



Gate Burton Energy Park Environmental Statement

Statement of Common Ground between the Applicant and Historic England
Document Reference: EN010131/APP/4.3D

| [January/June 2023](#)

APFP Regulation 5(2)(q)
Planning Act 2008
Infrastructure Planning (Applications: Prescribed Forms and Procedure) Regulations 2009

Gate Burton Energy Park Limited



Prepared for:
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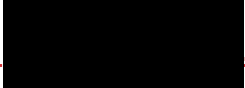
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STATEMENT OF COMMON GROUND

This Statement of Common Ground has been prepared and agreed by (1) Gate Burton Energy Park Limited and (2) Historic England.

Lauren McGill, Project Manager on behalf of Gate Burton Energy Park Limited

Date: 02/06/2023

Signed 

Tim ALLEN Team Leader (Development Advice) on behalf of Historic England

Date:.....05/06/2023.....

Signed... 



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1. Introduction

1.1 Introduction

- 1.1.1 This Statement of Common Ground (SoCG) has been prepared to accompany an application made to the Secretary of State for the Department for Business, Energy & Industrial Strategy for a Development Consent Order (the Application) under section 37 of the Planning Act 2008 (PA 2008) for the proposed Gate Burton Energy Park (the Scheme). The Application is submitted by Gate Burton Energy Park Ltd (the Applicant) which is a subsidiary of Low Carbon Ltd ('Low Carbon'). Low Carbon is a privately-owned UK investment and asset management company specialising in renewable energy. The Funding Statement [EN010131/APP/6.7] provides further information on the Applicant and Low Carbon.
- 1.1.2 This SoCG has been prepared by (1) Gate Burton Energy Park Ltd as the Applicant and (2) Historic England (the parties).
- 1.1.3 Historic England is the Government's lead advisor on the historic environment and protects England's historic environment through championing historic places; identifying and protecting England's heritage; supporting change; understanding historic places; and providing expertise at a local level. HE is listed as a prescribed consultee in Schedule 1 of the Infrastructure Planning (Applications: Prescribed Forms and Procedure) Regulations 2009 and has been consulted throughout the development of the Scheme.
- 1.1.4 This SoCG has been produced to confirm to the Examining Authority where agreement has been reached between the parties, where agreement has not been reached (and that is the parties' final position) and where discussions are still ongoing.
- 1.1.5 ~~This draft version of the SoCG has been prepared for submission~~ was submitted with the Application, with. This version provides the intention that it will be revised final document agreed upon and updated as discussions progress during the Pre-Examination and Examination periods designed by both parties.



1.2 The Scheme

- 1.2.1 Gate Burton Energy Park is a proposed solar photovoltaic electricity generating facility. The Application is for development consent to construct, operate, maintain and decommission ground mounted solar photovoltaic (PV) panel arrays, on-site battery storage and associated infrastructure. Associated infrastructure includes, but is not limited to, access provision and an underground 400kV electrical connection of approximately 7.5km to the National Grid Substation at Cottam Power Station. A detailed description of the Scheme is included in Chapter 2: The Scheme of the Environmental Statement [EN010131/APP/3.1].
- 1.2.2 On consulting with Historic England, a number of adjustments have been made to the embedded mitigation included as part of the Scheme, principally in relation to mitigating the impact of the Scheme upon the scheduled monument of Heynings Priory and to the Grade II* listed Gate Burton Hall and its non-designated parkland. At Heynings Priory this takes the form of additional panel exclusion zones around the asset to retain understanding of the topographical 'bowl' in which the Priory site is located. At Gate Burton Hall this takes the form of an additional panel exclusion between the parkland and Burton Wood which reduces the visual impact of the Scheme in views from within the parkland looking eastward across the farmed landscape to Burton Wood. These views were identified as part of the original design intention of the park and, as an extension, the setting of the Grade II* listed Gate Burton Hall.
- 1.2.3 With the inclusion of these additional elements of embedded mitigation Historic England have no remaining concerns regarding the Scheme's impact on cultural heritage.

1.3 Format of Document and Terminology

- 1.3.1 Section 2 summarises the issues that are 'agreed', 'not agreed' or are 'under discussion'. 'Not Agreed' indicates a final position where the parties have agreed to disagree, 'Agreed' indicates where the issue has been resolved.
- 1.3.2 A full record of engagement between the parties is provided in Appendix A.



2. Areas of Discussion between the Parties

Ref.	Document	Topic	Historic England Position	Applicant Position	Status
<u>0</u>		<u>General Approach</u>	<u>Historic England has no objection to the Scheme as presented in the Application. Previous issues raised by Historic England have been resolved through changes to the Scheme design.</u>	<u>Agreed</u>	<u>Agreed</u>
<u>1.1</u>	Scoping Opinion	Extent of heritage assets	Historic England stated that the extents of assets such as Heynings Priory and Segelocum / Littleborough Roman Town are likely to be greater than the area designated as a scheduled monument, since the designated area is based on understanding of the monument at the time of designation.	<p>Comment is noted. Data has been collected from both the Nottinghamshire County Council and Lincolnshire County Council Historic Environment Records. Appendix 7-A Cultural Heritage Desk-Based Assessment [EN010131/APP/3.3] considers data from available sources including historic environment data, aerial analysis, research, previous evaluation surveys and evaluation undertaken for the project.</p> <p>Consideration has been given to heritage assets/buried deposits adjacent to the scheduled monuments and their relationships.</p>	Agreed
1.2	Scoping Opinion	Scope of research	<p>Historic England drew attention to the significant geophysical survey work that has been undertaken since designation at Littleborough Roman Town and advised the team to consult directly with Nottinghamshire County Council.</p> <p>Historic England advised that both Littleborough and Heynings priory will need to be understood in their landscape context taking account of</p>	<p>Additional research to establish the significance of heritage assets and the interrelationships between different assets in the landscape surrounding the site has been undertaken, including in relation to the specific assets mentioned at</p>	Agreed



Ref.	Document Topic	Historic England Position	Applicant Position	Status	
		dynamic nature of these places and their relationship to pre-existing settlement and their afterlives in the early medieval and post-medieval periods respectively.	<p>Littleborough and Heynings Priory. This is presented in Appendix 7-A Cultural Heritage Desk-Based Assessment [EN010131/APP/3.3] and is summarised in the Chapter 7: Cultural Heritage [EN010131/APP/3.1].</p> <p>Consultation with the Local Authority Advisors in Nottingham and Lincolnshire has been ongoing throughout the design development.</p>		
1.3	Scoping Opinion	Survey methods	<p>Historic England stated that techniques of survey need to be appropriate to the archaeological potential of sites and in the context of the land on the left Trent bank opposite from Torksey consideration should be given to the results of recent work on the right bank by the University of York at Torksey with consideration to both wind-blown deposits and early medieval artefact scatters.</p>	<p>Comment is noted. Geophysical survey and trial trench evaluation have been undertaken for the Scheme, the scope of which has been agreed with the Local Authority Archaeological Advisors. An assessment of the significance of archaeological remains and the impact of the Scheme on these remains has been undertaken and provided in Chapter 7: Cultural Heritage [EN010131/APP/3.1].</p>	Agreed
1.4	Scoping Opinion	Setting Assessment	<p>Historic England stated that landscape setting matters are not restricted to fixed point visual intrusions and a robust and structured approach which encompasses archaeological landscape setting and kinetic experiences of movement (both by land and water) through the landscape are of great importance.</p>	<p>Comment is noted. An assessment of the wider landscape including the 5km wider study area has been included as part of the cultural heritage assessment as detailed in Chapter 7: Cultural Heritage [EN010131/APP/3.1]. A list of provisional locations for landscape</p>	Agreed



Ref.	Document Topic	Historic England Position	Applicant Position	Status	
1.5	Stat Con Response to PEIR	Landscape scale impacts	<p>West Burton, Cottam and Gate Burton Solar schemes were all at Section 42 consultation at a similar time. These are large schemes for solar generation lying in close proximity to each other. Additional solar schemes are we understand also in preparation in this area. Solar schemes on this scale set out large public benefits in renewable power generation and proportionally extensive impacts upon historic landscape character both individually and cumulatively.</p> <p>Such is the scale of this and similar schemes that there is considerable scope to avoid unsustainable impacts upon specific heritage assets of high importance through adaptation to design, extents and layout.</p> <p>Historic England refer to their advice in respect of renewable energy https://historicengland.org.uk/advice/planning/infrastructure/renewable-energy/.</p>	<p>viewpoints and photomontages was agreed with Historic England via email in March and April 2022. These include both fixed point viewpoints and a series of viewpoints to represent kinetic movement through the landscape. Further viewpoints have been added specifically to examine the effects of the of the Scheme on heritage assets where considered relevant.</p> <p>Given the proximity of the Scheme to the West Burton and Cottam Solar Projects, the Applicant and the developer of those schemes have worked in partnership to identify areas where all projects can collaborate to manage effects on heritage assets. The Applicant and the developer of Cottam and West Burton Solar Projects have been working together to develop a joint approach to archaeological mitigation within the Shared Grid Connection Corridor, as set out in the Construction Environment Management Plan [EN010131/APP/7.3] and the Archaeological Mitigation Strategy [EN010131/APP/3.3].</p> <p>An assessment of the cumulative effects of the Scheme, in</p>	Agreed



Ref.	Document Topic	Historic England Position	Applicant Position	Status
			<p>combination with West Burton and Cottam Solar Projects, on cultural heritage assets is presented in Chapter 7: Cultural Heritage [EN010131/APP/3.1] and Chapter 16: Cumulative Effects and Interactions [EN010131/APP/3.1]</p> <p>The assessment takes note of the Historic England guidance on renewable energy, as detailed in Chapter 7: Cultural Heritage [EN010131/APP/3.1]</p>	
1.6	Stat Con Response to PEIR	<p>Baseline surveys and consideration of impacts</p> <p>Historic England welcomed the scope of the Historic Environment assessment set out in the PEIR and the ongoing assessment work underway.</p> <p>They note that geophysical survey and targeted trial trenching is needed to inform a proportionate approach to the significance of below ground heritage assets and their individual sensitivity and importance. They refer to the advice of Local Government archaeological advisors with regards to the methodologies for and assessment of trial trenching results and note that the Historic England Regional Science Advisor is supporting the Local Authority Advisors.</p>	<p>Geophysical survey and trial trench evaluation have been undertaken for the Scheme, the scope of which has been agreed with the Local Authority Archaeological Advisors. An assessment of the significance of archaeological remains and the impact of the Scheme on these remains has been undertaken and provided in Chapter 7: Cultural Heritage [EN010131/APP/3.1]. These results inform the embedded and additional mitigation measured measures developed for the Scheme.</p>	<p>Under Discussion (HE to confirm agreement) Parties agree that the cultural heritage assessment is complete on receipt of application documentation) and no further information is required.</p>
1.7	Stat Con Response to PEIR	<p>Deposit modelling</p> <p>Historic England signposted to their guidance on deposit modelling which is of importance in areas of alluvium and aeolian deposits https://historicengland.org.uk/images-books/publications/deposit-modelling-and-archaeology/ .</p>	<p>A geoarchaeological assessment, including a deposit model, has been undertaken for the Scheme and is presented in Appendix 7-F</p>	<p>Under Discussion (HE to confirm agreement)</p>



Ref.	Document Topic	Historic England Position	Applicant Position	Status	
		They also suggested using a shared Trent river crossing option for the grid connection that combines Cottam, West Burton and other adjacent Solar NSIPS. They note the archaeologically sensitive nature of the Trent reach noting that it will be important to allow as much time as possible to plan the design and mitigation of works in this area.	<p>Geoarchaeological Assessment Report -[EN010131/APP/3.3] and summarised in the Desk-based Assessment.</p> <p>The Grid Connection Corridor has been designed with all three schemes in mind and includes a shared crossing point for Gate Burton, Cottam and West Burton.</p>	<p>that the cultural heritage assessment is complete on receipt of application documentation <u>Approach taken by the Applicant is agreed.</u></p>	
1.8	Stat Con Response to PEIR	Setting	<p>Historic England welcomed the dynamic approach to setting assessment which is not overly constrained by fixed radii.</p> <p>They noted that work should focus upon the particular significance of the assets under assessment and the impacts of the scheme thereon allowance should be made for understanding the topographic and tenurial context of the proposed development site, visual relationships to more distant but important assets such as the Grade I listed church and associated scheduled monument at Stow will require consideration.</p>	<p>The response is noted. An assessment of the wider landscape including the 5km wider study area has been included as part of the cultural heritage assessment as detailed in Chapter 7: Cultural Heritage [EN010131/APP/3.1]. Assets within the wider study area have also been considered, including the Grade I listed church and associated scheduled monument at Stow.</p> <p>A list of provisional locations for landscape viewpoints and photomontages was agreed with Historic England via email in March and April 2022. These include both fixed point viewpoints and a series of viewpoints to represent kinetic movement through the landscape. Further viewpoints have been</p>	Agreed



Ref.	Document Topic	Historic England Position	Applicant Position	Status	
1.9	Stat Con Response to PEIR and associated assets	Knaith Park and associated assets	At Knaith the relationship of the Grade II Park Farm South Farmhouse and the significance of the undesignated Knaith Park need to be understood in their own right and as a complex of related features with the Priory. The Grade II* listed Gate Burton Hall (1359458) with associated Grade II listed Walled Garden, Church of St Helen, Old Rectory and Gate Burton Hall Cottages, the Temple folly 'Burton Chateau listed at GII* (106408) and undesignated former mill site to south form a second focus whose relationship with Knaith Park should be explored in depth. The importance of landscape change and settlement desertion / imparkment is well observed and the role of both secular and religious landholders in that process should be understood. This will require detailed archive cartographic and textual work alongside and integrated with an iterative programme of archaeological assessment (close consultation with both Nottinghamshire and Lincolnshire County Council Historic Environment specialist will be of obvious importance. Cropmarks are noted at SK8374084090 on the NHRE and further review of aerial photo evidence combined with existing and new lidar and geophysical survey data is likely to give a basis for initial characterisation and trial trenching (in which regard we refer you the county archaeological advisors).	added specifically to examine the effects of the of the Scheme on heritage assets, where considered relevant. The assets at Knaith and at Gate Burton have been considered in their own right, as well as a complex of related features. Additional research and assessment of cartographic sources has also been undertaken, along with a detailed aerial photograph / LiDAR data analysis. Geophysical survey and trial trench evaluation have also been undertaken for the Scheme in order to further characterise these assets. This includes all of the assets within Gate Burton and Knaith. This is presented in Appendix 7-A Cultural Heritage Desk-based Assessment [EN010131/APP3.3] and summarised in Chapter 7: Cultural Heritage [EN010131/APP/3.1].	Agreed
1.10	Stat Con Response to PEIR and follow-on advice	Gate Burton Hall and park	On the basis of the layout set out in the PEIR Historic England initially had serious concerns as to the impact of the scheme upon the significance of Gate Burton Hall and its associated assets. They stated that the Scheme layout did not appear to engage sufficiently with the significance of these nationally important assets in their setting.	Draft versions of Chapter 7: Cultural Heritage [EN010131/APP/3.1] and Appendix 7-A Cultural Heritage Desk-based Assessment [EN010131/APP3.3] were provided to Historic England	Agreed



Ref.	Document Topic	Historic England Position	Applicant Position	Status
		<p>Historic England suggested a site meeting to examine these matters and ongoing research and investigations.</p> <p>On the basis of the information presented at PEIR stage Historic England stated that they could not support the scheme as drawn.</p> <p>A site visit with Historic England was undertaken on 21st October 2022 and a follow up virtual meeting was held on 15th December 2022 during which Historic England reiterated their concerns regarding the Scheme's impact on the Grade II* listed Gate Burton Hall and its non-designated park. This was followed up with an email, received 20th December 2022, in which Historic England advised that effective mitigation of the Scheme impact could be achieved through an extension to the heritage buffer area around the park to exclude solar panels from the field between Gate Burton non-designated park and Burton Wood.</p> <p>Historic England stated that if this embedded mitigation was included within the Scheme it would remove their concern regarding the Scheme's impact on Gate Burton Hall and park.</p> <p>Following this change to the Scheme, Historic England have no objection or concerns regarding the impacts of the Scheme on heritage assets at Gate Burton.</p>	<p>for review and comment on 19th and 27th October 2022.</p> <p>A site visit with Historic England was undertaken on 21st October 2022 and a follow up virtual meeting was held on 15th December 2022.</p> <p>In response to Historic England's remaining concern regarding the Scheme's impact on Gate Burton Hall and park the Scheme design was amended in accordance with their advice and the embedded mitigation was extended to include an additional panel-free exclusion zone between Gate Burton non-designated park and Burton Wood. This reduces the visual impact of the Scheme and retains the important connection between the park and woodland as part of the design intention of the park and the wider setting of Gate Burton Hall.</p> <p>In so doing, the Scheme design now provides appropriate mitigation of the impact to the Grade II* listed Gate Burton Hall and non-designated park.</p>	



Ref.	Document Topic	Historic England Position	Applicant Position	Status
1.11	Stat Con Response to PEIR and follow-on advice	Heynings Priory		Agreed
		<p>On the basis of the layout set out in the PEIR Historic England had concerns regarding the impact of the scheme upon the significance of Heynings Priory. They stated that the Scheme layout did not appear to engage sufficiently with the significance of these nationally important assets in their setting.</p> <p>Historic England suggested a site meeting to examine these matters and ongoing research and investigations.</p> <p>On the basis of information presented at PEIR stage Historic England stated that they could not support the scheme as drawn.</p> <p>A site visit with Historic England was undertaken on 21st October 2022 and a follow up virtual meeting was held on 15th December 2022. This presented the developments that had been made to the embedded mitigation design since the PEIR in order to mitigate the Scheme's impact on Heynings Priory.</p> <p>On site and in an email received 20th December 2022 Historic England stated that the updated Scheme design included sufficient embedded mitigation of the impact at Heynings Priory and that as a result they have no remaining concerns regarding the Scheme's impact on Heynings Priory and the possible medieval building identified during geophysical survey.</p> <p>Following the amendments to the Scheme and the meeting in December 2022, Historic England has no objections or concerns regarding the impact of the Scheme on Heynings Priory and the possible medieval building.</p>	<p>Additional research into the Heynings Priory and its relationship to the wider landscape has been undertaken by the Applicant since the PEIR and this is presented in the DBA and is summarised in the Chapter 7: Cultural Heritage [EN010131/APP/3.1].</p> <p>Draft versions of Chapter 7: Cultural Heritage [EN010131/APP/3.1] and Appendix 7-A Cultural Heritage Desk-based Assessment [EN010131/APP3.3] have were provided for review and comment on 19th and 27th October 2022</p> <p>Embedded mitigation has been developed in order to reduce the potential impact of the Scheme since the PEIR was submitted. This includes panel free areas around the asset, and a panel free area and retention in situ of a possible medieval building that was identified during geophysical survey undertaken for the Scheme. This possible medieval building may be related to the Heynings Priory scheduled monument and therefore has a functional setting relationship. The areas of</p>	



Ref.	Document Topic	Historic England Position	Applicant Position	Status
			<p>embedded mitigation are shown on the indicative layout plan ES Volume 2 Figures, Figure 2-4 [EN010131/APP/3.2].</p> <p>A site visit with Historic England was undertaken on 21st October 2022. During on site consultation, in a virtual meeting on the 15th December 2022 and in a follow-up email received 20th December 2022 Historic England agreed with the approach now taken to embedded design mitigation as representing a proportionate and pragmatic approach to the setting and significance of a relatively poorly understood monument identified during geophysical survey.</p>	

Appendix A: Record of Engagement

Date	Correspondence	Topics discussed and outcomes
13 Oct 2021	Letter/ e-mail	Correspondence from Applicant to HE introducing the Scheme as part of non-statutory consultation including details and dates of the proposed non-statutory consultation process in Jan-Feb 2022
11 Jan 2022	Letter/ e-mail	Correspondence from Applicant to HE issued on the non-statutory consultation process
07 March 2022	Teams meeting	Meeting to discuss heritage assessments for the project including update on the design of the development, progress of evaluation surveys, discussion of the proposed corridor and design / mitigation options, discussion on the historic landscape and key points of information detailed in the scoping response.
10 March – 01 April 2022	Emails	Emails agreeing a preliminary list of viewpoint and photomontage locations pending further research and any additional locations desired as a result.
16 June 2022	Letter/ e-mail	Correspondence from Applicant to HE issued on the statutory consultation process, including consultation booklet and feedback form.
28 July 2022	E-mail	Statutory consultation response from HE to Applicant. Includes comments on scope and impacts including comments on assets in Knaith, Heynings Priory and Gate Burton.
19 October 2022	Email	Email providing Historic England with a draft version of Appendix 7-A Cultural Heritage Desk-Based Assessment [EN010131/APP/3.3] for review.
21 October 2022	In-person meeting	On-site visit to view the settings of Heynings Priory and Gate Burton Hall and to discuss the proposed embedded design strategies.
27 October 2022	Email	Email providing Historic England with a draft version of Chapter 7 Cultural Heritage [EN010131/APP3.1] for review.
15 December 2022	Teams Meeting	Teams meeting to review the settings of Heynings Priory and Gate Burton Hall and to discuss the proposed embedded design strategies.
20 December 2022	Email	Email received from Historic England confirming that they have no remaining concerns regarding impacts to Heynings Priory, but that they remain concerned regarding impact to Gate Burton Hall. Advised that an additional panel exclusion zone should be provided between the park at Gate Burton and Burton Wood in order to alleviate their concerns. This recommendation has been followed in the submitted Scheme design.



<u>16 January 2023</u>	<u>Email</u>	<u>Email providing Historic England with a draft version of this SoCG and confirming that the scheme design has been altered to include an extended panel-free area between Gate Burton and Burton Wood to alleviate their remaining concern. An updated scheme design was provided for review.</u>
<u>17 April 2023</u>	<u>Relevant Representation</u>	<u>Historic England relevant representation received noting that the scheme design appears to have addressed the setting designated heritage assets and known monuments of equivalent importance through design. In relation to impacts upon non-designated buried archaeological remains and appropriate mitigation strategies, the representation defers to the advice of the Local Planning Authority.</u>
<u>23 May 2023</u>	<u>Email</u>	<u>Email from Historic England confirming that they have reviewed the draft SoCG and are willing to sign.</u>