

Rampion 2 Wind Farm
Category 4:
Compulsory Acquisition
Land Engagement Reports:
The Executors of Stanley William
Hutchings & Timothy John Hutchings

Date: August 2024
Revision A

Application Reference: 4.6.30
Pursuant to: The Infrastructure Planning (Examination Procedure)
Rules 2010, Rule 8(1)(c)(i)
Ecodoc Reference: 005279540-01



Document revisions

Revision	Date	Status/reason for issue	Author	Checked by	Approved by
A	01/08/2024	Deadline 6	Carter Jonas	RED	RED

LANDOWNER NAME:	Timothy John Hutchings, Michael William Hutchings, & Sally Anne Eyres as Executors of Stanley William Hutchings	URN on LRT:	067
AGENT:	Andrew Thomas (Henry Adams)	Relevant Rep Ref:	RR-259
PROPERTY NAME:	Wick Farm, Arundel Road, Littlehampton (WSX244867) Land at Brookbarn Farm, Courtwick Lane, Wick, Littlehampton (WSX373211)	Written Rep Ref:	N/A
LAND INTEREST:	Category 1 Works 09 Cable Installation Works Works 11 Temporary Soil Storage Works 12 Temporary Duct Stringing Area Works 13 Temporary Construction Access Works 14 Construction and Operational Access	PLOT No:	2/34, 2/35, 2/41, 2/42, 3/2, 3/3, 3/5, 3/6, 3/7, 3/8, 3/9, 3/10, 3/11, 3/12, 3/13, 3/14, 3/15, 3/16, 3/17, 3/25, 3/26, 4/1, 4/2, 4/3, 4/4, 4/5

STATUS

The Applicant has engaged with the Landowner and the Landowner's agents since 2021 and during that time the Applicant has considered a cable route alteration at the Landowner's request in an effort to mitigate the impact of the Project on the Landowner's day-to-day farming activities, demonstrating meaningful consultation and engagement.

Despite a number of meetings and regular correspondence with the Landowner and the Landowner's agent, the Landowner's agent still has a number of concerns with the Heads of Terms relating to an area of landfill, proximity to land that the Landowner believes has development potential for housing and solar and a concern of prejudicing the Landowner's ability to allow Network Rail access over the easement strip to the railway line.

The Landowner's agent has made it clear that without further clarification on the above listed points from the Applicant, the Landowner's agent is not willing to recommend his client to sign up to the Heads of Terms. It is also noted that the Landowner's agent needs to provide further information in relation to the proposed development of the farmstead to establish whether the two schemes are compatible.

NEGOTIATIONS FOR VOLUNTARY ACQUISITION OF RIGHTS

- **Heads of Terms** were issued in **March 2023**.
- The Applicant issued the Landowner's agent with the draft Option Agreement and draft Deed of Easement documents in **September 2023**.
- The Applicant spoke with the Landowner's agent in **May 2024** and met with the Landowner's agent in **July 2024** to seek to establish whether a voluntary agreement could be reached.

PROGRESS OF ENGAGEMENT FOLLOWING CAH1

- The Applicant had a telephone conversation with the Landowner's agent, on **24th May 2024**, who confirmed the main issue was that a bespoke clause needs to be included within the **Heads of Terms** to ensure the Landowner is not prejudiced from granting Network Rail access over the easement strip.
 - The Applicant provided the bespoke clause in **amended Heads of Terms** in an email dated **15th July 2024**.
 - The Applicant met with the Landowner's agent on **15th July 2024** in an effort to draw together all the Landowner's concerns and seek to establish whether a voluntary agreement could be reached.
- The Landowner's agent informed the Applicant that a developer had made an offer to enter into an option agreement to develop the farmstead and surrounding area extending from the farmstead to the railway line. The Landowner's agent confirmed that it was unlikely that the fields subject to the cable route would have houses built upon but did believe this could be open space and or playgrounds or a recreation field. The Landowner's agent queried whether gardens could be allowed to extend over the easement strip. It was agreed that the Landowner's agent would seek more details from the developer including a masterplan / design so that the Applicant can review to establish whether the schemes are compatible with each other.

The Landowner's agent queried whether a commitment could be made by the Applicant to ensure the cable route is as far West as possible, accepting the Network Rail crossing constraints, to mitigate any impact on the proposed development of the farmstead.

The Landowner's agent stated that a proposed solar farm extension development was now likely to happen after the cable construction and requested whether ground mounted solar panels would be permitted over the easement strip.

The Landowner's agent requested whether, provision could be made within the operational access easement for the track running East to West (to the South of the farmstead) alternative access (should the farmstead be developed, and a new road adopted that leads to the easement).

The Landowner's agent raised a concern in relation to indemnities for the livestock (if they were to injure an Applicant's contractor. It was agreed that this was a point to be raised with the solicitors when drafting the easement agreement, and that this would not prevent the **Heads of Terms** from being signed up to.

The Landowner's agent confirmed that the railway crossing to the South, would not be agreed at this stage, due to the sale of the land to the South of the railway line. The Applicant will have to negotiate with the new owners. The Applicant confirmed with the Landowner's agent that the prospective purchaser was aware of the Applicant's project and DCO application. The Landowner's agent confirmed that it would be acceptable to remove the section of land which was being sold from the **Heads of Terms** documentation and that they will inform of the Applicant of the new owners once the transfer has happened.

LANDOWNER ENGAGEMENT (2021 to 2024)

- The Applicant has had detailed dialogue with the Landowner and the Landowner's agent commencing from **January 2021**.
- Written correspondence both via emails and letters have been issued to the Landowner and the Landowner's agent across this period as evidenced by the Landowner Engagement Tracker (below).
- Early correspondence in **2021** and **2022** with the Landowner and the Landowner's agent sought to agree terms for a non-intrusive ecology survey licence and allow permission for ecology surveys to be undertaken.
- The Applicant informed the Landowner in **March 2022** that trial trenches would be required to investigate some anomalies from the geophysical survey relating to potential archaeological remains.
- The Landowner's agent responded in an email dated **22nd March 2022** confirming this would be an impossible request due to Network Rail occupying part of the field whilst undertaking improvement works to Arundel Junction and requested the trial trenching to be re-scheduled in **October 2022**.
- The Applicant opened negotiations with the Landowner and the Landowner's agent, in **September 2022**, to enter into a **Deed of Variation** to vary the Survey Licence (for non-intrusive ecological surveys) for the intrusive trial trenching works.
- The Applicant met with the Landowner and the representatives of the Applicant on-site, on **14th October 2022**, to discuss access and timings of the trial trenching works.
- The Landowner's agent provided the Applicant with further information in **November 2022** in relation to the landfill area and the Landowner's proposed solar farm extension development plans.
- Due to the weather constraints and the Landowner not being willing to permit access along the track (to the South of the farmstead) the trial trenching works were re-scheduled again until early **Spring 2023**.
- The Applicant continued negotiations with the Landowner's agent and the **Deed of Variation** was signed on **1st March 2023** to enable the trial trenching works to commence on **6th March 2023**.
- The trial trenching works were successfully undertaken, and the land was reinstated to the Landowner's satisfaction.
- The Applicant issued **Heads of Terms** to the Landowner in **March 2023**.
- The Applicant provided the draft Option Agreement and the draft Deed of Easement to the Landowner's agent, upon request, in **September 2023**.

IMPACT ON LAND INTEREST

- The construction corridor will have an impact on the day-to-day farming activities and accommodation works will be required to mitigate this.

PROPOSED MITIGATION

- The Applicant's proposed accommodation works (i.e. crossing points) will mitigate the impact of the severed land, allowing day-to-day farming operations to continue.
- The Applicant has confirmed it will respond to any plans put forward for development in order that an assessment of compatibility can be made

OUTSTANDING ISSUES DELAYING CONCLUSION OF VOLUNTARY AGREEMENT

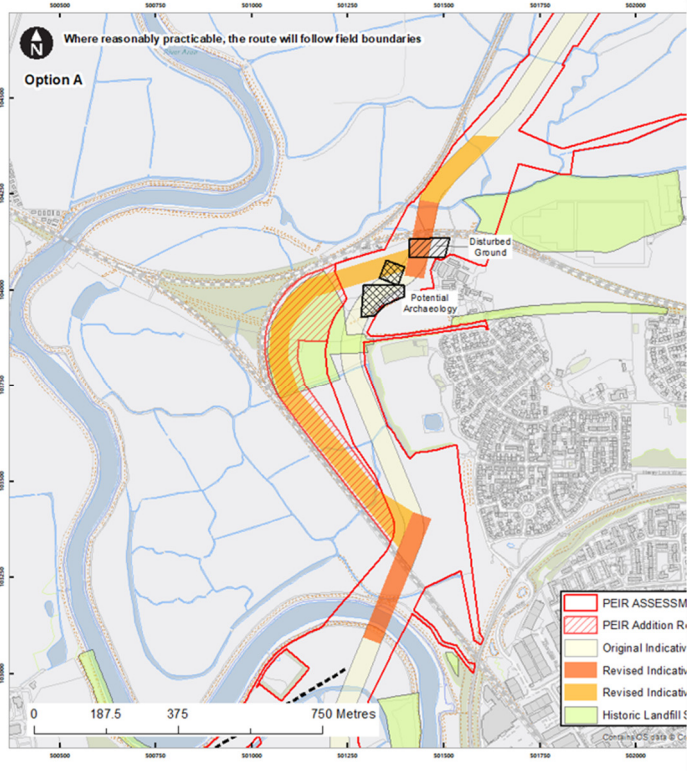
- The Landowner and or the Landowner's agent need to provide more details on the Landowner's cited development proposals to understand impacts and what mitigation can be achieved.

- The Applicant will need to consider whether any commitment can be given to seek to keep the construction corridor / easement strip as far west as possible, to mitigate the impact on the development proposal of the farmstead.
- The Landowner's agent has requested updated copies of the travelling draft Option and Deed of Easement once minor amendments have been made by the Applicant.
- The Applicant will update the Option Plan to remove that part of the Landowner's land which is currently in the process of being sold.

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ALTERNATIVES / REFINEMENTS – REVIEWED AT THE LAND INTEREST’S REQUEST

Full List of design changes considered with summary of reasons

Dates of Design Change Request	Design Change Request / Proposal	Accepted or Rejected	Key Reasons
7 th October 2021	<p>Landowner request to move the cable route – West – closer to the railway line.</p>  <p>The Landowner farms the land with a pedigree beef (cattle) herd, the proposed cable route will effectively cut off existing access points to all the fields.</p>	Rejected	<p>The engineering team assessed this option and noted that this would lengthen the cable route and extent the length of the cable route through the landfill and would interact with Network Rail’s railway track potentially causing further consenting issues with Network Rail.</p> <p>The environmental team have flagged this alternative route has a high chance of being impacted by archaeological works.</p>

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	<p>The access through these fields is through a series of gates that lie on the eastern boundary of the fields. The Landowner is requesting that the cable route is moved West towards the railway line to reduce the impact on his farming business as well as reduce the number of potential cattle crossing points that may be required, should the cable route not be altered.</p> <p>The Landowner's position is that there is a possibility that should access to the fields not be available that this may result in the viability of his farming business being severely impacted upon, to the point it could force the Landowner to retire / go out of business.</p>		
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CJ Negotiations/Contact Summary	Date of Contact	Method of Contact
<p>EM from Andrew Thomas (Henry Adams) re Hutchings</p> <ul style="list-style-type: none"> > Hutchings family are the owner-occupiers of Brookbarn Farm. > Concerned about the cable route. > Much more landfill than Rampion might be aware of (as shown on the attached plan). > Concerns in relation to proposed residential development of Brookbarn Farm - insist cable route avoids this area. 	19/02/2021	Email
<p>EM to Andrew Thomas (Henry Adams) re Hutchings WSX373211 and WSX244867</p> <ul style="list-style-type: none"> > Rampion would like to undertake a range of walk over assessments in the coming months - attach survey licence for consideration. > Willing to split the two titles into separate licences. 	19/02/2021	Email
<p>EM from Andrew Thomas (Henry Adams) re Hutchings WSX373211 and WSX244867</p> <ul style="list-style-type: none"> > Confirmed "yellow" area belongs to Hutchings. 	19/02/2021	Email
<p>EM from Andrew Thomas (Henry Adams) re Hutchings - Brookbarn Farm</p> <ul style="list-style-type: none"> > Confirmed in principle Tim Hutchings and siblings are willing to enter into licence agreement. > Raised potential issue with cattle being just put out to pasture. > Confirmed that TH will require notifying of each and every visit. 	16/03/2021	Email
<p>EM to Andrew Thomas (Henry Adams) re Hutchings - Brookbarn Farm</p> <ul style="list-style-type: none"> > Confirmed this is positive news. > Noted concerns. 	16/03/2021	Email
<p>EM to Andrew Thomas (Henry Adams) re Rampion II - Mssrs Hutchings - Licence Agreements</p> <ul style="list-style-type: none"> > Attached survey licence agreements and Payment Information Request Forms. > Requested survey licences to be signed and returned. 	25/05/2021	Email
<p>EM from Andrew Thomas (Henry Adams) re Rampion II - Mssrs Hutchings - Licence Agreements</p> <ul style="list-style-type: none"> > Confirmation that the survey licences are nearly complete - unregistered land should be under Executors of Stanley Hutchings. 	25/05/2021	Email
<p>EM to Andrew Thomas (Henry Adams) re Rampion II - Mssrs Hutchings - Licence Agreements</p> <ul style="list-style-type: none"> > Attached revised survey licence agreements and Payment Information Request Forms. > Requested survey licences to be signed and returned. 	27/05/2021	Email
<p>EM to Andrew Thomas (Henry Adams) re Rampion II - Mssrs Hutchings - Licence Agreements</p> <ul style="list-style-type: none"> > Chasing response to email dated 27 05 21. 	11/06/2021	Email
<p>EM to Andrew Thomas (Henry Adams) re Rampion II - Mssrs Hutchings - Licence Agreements</p> <ul style="list-style-type: none"> > Chasing response to email dated 27 05 21. 	15/06/2021	Email
<p>EM from Andrew Thomas (Henry Adams) re Rampion II - Mssrs Hutchings - Licence Agreements</p> <ul style="list-style-type: none"> > Confirmation that the licence agreements have been recommended to be signed by AT. 	15/06/2021	Email

EM to Andrew Thomas (Henry Adams) re Rampion II - Survey Access Request - Mssrs Hutchings > Requested non-intrusive survey access for bat surveys.	15/07/2021	Email
MEETING (Landowner Surgery) Michael Hutchings, Andrew Thomas (Henry Adams), Jenn Bryden (RWE) and Nigel Abbott (CJ)	23/07/2021	Other
EM to Tim Hutchings re Rampion II - Survey Access Request > Requested non-intrusive survey access for bat surveys.	26/07/2021	Email
EM from Tim Hutchings re Rampion II - Survey Access Request > Confirmation that TH is not willing to allow surveys, mentioned issues with neighbouring housing estate, will not allow any surveys in his garden. > Requested a more suitable route to be drawn up.	26/07/2021	Email
EM to Tim Hutchings re Rampion II - Survey Access Request - Wk c. 23 08 21 > Requested non-intrusive survey access for bat surveys.	17/08/2021	Email
EM to Tim Hutchings re Rampion II - Survey Access Request - Wk c. 13 09 21 > Requested non-intrusive survey access for bat surveys.	07/09/2021	Email
EM to Tim Hutchings re Rampion II - Geophysical Survey Access Request - Wk c. 27 09 21 > Requested non-intrusive geophysical survey access.	07/09/2021	Email
EM from Tim Hutchings re Rampion II - Geophysical Survey Access Request - Wk c. 27 09 21 > Confirmed that he has no grass to move his cattle to - and therefore cannot accommodate the survey.	07/09/2021	Email
EM from Tim Hutchings re Rampion II - Survey Access Request - Wk c. 13 09 21 > Confirmed survey access.	10/09/2021	Email
EM to Sally Eyres re Rampion II - Survey Access - Wk c. 20 09 21 > Requested non-intrusive survey access for tree surveys.	14/09/2021	Email
EM from Sally Eyres re Rampion II - Survey Access - Wk c. 20 09 21 > Confirmed survey access.	15/09/2021	Email
EM to Sally Eyres re Rampion II - Landowner Surgery - Minutes - 23 07 21 > Attached Meeting Minutes (Landowner Engagement Form).	16/09/2021	Email
EM to Sally Eyres re Rampion II - Survey Access - Wk c. 20 09 21 > Requested non-intrusive geophysical survey access.	27/09/2021	Email
EM to Tim Hutchings & Sally Eyres re Rampion II - Survey Access Request - Wk c. 11 10 21 > Requested non-intrusive survey access for soil survey and tree survey.	07/10/2021	Email
EM from Tim Hutchings re Rampion II - Survey Access Request - Wk c. 11 10 21 > Confirmed access - but commented that cattle cannot currently be moved.	08/10/2021	Email
EM to Tim Hutchings & Sally Eyres re Rampion II - Survey Access Request - Wk c. 17 01 22	12/01/2022	Email

> Requested non-intrusive survey access for GVLA bat survey.		
EM to Tim Hutchings & Sally Eyres re Rampion II - Survey Access Request - Wk c. 07 02 22 > Requested non-intrusive survey access for an ACL survey.	26/01/2022	Email
EM to Tim Hutchings & Sally Eyres re Rampion II - Survey Access Request - Wk c. 14 02 22 > Requested non-intrusive survey access for a hedgerow survey.	08/02/2022	Email
EM to Tim Hutchings & Sally Eyres re Rampion II - Survey Access Request - Wk c. 28 02 22 > Requested non-intrusive survey access for a rescheduled ALC survey.	16/02/2022	Email
EM to Sally Eyres re Rampion II - Survey Licence Fees - Dual Payment > Confirmed duplicate payment made in relation to licence fee - requested payment to be re-paid to CJ.	18/02/2022	Email
EM from Sally Eyres re Rampion II - Survey Licence Fees - Dual Payment > Confirmed agreement with NA's numbers and agreed to re-pay the overpayment.	19/02/2022	Email
EM to Tim Hutchings & Sally Eyres re Rampion II - Trial Trenching Works > Confirmed following geophysical survey trial trenching is now required to investigate some anomalies potentially relating to archaeological remains. > Wood (ecologists) are seeking confirmation of number of trenches from County Archaeologist. > Attached draft Deed of Variation for their consideration.	22/03/2022	Email
EM from Andrew Thomas (Henry Adams) re Rampion II - Trial Trenching Works > Confirmed this is an impossible request - due to Network Rail undertaking a large scale scheme at Arundel Junction that has just started and will run until the end of September 2022. > Requested trial trenching works to be re-scheduled until after Network Rail have completed their works.	22/03/2022	Email
EM to Andrew Thomas (Henry Adams) re Rampion II - Trial Trenching Works > Requested copy of the Network Rail licence plan - to seek to establish if the works could work alongside each other. > Requested on-site meeting with TH to discuss further.	25/03/2022	Email
EM to Tim Hutchings & Sally Eyres re Rampion II - Survey Access Request - Wk c. 04 04 22 > Requested non-intrusive survey access for a Phase 1 and Riparian mammal survey.	31/03/2022	Email
EM to Tim Hutchings & Sally Eyres re Rampion II - Progress Update Meeting > Requested a meeting to provide an update on Rampion 2 Project and to discuss how the proposals affect Brookbarn Farm.	11/04/2022	Email
EM to Andrew Thomas (Henry Adams) re Rampion II - Progress Update Meeting > Confirmed that there may be a way for Network Rail and Rampion to work on TH's land at the same time. > Confirmed there will be 12 trenches. > Requested to meet on-site on 22 04 22.	11/04/2022	Email

EM from Tim Hutchings re Rampion II - Progress Update Meeting <i>> Confirmed TH cannot accommodate a meeting until TH has turned out his cattle.</i>	11/04/2022	Email
EM to Tim Hutchings & Sally Eyres re Rampion II - Survey Access Request - Wk c. 23 05 22 <i>> Requested non-intrusive survey access for a eDNA survey of ponds / ditches.</i>	06/05/2022	Email
EM from Tim Hutchings re Rampion II - Survey Access Request - Wk c. 23 05 22 <i>> Confirmed access is refused - as has just turned out his cows with calves - advised people to stay clear.</i>	06/05/2022	Email
EM from Andrew Thomas (Henry Adams) re Hutchings <i>> Confirmed seeking update on where things are with Hutchings at Brookbarn Farm - keen to discuss solar farm.</i>	06/06/2022	Email
EM to Andrew Thomas (Henry Adams) re Hutchings <i>> Requested to meet and requested availability on times and dates.</i>	14/06/2022	Email
EM from Andrew Thomas (Henry Adams) re Hutchings <i>> Confirmed uncomfortable suggesting meeting with TH, until some progress is made in relation to the solar farm.</i>	14/06/2022	Email
EM to Andrew Thomas (Henry Adams) re Hutchings <i>> Suggested NA & AT hold TEAMS call - requested availability.</i>	14/06/2022	Email
EM to Andrew Thomas (Henry Adams) re Hutchings <i>> Confirmation of TEAMS call with AT on 15 06 22.</i>	14/06/2022	Email
TEAMS Call with Andrew Thomas (Henry Adams) re Messrs Hutchings (Brookbarn Farm)	15/06/2022	Telecom
Tel. con with Andrew Thomas (Henry Adams) re Brookbarn Farm Trial Trenching <i>> Sought to set up on-site meeting with Wood (ecologists) to discuss trial trenching requirements.</i>	07/09/2022	Telecom
EM from Andrew Thomas (Henry Adams) re Tim - Hutchings - Rampion 2 <i>> Confirmed conflict so requested to reschedule for the following week.</i> <i>> Confirmed that Network Rail are in the process of demobilising from site.</i> <i>> Requested details of archaeological survey results and an up-to-date plan in advance of meeting.</i>	21/09/2022	Email
EM to Andrew Thomas (Henry Adams) re Tim - Hutchings - Rampion 2 <i>> Confirmed awaiting Wood to confirm their availability on 14 10 22.</i> <i>> Requested Wood to share the geophysical survey results.</i> <i>> Requested whether TH would be willing to sign up to a new licence (for a slightly larger area).</i>	30/09/2022	Email
EM to Andrew Thomas (Henry Adams) re Tim - Hutchings - Rampion 2 <i>> Attached results of the geophysical survey.</i> <i>> Confirmed Wood can attend meeting on 14 10 22.</i>	04/10/2022	Email
MEETING Tim Hutchings, Nigel Abbott (CJ), Ashley Kerr (Wood / WSP), Leonnie Pett (UCL) at Brookbarn Farm	14/10/2022	Site Visit

<p>EM to Andrew Thomas (Henry Adams) re Tim - Hutchings - Rampion 2</p> <ul style="list-style-type: none"> > Attached Meeting Notes of Meeting held on 14 10 22. > Confirmed TH seemed willing to permit trial trenching. > Requested use of the track to the South and take access over reinstated Network Rail used grass. > Confirmed proposed start date of 14 11 22. > Requested confirmation that an agreement may be reached with TH, MH & SE before 14 11 22. 	21/10/2022	Email
<p>EM from Andrew Thomas (Henry Adams) re Landfill</p> <ul style="list-style-type: none"> > Attached landfill plan. 	01/11/2022	Email
<p>EM from Andrew Thomas (Henry Adams) re Solar Farm Areas</p> <ul style="list-style-type: none"> > Attached solar farm areas plan. 	01/11/2022	Email
<p>EM from Andrew Thomas (Henry Adams) re Tim Hutchings - Trench Works [Without Prejudice]</p>	09/11/2022	Email
<p>EM to Tim Hutchings & Sally Eyres re Rampion II - Survey Access Licence Renewal</p> <ul style="list-style-type: none"> > Attached new 12-month survey access licences. > Confirmed that the Executors of Stanley Hutchings licence includes new areas to North of the railway. > Requested the licences are signed and returned to CJ. 	06/12/2022	Email
<p>EM to Andrew Thomas (Henry Adams) re Tim Hutchings - Trench Works</p> <ul style="list-style-type: none"> > Requested to review / re-visit this in the New Year as Rampion would like to undertake the trial trenching at the end of January / start of February 2023. > Wood / WSP are insisting on using the track to the South rather than navigate through the farm buildings. > Confirmed that should voluntary agreement not be reached Rampion will use statutory powers to facilitate these works. > Requested whether TH, MH & SE are willing to sign and return the survey access licence agreements. 	21/12/2022	Email
<p>EM to Tim Hutchings & Andrew Thomas (Henry Adams) re Rampion II - Brookbarn Farm - Trial Trenching</p> <ul style="list-style-type: none"> > Attached Section 172 letter, notice and accompanying schedule. 	06/01/2023	Letter
<p>EM from Andrew Thomas (Henry Adams) re Trenches at Brookbarn Farm [Without Prejudice]</p>	09/01/2023	Email
<p>EM from Andrew Thomas (Henry Adams) re Hutchings - Licences</p> <ul style="list-style-type: none"> > Attached signed non-intrusive survey licences. 	09/01/2023	Email
<p>EM to Tim Hutchings re Rampion II - Brookbarn Farm, Courtwick Lane, Wick, Littlehampton (Tim Hutchings) New Gates / Reinstatement</p> <ul style="list-style-type: none"> > Requested on-site meeting with Woodmancote Contractors on 06 02 23. 	01/02/2023	Email
<p>EM from Tim Hutchings re Rampion II - Brookbarn Farm, Courtwick Lane, Wick, Littlehampton (Tim Hutchings) New Gates / Reinstatement</p> <ul style="list-style-type: none"> > Confirmed availability to meet on 06 02 23. 	01/02/2023	Email
<p>EM to Tim Hutchings re Rampion II - Brookbarn Farm, Courtwick Lane, Wick, Littlehampton (Tim Hutchings) New Gates / Reinstatement</p> <ul style="list-style-type: none"> > Confirmed Woodmancote have requested meeting to be re-scheduled to 08 02 23. 	02/02/2023	Email

EM from Tim Hutchings re Rampion II - Brookbarn Farm, Courtwick Lane, Wick, Littlehampton (Tim Hutchings) New Gates / Reinstatement > <i>Confirmed possibly available to meet on 08 02 23.</i>	02/02/2023	Email
EM to Tim Hutchings re Rampion II - Brookbarn Farm, Courtwick Lane, Wick, Littlehampton (Tim Hutchings) New Gates / Reinstatement > <i>Requested TH to confirm availability on 08 02 23.</i>	07/02/2023	Email
EM from Tim Hutchings re Rampion II - Brookbarn Farm, Courtwick Lane, Wick, Littlehampton (Tim Hutchings) New Gates / Reinstatement > <i>Confirmed availability to meet on 08 02 23.</i>	07/02/2023	Email
MEETING Tim Hutchings, Nigel Abbott (CJ) & Nick Smith (Woodmancote Contractors) at Brookbarn Farm	08/02/2023	Site Visit
EM to Tim Hutchings & Andrew Thomas (Henry Adams) re Rampion II - Brookbarn Farm - Trial Trenching > <i>Confirmed Woodmancote Contractors will meet with TH at 10:00 on 02 03 23 to install new padlocks and agree the locations of the new gates.</i> > <i>Attached Deed of Variation requested to sign and return and or sign at meeting on 02 03 22.</i> > <i>Confirmed works will commence on 06 03 23 for 10 working days vacating the land on 17 03 23.</i>	28/02/2023	Email
EM from Andrew Thomas (Henry Adams) re Brookbarn Farm - Trenches > <i>Attached Deed of Variation - with a couple of amendments.</i> > <i>Requested confirmation that additional fees are payable.</i>	01/03/2023	Email
MEETING Tim Hutchings, Nigel Abbott (CJ) & Nick Smith (Woodmancote Contractors) at Brookbarn Farm	02/03/2023	Site Visit
MEETING Tim Hutchings, Nigel Abbott (CJ) & Nick Smith (Woodmancote Contractors) at Brookbarn Farm	15/03/2023	Site Visit
LTR to Tim Hutchings & Sally Eyres re Rampion 2 - Heads of Terms	22/03/2024	Letter
EM to Tim Hutchings & Sally Eyres re Key Terms Pack > <i>Attached Key Terms Pack.</i>	28/03/2023	Letter
EM to Tim Hutchings re Rampion II - Geophys - Survey Access Request > <i>Requested non-intrusive survey access to complete geophysical surveys.</i>	28/04/2023	Email
EM from Tim Hutchings re Rampion II - Geophys - Survey Access Request > <i>Confirmed cattle with young calves unable to move cattle out of fields - confirmed it would be best not to undertake surveys in three fields during May.</i>	28/04/2023	Email
EM to Tim Hutchings re Rampion II - Breeding Birds - Survey Access Request > <i>Requested non-intrusive survey access to undertake breeding bird survey.</i>	05/05/2023	Email

EM from Tim Hutchings re Rampion II - Breeding Birds - Survey Access Request > <i>Re-affirmed cattle with young calves unable to be moved out of fields - unable to grant access.</i>	05/05/2023	Email
EM to Andrew Thomas (Henry Adams) re Rampion II - Hutchings - Unilateral Notice Query > <i>Enquiring as to an Option Agreement captured on Hutchings title document - requested copy of unilateral notice on the title, and details of what the Option Agreement relates to.</i>	21/06/2023	Email
EM to Andrew Thomas (Henry Adams) re Rampion II - Hutchings - Unilateral Notice Query > <i>Chasing AT for update on email dated 21 06 23.</i>	27/06/2023	Email
EM to Andrew Thomas (Henry Adams) re Rampion II - Hutchings - Unilateral Notice Query > <i>Chasing AT for update on email dated 21 06 23.</i>	03/07/2023	Email
EM to Tim Hutchings & Sally Eyres re Rampion II - DCO Submission	14/08/2023	Email
EM to Tim Hutchings re Rampion II - Geophys - Survey Access Request - Wk c. 04 09 23 > <i>Requested non-intrusive geophys survey access.</i>	15/08/2023	Email
EM to Tim Hutchings & Sally Eyres re Rampion 2 Offshore Wind Farm - Application accepted for Examination by Planning Inspectorate	08/09/2023	Email
EM to Tim Hutchings & Sally Eyres re Rampion 2 - Archaeology Survey Report > <i>Attached Archaeology Survey Report</i>	19/09/2023	Email
EM to Andrew Thomas (Henry Adams) re Documents > <i>Attached Draft Option and Draft Deed of Easement documents.</i>	29/09/2023	Email
Tel. con with Andrew Thomas (Henry Adams) re Heads of Terms > <i>Confirmed that TH is seeking to retire.</i> > <i>Confirmed that there is TB testing in the area and that the cattle cannot leave the farm (for the next 12 months).</i> > <i>Confirmed main issue is that a bespoke clause is required to accommodate Network Rail access over the easement strip.</i>	24/05/2024	Telecom
LTR to Tim Hutchings & Sally Eyres re Rampion 2 - Agent's Fees Clarification	06/06/2024	Letter
EM to Tim Hutchings & Sally Eyres re Rampion 2 - Revised Heads of Terms > <i>Attached revised Heads of Terms.</i>	26/06/2024	Email
EM to Andrew Thomas with Revised Key Terms with Additional Wording > <i>Wording addressing Network Rail protections.</i>	15/07/2024	Email
MEETING Andrew Thomas (Henry Adams), Harry Hyde (RWE) and Nigel Abbott (CJ) at Henry Adams Office, Chichester	15/07/2024	Site Visit

All engagement correspondence referred to within this Land Engagement Report can be provided upon request. Please note: there may have to be redactions in order to comply with confidentiality between parties and GDPR legislation.