Planning Inspectorate

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Application by East Pye Solar Limited for an order granting development consent for the East Pye Solar project

Accompanied site inspection itinerary – 19 November 2026

The ExA has previously provided notice [PD-008] of our accompanied site inspection.

The itinerary for the accompanied site inspection (ASI) can be found at the end of this letter. Please be aware that the timings outlined in the itinerary are indicative and those providing access should be available at the respective properties well ahead of the indicative visit time and remain available in case the inspection is running late.

Please note that the Examining Authority's (ExA) inspection of sites is **not** an opportunity to provide any comments or oral representations, to discuss the merits of the proposed development or to discuss evidence and matters before the examination. It is an opportunity for the ExA to look at the physical features that can be seen on, or from, the inspection locations. Participants may be invited by the ExA to point out specific features or sites of interest, without further discussion.

Joining the site inspection

The site inspection will commence at **8:45am** at Aslacton and Great Moulton Coronation Hall, Carr Lane, Great Moulton, NR15 2LA. There will be a health and safety briefing, personal protective clothing will be provided, and the transport will leave at **9.00am**. Those attending (see note below) are asked to assemble promptly as the ExA will not wait for parties who are not present at the start time.

Attendees

For practical and safety reasons, attendees for the entirety of the site inspection are limited to the ExA and the nominated representatives from each of the following: the applicant, the host local authorities and Block East Pye Solar (BEPS). There will also be those providing

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access to the individual site inspection locations, as set out in the itinerary below, however they will not attend any other parts of the site inspection.

To ensure the smooth running of the ExA's inspection, we ask that attendees notify the Planning Inspectorate's case team if there are any changes in attendance or any special access requirements.

Transport

The applicant will provide transport for the ExA, and the nominated representatives noted above. Boarding will be at Aslacton and Great Moulton Coronation Hall, Carr Lane, Great Moulton, NR15 2LA and the transport will return to the same place at the end of the ASI.

Clothing and footwear

Attendees are recommended to wear appropriate sturdy footwear and weather appropriate clothing. The applicant will provide high visibility jackets to those who do not have their own.

Attendees should also bear in mind that some stops may require walking on uneven ground. Conditions in some areas and the weather on the day may mean that wellington boots are required. All attendees are requested to wear clothing that keeps their arms and legs covered at all times.

Health and Safety

It will be necessary to wear a high visibility vest at all times during the ASI. Anyone who may find it challenging to walk on terrain that may be uneven is advised to assess whether it is suitable for them to attend the ASI, either partially or in its entirety.

A first aid kit will be provided within the transport being used for the ASI. The applicant will carry out a walk of the route ahead of the ASI to identify potential hazards in advance. The applicant will also carry out a briefing at the start of the ASI. The aim of this briefing will be to ensure that attendees are aware of any health and safety risks.

Sites on private land

Access onto private land is at all times by permission of the person controlling it; householders, occupiers and landowners may refuse to allow some persons accompanying the ExA onto their land. Under those circumstances, the ExA will decide whether or not to proceed with that part of the inspection and may ask those refused access to wait outside.

Refreshments and comfort break

Refreshments will not be provided. There will be a lunch stop at Long Stratton Leisure Centre, where attendees may purchase lunch and use the facilities. Alternatively, attendees may wish to bring a packed lunch.

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Cancellations

In the unlikely event that the ASI is cancelled we shall endeavour to contact attendees beforehand, but we ask that you regularly check the project webpage.

Detailed itinerary for the accompanied site inspection

The site inspection itinerary has been prepared having regard to the locations requested by interested parties. It has not been considered necessary to include every suggested location in the ASI. The ExA has used its professional judgement to identify those locations where an accompanied visit is considered necessary noting that it is not always necessary to visit a specific property in order to understand its relationship with the proposed development. Just because a particular property is not being visited at the ASI does not mean that it does not form part of our considerations.

In selecting locations, consideration has also been given to whether suggested locations or nearby viewpoints are publicly accessible or accessible by prior arrangement (such as the bunkers in Spring Wood) and can therefore be visited as part of a further unaccompanied site inspection or an access required site inspection.

We will also be carrying out further unaccompanied site inspections during week commencing 16 November 2026 and further unaccompanied site inspections are also anticipated later in the examination, providing the ExA with further opportunity to consider views and locations under different conditions. These site inspections will also consider the relationship of residential properties and other features with the proposed development.

Yours faithfully

David Cliff

Lead member of the panel of Examining Inspectors

This communication does not constitute legal advice.
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Location Number	Location Name and Timings	Itinerary	Reason	Access
Meeting point 08:45 – 09:00	**Aslacton & Great Moulton Coronation** Hall Proposed start time: 08:45am, with departure at 09:00am *General location:* *https://maps.app.goo.gl/qYBM63fKfYAJgyef8* *Approximate What3Words reference:* *///heat.riskiest.bought*	Safe meeting point to park and join minibus. Meeting time for safety briefing from the applicant and introduction by the ExA.	To have a safe meeting and departure point for attendees joining the minibus.	Immediately off public highway.
Travel time approx. 10 mins https://maps.app.goo.gl/AshwDAiCsBfEqdeZ9				
1 09:10 – 10:10	**Tibenham Airfield** *Assume 1 hour spent here.* *General location:* *https://maps.app.goo.gl/hwJe4cESAYpA2r5S9* *Approximate What3Words reference:* *///palaces.stung.haggling*	Inspect the airfield by prior arrangement and under escort, if aviation-related matters require accompanied access.	Requested in **[PDA-027]** and **[PDA-030]**. View runway context, safety areas and airfield operations where these cannot be understood from public locations.	Private access by invitation and under escort.
Travel time approx. 5 mins https://maps.app.goo.gl/YJw6ySEFXY6o6B476				
2A 10:15 – 10:35	**Site 1 and 2 - Great Moulton / Station Road / Lodge Road private receptors** Oak Lodge, High Green, Great Moulton, Norwich NR15 2HN *Assume 20 mins spent here.* *General Location:* https://maps.app.goo.gl/gVeiRkcha1Ps9FQo6 Approximate What3Words reference: ///keen.finishers.gobbling Request from landowner if minibus can park on driveway.	Inspect private-access location, walk down to bottom of landholding to review views of National Grid Substation Site.	Requested in **[PDA-020]**, **[PDA-045]**	Private access with landowner agreement.
Travel time approx. 5 mins https://maps.app.goo.gl/ikz9uuNRo67HMsf17				

Location Number	Location Name and Timings	Itinerary	Reason	Access
2B 10:40 – 10:50	**Site 1 and 2 - Great Moulton / Station Road / Lodge Road private receptors** Kingfisher Cottage, Lodge Rd, Tivetshall St Margaret, Norwich NR15 2AX *Assume 10 mins spent here* *General location:* https://maps.app.goo.gl/KMRee4Z555J2Rjix7 Approximate What3Words reference: ///remarking.bright.explored	Inspect private-access location to view Sites to the west.	The ExA has suggested Kingfisher Cottage is included as a location.	Private access with landowner agreement
Travel time approx. 3 mins https://maps.app.goo.gl/jZ9C3MGniWpXRVHP8				
2D 10:55 – 11:10	**Site 1 and 2 - Great Moulton / Station Road / Lodge Road private receptors** Fernleigh Cottages Assume 15 mins spent here *General location:* *https://maps.app.goo.gl/JinEUiqaG4JR8UWn6* *Approximate What3Words reference:* *///recently.collides.changing*	Inspect private-access location to view Sites to the north.	Requested at **[PDA-046]**	Private access with landowner agreement
Travel time approx. 10 mins https://maps.app.goo.gl/P4Q5jYPFY12wxAgk9				
3 11:25 – 11:55	**Site 4 private residential receptors** The Cedars Cluster *Assume 30 mins spent here* *General location:* *https://maps.app.goo.gl/HvvmsWugFsPgksNW8* *Approximate What3Words reference:* *///tech.reclusive.resting*	View Site 4B from within property boundaries at Dairy Barn and The Cedars.	Requested at **[PDA-026]** and **[PDA-032]**	Private access with landowner agreement
Travel time approx. 10 mins https://maps.app.goo.gl/3rHDHR2YNWFqMzVC7				

Location Number	Location Name and Timings	Itinerary	Reason	Access
Lunch 12:05 – 12:30	**Long Stratton Leisure Centre** Attendees may purchase lunch at Long Stratton Leisure Centre and reconvene on the minibus at 12:30 Approximate What3Words reference: ///games.milk.cheerily	There will be an opportunity to purchase refreshments and for a comfort break or please bring your own lunch / refreshments.	N/A	N/A
Travel time approx. 10 mins https://maps.app.goo.gl/4b8bhT9qaVHQ4GZb9				
4 12:40 – 12:55	**Site 5 private residential receptor** Boyland House *Assume 15 mins spent here* *General location:* https://maps.app.goo.gl/VmrcqZJzrJ4in7pP9 Approximate What3Words reference: ///riverbank.alarming.deferring	Assess the proximity of the proposed development and Site 5 access points to Boyland House and the historic walled garden, including views towards the proposed infrastructure and the position of nearby access routes for HGV and AIL traffic.	Suggested at **[**PDA-024**]** and **[**PDA-034]	Private access with landowner agreement
Travel time approx. 10 mins https://maps.app.goo.gl/DrDVauSerxpRXJTb6				
5 13:05 – 13:20 13:20 – 13:25	**Site 7 - Saxlingham Nethergate private residential receptor** The Old Rectory, Church Hill, Saxlingham Nethergate, Norwich NR15 1TD *Assume 15 mins here* *General location:* *https://maps.app.goo.gl/2oSa9VXWMMY3X8e27* *Approximate What3Words reference:* *///eradicate.dating.adventure*	Assess effects on the setting of the Grade II* listed property, conservation area and surrounding landscape.	Requested at **[PDA-045]**	Private access with landowner agreement
	Site 7 - Saxlingham Nethergate private residential receptor Boundary Wall to the Rectory, The Street, Saxlingham Nethergate, Norwich NR15 1TD *Assume 5 mins here*	As above	Requested at **[PDA-016]**	Private access with landowner agreement

Location Number	Location Name and Timings	Itinerary	Reason	Access
	General location: https://maps.app.goo.gl/dytwt8M3sQkaJAHA7 Approximate What3Words reference: ///fermented.scariest.tilting			
Travel time approx. 10 mins https://maps.app.goo.gl/mZme5iS1fw7sXRF58				
6 13:35 – 13:50	**Site 3 private residential receptor** Grove Farmhouse, Lundy Green, Hempnall, Norwich NR15 2NU *Assume 15 mins here* *General location* *https://maps.app.goo.gl/W4n19Vc1N97nqxED6* *Approximate What3Words reference:* *///smelter.swerving.campfires*	Inspect private-access location to view Site 3 to the east.	Requested in **[PDA-031]**	Private access with landowner agreement
Travel time approx. 10 mins https://maps.app.goo.gl/cchfXaEj8HHigvCd6				
7A 14:00 – 14:30	**Site 10 private receptors** Oaks Farm, Springwood Lane, Woodton, Bungay NR35 2NF and associate Oaks Farm Microlight Runway *Assume 30 mins here* *General location* *https://maps.app.goo.gl/pph74ckmWbArWwKE9* *Approximate What3Words reference:* *///much.arts.huddling*	View private residential receptor, view runway context and pastoral farmland context where matters cannot be understood from public locations.	Requested in **[PDA-039].**	Private access with landowner agreement
Travel time approx. 5 mins https://maps.app.goo.gl/nsy3BYrpoQycXfe26				
7B 14:35 – 15:05	**Site 10 private receptors** Old Hall Farm, Woodton, NR35 2LP Assume 30 mins here	View private commercial receptor relating to the cable route corridor.	Suggested by the ExA via email 04 November 2026.	Private access with landowner agreement

Location Number	Location Name and Timings	Itinerary	Reason	Access
	General location *https://maps.app.goo.gl/F4jSfk5R4Yq8XTgR9* *Approximate What3Words reference:* *///busters.electric.solicitor*			
Travel time approx. 5 mins https://maps.app.goo.gl/VcD3SxBJr9hQi7x46				
8 15:10 – 15:25	**Site 9 private residential receptors** Brooke Manor, 4 High Green Gardens, Brooke Norwich, NR15 1HY *Assume 15 mins here* *General location* *https://maps.app.goo.gl/ci6cRMXpnmxz1aiZ7* *Approximate What3Words reference:* *///backhand.moods.copies*	View private residential receptor view on to Site 9.	Requested at Deadline 1 and suggested by the ExA.	Private access with landowner agreement
Travel time approx. 25 mins https://maps.app.goo.gl/iq7F6UPohm9MoDWH9				
Departure point	**Aslacton & Great Moulton Coronation Hall** Timing TBC *General location:* *https://maps.app.goo.gl/qYBM63fKfYAJgyef8* *Approximate What3Words reference:* *///heat.riskiest.bought*	Complete ASI. Departure point to leave the minibus.	To have a safe meeting and departure point for attendees joining the minibus.	Immediately off public highway.