter Agreed

3.14 Noise and Vibration

Table 3.13 Noise and Vibration

	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
NV-01	Methodology	ES Chapter 14: Noise and Vibration [APP-051] and ES Addendum Chapter 14 Noise and Vibration [REP1-168]	The methodology adopted within ES Chapter 14: Noise and Vibration [APP-051] and ES Addendum Chapter 14 Noise and Vibration [REP1-168] has been derived from the information obtained through consultation with stakeholders and by reviewing relevant guidance and studies and is considered acceptable.	The Council is in agreement with this matter. The Applicant awaits the Council's comments on the ES Addendum.	Matter Agreed
NV-02	Baseline Conditions	ES Chapter 14: Noise and Vibration [APP-	The baseline conditions which are detailed within ES Chapter 14: Noise and Vibration [APP-051]	The Council is in agreement with this matter.	Matter Agreed



Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status	
	APP-051] and ES Addendum Chapter 14 Noise and Vibration [REP1-168]	and ES Addendum Chapter 14 Noise and Vibration [REP1-168] The baseline noise monitoring detailed within ES Chapter 14: Noise and Vibration [APP-051] and ES Addendum Chapter 14 Noise and Vibration [REP1-168] is representative of the sound levels in the vicinity of the Sites and experienced by nearby sensitive receptors. The selected sensitive receptors represent those locations which would potentially be worst affected by noise and vibration.	The Applicant awaits the Council's comments on the ES Addendum.		
NV-03	Mitigation	ES Chapter 14: Noise and Vibration [APP-051] and ES Addendum Chapter 14 Noise and Vibration [REP1-168]	The proposed mitigation measures set out within ES Chapter 14: Noise and Vibration [APP-051] and ES Addendum Chapter 14 Noise and Vibration [REP1-168] are acceptable.	Paragraph 4.4.20 of the report states that “Where background and rating levels are low, BS 4142:2014 states that the absolute level might be as, or more, relevant than the margin by which the rating level exceeds the background noise. As such, it is proposed that noise limits will be a combination of a margin of 5 dB above the representative background level, subject to a fixed lower threshold of 35 dB, which would apply in low background noise situations .” The rural areas as shown by the background noise survey show lower	Matter Under Discussion



Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
			<p>noise levels than 35dB, LA90 so the fixed lower threshold of 35dB LA90 is not considered acceptable. Any noise assessment and mitigation design should take the lower background noise levels into account for the sensitive receptors and not assume that the lowest is 35dB across the whole area.</p> <p>Paragraph 14.8.50 to 14.8.52 advises that this has been considered by using BS8233 internal levels for night time issuing an open window. In this case the noise levels are acceptable. However, later in the operational noise assessment, Table 14.29: Operational Noise Assessment Table states “* The Representative Noise Level LA90, dB given in this column is the measured background noise level in the relevant period, representative of the sensitive receptor location, except where the background noise level is below 35 dB LA90, and thus 35 dB has been used as the relevant criteria from which to compare the impact, in line with the methodology and criteria set out in 14.4.18 to 14.4.32.”.</p>	



Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
			<p>This is confusing, please provide clarity on why this varies in the document. The actual background noise level and not a lower threshold of 35dB should be used when assessing significance.</p> <p>Reversing vehicle alarms tend to cause most complaint on construction sites. Whilst they are needed in some circumstances for health and safety, this should not be the automatic assumption. Any activities near to sensitive receptors should be reviewed and either banksmen used instead or white noise reversing alarms used that cause less nuisance.</p> <p>14.7.3 – “Notices and/or communication with nearby residents to inform them of the works and anticipated construction periods, as occupants of nearby sensitive receptors are likely to be more tolerable of the construction if they are provided with timings and duration of high noise generating events.”. There needs to be a proactive communication plan in place to keep the community and local authorities informed of works in advance, giving good notice, especially for night time</p>	



Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
			<p>works, though these will only be permitted by agreement with the local authorities. Can a Communication Plan be agreed as part of this please? Also for vibration.</p> <p>With regards to construction noise, is the applicant intending to apply to the local authorities for section 61 consents under the Control of Pollution Act 1974?</p> <p>Operational Environmental Management Plan:</p> <p>2.4.1 Construction activities will be carried out Monday to Friday 07:00-18:00 and between 08:00 and 13:30 on Saturdays, which constitute the core working hours (this doesn't include start-up and shut down works). However, some activities may be required outside of these times (such as the arrival and departure of construction workers, the delivery of abnormal loads, night-time working for cable construction works in public highways or HDD activities). These Monday to Friday hours are early given the proximity of receptors in some cases. A 730am start time in the week and 8am on Saturday would</p>	



Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
			be preferred, and for this to INCLUDE start up and shut down activities, not just apply to construction. Start up and shut down activities can still cause noise disturbance if audible inside sensitive receptors dwellings.	
NV-04	Conclusion ES Chapter 14: Noise and Vibration [APP-051] and ES Addendum Chapter 14 Noise and Vibration [REP1-168]	The conclusion within ES Chapter 14: Noise and Vibration [APP-051] and ES Addendum Chapter 14 Noise and Vibration [REP1-168] has been derived from the information obtained through consultation with stakeholders and by reviewing relevant guidance and studies and is considered acceptable.	Conclusion not accepted due to the above comments in NV-03	Matter Under Discussion

3.15 Socio-Economics, Tourism and Recreation

Table 3.14 Socio-Economics, Tourism and Recreation

Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
STR-01	Methodology ES Chapter 17: Socio-Economics [APP-054]	The methodology adopted within ES Chapter 17: Socio-Economics [APP-054] has been derived from the information obtained through consultation with stakeholders and by reviewing relevant guidance and studies and is considered acceptable.	The Applicant awaits the Council's comments.	Matter Under Discussion



	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
STR-02	Baseline Conditions	ES Chapter 17: Socio-Economics [APP-054]	The baseline conditions which are detailed ES Chapter 17: Socio-Economics [APP-054] are representative of the baseline site conditions within West Northamptonshire Council.	The Applicant awaits the Council's comments.	Matter Under Discussion
STR-03	Mitigation	ES Chapter 17: Socio-Economics [APP-054]	The proposed mitigation measures set out within ES Chapter 17: Socio-Economics [APP-054] are acceptable.	The Applicant awaits the Council's comments.	Matter Under Discussion
STR - 04	Conclusion	ES Chapter 17: Socio-Economics [APP-054]	The conclusion within ES Chapter 17: Socio-Economics [APP-054] has been derived from the information obtained through consultation with stakeholders and by reviewing relevant guidance and studies and is considered acceptable.	The Applicant awaits the Council's comments.	Matter Under Discussion

3.16 Arboriculture

Table 3.15 Arboriculture

	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
ARB-01	Methodology	ES Chapter 19: Arboriculture [APP-056]	The methodology adopted within Section 19.4 of ES Chapter 19 Arboriculture [APP-056] has been derived from the information obtained through consultation and engagement with stakeholders and by reviewing relevant guidance and studies and is considered acceptable in so far as it relates to those	The Applicant awaits the Council's comments.	Matter Under Discussion



Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status	
		elements of the Scheme within West Northamptonshire Council.			
ARB-02	Baseline Conditions	ES Chapter 19: Arboriculture [APP-056]	The methodology adopted within Section 19.6 of ES Chapter 19 Arboriculture [APP-056] are representative of the baseline site conditions in so far as they relate to those elements of the Scheme within West Northamptonshire Council.	The Applicant awaits the Council's comments.	Matter Under Discussion
ARB-03	Assessment Outcomes	ES Chapter 19: Arboriculture [APP-056]	The assessment outcomes adopted within ES Chapter 19 Arboriculture [APP-056] are acceptable in so far as they relate to those elements of the Scheme within West Northamptonshire Council.	The Applicant awaits the Council's comments.	Matter Under Discussion
ARB-04	Mitigation	ES Chapter 19: Arboriculture [APP-056]	The proposed mitigation measures set out within Section 19.8 of ES Chapter 19 Arboriculture [APP-056] are acceptable in so far as they relate to those elements of the Scheme within West Northamptonshire Council.	The Applicant awaits the Council's comments.	Matter Under Discussion
ARB-05	Residual Effects	ES Chapter 19: Arboriculture [APP-056]	The judgements on the likely residual effects and conclusions for the effects to ecology set out within Section 19.9 of ES Chapter 19 Arboriculture [APP-056] are considered acceptable in so far as they relate to those elements of the Scheme within West Northamptonshire Council.	The Applicant awaits the Council's comments.	Matter Under Discussion



	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
ARB-06	Outline Landscape and Ecological Management Plan	Outline Landscape and Ecological Management Plan [REP3-062]	The measures in the OLEMP [REP3-062] are correctly identified and appropriate	The Applicant awaits the Council's comments.	Matter Under Discussion

3.17 Agricultural Circumstances

Table 3.16 Agricultural Circumstances

	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
ALC-01	Methodology	Chapter 20 Agriculture Land Classification [APP-057]	The assessment methodology detailed within Section 20.4 of ES Chapter 20 Agriculture Land Classification [APP-057] is considered acceptable.	The Applicant awaits the Council's comments.	Matter Under Discussion
ALC-02	Baseline Conditions	Chapter 20 Agriculture Land Classification [APP-057]	The baseline conditions detailed within Section 20.6 of ES Chapter 20 Agriculture Land Classification [APP-057] and within ES Chapter 20 - Appendix 20.1 Agricultural Land Classification Technical Report are representative of the site conditions within West Northamptonshire Council.	The Applicant awaits the Council's comments.	Matter Under Discussion
ALC-03	Impacts to ALC graded land and soil quality	Chapter 20 Agriculture Land Classification [APP-057]	Natural England document Agricultural Land Classification: protecting the best and most versatile agricultural land (TIN049) https://publications.naturalengland.org.uk/publication/35012 explains the Agricultural Land Classification (ALC) system and its use in informing land use planning decisions for agricultural land.	The Applicant awaits the Council's comments.	Matter Under Discussion



Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
		<p>The Applicant has submitted an ALC assessment for agricultural land within the Sites and Cable Route Corridor showing it is predominantly ALC Grade 3a, which is classed as best and most versatile agricultural land. The land within 15km of Grendon Substation is predominantly Grade 3 and it was not feasible to avoid land that was potentially BMV when undergoing the site selection.</p> <p>The Scheme will not result in the loss of best and most versatile (BMV) agricultural land because:</p> <ul style="list-style-type: none">• The Scheme will be decommissioned at the end of its operational life and restored to previous conditions.• Land will retain its existing Agricultural Land Classification (ALC) grade baseline after decommissioning of the Scheme as set out at Section 20.6 of ES Chapter 20 Agriculture Land Classification [APP-057].• The residual effect on soil function would be the same as in the operational phase, the Scheme would have Moderate to Major beneficial effect on soil functions (especially on soil carbon), which is Significant. <p>A Soil Management Plan (SMP) will be included within the detailed Construction, Operational and Decommissioning Environmental Management Plans (CEMP, OEMP, DEMP) with the aim of conserving the soil resource and its functional capacity for support of agricultural production as set out at paragraph 20.8.18 of ES Chapter 20 Agriculture Land Classification [APP-057] which is considered acceptable.</p>		



	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
ALC-04	Mitigation	Chapter 20 Agriculture Land Classification [APP-057]	The proposed mitigation measures set out within Section 20.9 of ES Chapter 20 Agriculture Land Classification [APP-057] are acceptable in so far as they relate to those elements of the Scheme within West Northamptonshire Council.	The Applicant awaits the Council's comments.	Matter Under Discussion
ALC-05	Residual Effects	Chapter 20 Agriculture Land Classification [APP-057]	The judgements on the likely residual effects and conclusions for the effects to agricultural land set out within Section 20.10 of ES Chapter 20 Agriculture Land Classification [APP-057] are considered acceptable in so far as they relate to those elements of the Scheme within West Northamptonshire Council.	The Applicant awaits the Council's comments.	Matter Under Discussion

3.18 Other Environmental Matters

Table 3.17 Other Environmental Matters

	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
OEM-01	Light Pollution	Chapter 24 Other Environmental Matters [REP1-027]	The information provided within paragraphs 24.3.1 to 24.3.4 of ES Chapter 24 Other Environmental Matters [REP1-027] is sufficient and the good practice measures which will be employed during the construction, operation and maintenance and decommissioning are set out in Outline Construction Environmental Management Plan [REP1-131] and Outline Decommissioning Statement [REP1-135] and are acceptable.	The Applicant awaits the Council's comments.	Matter Under Discussion



Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
OEM-02	Waste Production	Chapter 24 Other Environmental Matters [REP1-027] The information provided Section 24.4 of ES Chapter 24 Other Environmental Matters [REP1-027] is sufficient. The applicable waste policy is set out within paragraphs Section 24.4 of ES Chapter 24 Other Environmental Matters [REP1-027] is the relevant and applicable planning policy. The scope of the assessment undertaken within ES Chapter 24 Other Environmental Matters [REP1-027] including the identification of likely significant effects has been carried out in a robust and proportionate manner and is considered acceptable. The proposed embedded and additional mitigation measures as set out within Section 24.4 of ES Chapter 24 Other Environmental Matters [REP1-027] are considered proportionate and acceptable.	The Applicant awaits the Council's comments.	Matter Under Discussion
OEM-03	Waste Management	Chapter 24 Other Environmental Matters [REP1-027] The preparation of a Site Waste Management Plan which will describe how materials will be managed and stored efficiently and disposed of legally during the construction phase. This is secured through the Outline Construction Environmental Management Plan [REP1-131] . A Waste Management Strategy will be developed and agreed with the authority prior to commencement of the operation (including maintenance) as part of the detailed OEMP	The Applicant awaits the Council's comments.	Matter Under Discussion



Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
		<p>[EX4/GH7.2_A].</p> <p>The decommissioning of the Scheme will adhere to the measures and procedures outlined in the ODS [REP1-135], secured through the Development Consent Order (DCO) and this is considered proportionate and acceptable. A Decommissioning Resource Management Plan (DRMP) will be developed by the appointed contractor and will set out how to manage the disposal of waste in accordance with relevant legislative and policy requirements at the time of decommissioning.</p>		
OEM-04	Telecommunication, Utilities and Television	<p>Chapter 24 Other Environmental Matters [REP1-027]</p> <p>The information set out within Section 24.5 of ES Chapter 24 Other Environmental Matters [REP1-027] is sufficient, and the protective mitigation measures set out in the Outline Construction Environmental Management Plan [REP1-131] and Crossing Schedule [APP-562] are appropriate and therefore acceptable.</p> <p>Protective provisions for the protection of electricity, gas, water and sewerage undertakers and operators of electronic communications code networks are included in Parts 1 and 2 of Schedule 16 to the Draft Development Consent Order [REP3-024] and, where relevant, bespoke protective provisions are being negotiated or have been agreed to protect the assets of</p>	<p>The Applicant awaits the Council's comments.</p>	Matter Under Discussion



	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
			statutory undertakers that interface with the Scheme.		

3.19 Assessment of Cumulative Effects

Table 3.18 Assessment of Cumulative Effects

	Matter	Details of Matters for Discussion	Applicant Position	Consultee Position	Status
CE-01	Examination of Cumulative Effects	ES Chapter 25: Cumulative Effects and Effect Interactions [APP-062]	The Applicant discussed the cumulative developments with West Northamptonshire Council through the scoping opinion, the statutory consultation and as part of the regular catch-up meetings and these are agreed as set out in ES Chapter 25: Cumulative Effects and Effect Interactions [APP-062] .	The Applicant awaits the Council's comments.	Matter Under Discussion
CE-02	Cumulative Effects	ES Chapter 25: Cumulative Effects and Effect Interactions [APP-062]	An assessment of the cumulative effects of the Scheme along with these other developments is presented in each technical chapter [APP-52 to APP-0393] . ES Chapter 25: Cumulative Effects and Interactions, provides a summary of the cumulative effects for the Scheme. It is considered that there will not be any new likely significant effects associated with cumulative effects that are not already accounted for by the assessment of the Scheme	The Applicant awaits the Council's comments.	Matter Under Discussion



4 Signatories

4.1 Overview

4.1.1 The above SoCG is agreed between Green Hill Solar Farm Ltd. (the Applicant) and West Northamptonshire Council, as specified below.

4.1.2 Duly authorised for and on behalf of **Green Hill Solar Farm Ltd.**

Name:	
Job Title:	
Date:	
Signature:	

4.1.3 Duly authorised for and on behalf of **West Northamptonshire Council.**

Name:	
Job Title:	
Date:	
Signature:	