



# The Planning Inspectorate Yr Arolygiaeth Gynllunio

## The Planning Act 2008

Application for Development Consent for the Cleve Hill Solar Park

Case ref: EN010085

## Examining Authority's Note of an Unaccompanied Inspection of the Site

### Inspection 1: Environs of the application site

*29 May 2019, 0940 to 1345*

The Examining Authority undertook an unaccompanied visit on 29 May 2019 with the intention of walking a full circuit around the application site to view the site from its boundaries and to consider its landscape, setting and the views to and from the site. All inspections took place from a highway or public right of way. This note is a brief record to inform the Applicant, Interested Parties and other parties of the actions taken by the Examining Authority.

The weather was fine with patchy cloud, and long-distance views were possible.

The site visit was undertaken by both members of the Examining Authority, Mr David Rose and Mr Andrew Mahon, assisted by members of the Planning Inspectorate case team. Copies of some of the applicant's viewpoint photomontages were used to visualise the proposals from various locations along the route.

### Map A: the route taken



The anticlockwise route (map A) started by The Sportsman and proceeded along the Saxon Way westwards on the top of the coastal flood defences. As well as looking at the landscape and views on and beyond the site, the views to the north across the Swale were noted. Other features that were inspected included the existing Cleve Hill Substation, the coastal defence structures, the line of the proposed permissive path, the existing public right of way across the site, the seaward saltmarshes, Castle Cote Nature Reserve and the various vegetation types along and beside the route.

At the south-western corner of the site where the Saxon Way continues towards Faversham (Nagden), the Examining Authority's route diverted inland along the public rights of way network passing the polytunnels and various residential properties such as Coney Banks and Wayside before heading north-eastwards across Cleve Hill to follow Seasalter Road / Faversham Road north to the starting location. Along the way, the landscape and views on and beyond the site were noted. Other features that were inspected included the proximity and orientation of residential properties, the view towards Graveney and Graveney Church, the existing Cleve Hill Substation, and the various vegetation types along and beside the route.

At the conclusion of the walking inspection, the Examining Authority drove to Graveney Church to examine the views towards the site from the Church and its churchyard, then completed a full drive of the proposed delivery route to the site from the M2 / A299. The nature of the road, footways, residential properties, Graveney Primary School and community facilities along the route were noted.