

From: [REDACTED]
To: [Gate Burton Solar Project](#); [REDACTED]; [REDACTED]
Cc: [REDACTED]; [REDACTED]; [REDACTED]
Subject: Removal of Tarmac concerns over Gate Burton Change Request
Date: 01 December 2023 13:11:59
Attachments: [231128 - Gate Burton Energy Park - Torksey Ferry Road - Tarmac Aggregates Limited.pdf](#)
[Tarmac Aggregates Response Updatee - 29.11.2023.pdf](#)

Hi all,

Please find attached confirmation from Tarmac that they have no objection to the project on the basis of what has been presented in the Applicant's Change Request. I have also attached a copy of the letter issued to Tarmac in the email from James on 28 November in the email chain attached so you can see the full correspondence. I have sent these to you now so the ExA is aware of the position prior to the hearings on the topic.

Ali Leeder

Associate Director | Major Infrastructure Projects
Cities Planning & Design

[REDACTED]

Arup
3 St Paul's Place
Norfolk Street, Sheffield
S1 2JE

arup.com

Arup members work flexibly and I'm sending this message now because it suits my working style. Please do not feel obliged to respond outside your preferred working hours

Electronic mail messages entering and leaving Arup business systems are scanned for viruses and acceptability of content.

Tarmac Aggregates Limited
c/o Georgina Snaize
David L Walker Ltd
Albion House
89 Station Road
Eckington
Sheffield
S21 4FW

Gateley Hamer
One Forbury Square
The Forbury
Reading
RG1 3BB

Date: 28/11/23

Telephone: [REDACTED]

Email: [REDACTED]@gateleyhamer.com

To whom it may concern,

Gate Burton Energy Park – Torksey Ferry Road

I am writing to discuss the relevant representation that Tarmac Aggregates Limited (“TAL”) have submitted in response to Gate Burton Energy Park’s change request. This letter seeks to clarify any areas of potential misunderstanding and invites the opportunity to discuss TAL’s concerns further. The Applicant has also submitted a response to TAL’s representation into Examination.

The Applicant can confirm that it is not seeking to permanently restrict third party rights of access over Torksey Ferry Road. The reference within the change request to the use of Torksey Ferry Road “*on an exceptional basis*” during operation of the scheme was referring to the Applicant’s operational traffic rather than third party traffic which can continue unimpeded. This statement simply reflects the limited operational access requirements of Gate Burton Energy Park (in other words, access would only be required by the Applicant to the south of Torksey Ferry Road to maintain or replace the cables, in the event of failure. New electrical cables do not often fail, hence access would only be needed on an exceptional basis).

During the construction phase only, Torksey Ferry Road may be temporarily closed for a maximum of four weeks in order to carry out improvement works to upgrade Torksey Ferry Road, such as placement and compaction of aggregate. The Applicant will seek to work alongside all parties with an interest in land to agree an approach that minimises negative impacts and where practicable agree temporary alternative access during any limited period of closure. In order for us to be able to do this, it would be useful to discuss TAL’s use of Torksey Ferry Road, its frequency, time of year and the type of vehicles being used to access the site. The Applicant welcomes further information from TAL in this regard.

As set out in paragraph 2.1.1 of the Applicant’s Framework Construction Environmental Management Plan, a Community Liaison Group will be set up and Community Liaison Officer appointed for the duration of the construction phase. The group will provide a formal forum for local issues to be raised whilst the officer will lead discussions with local communities and act as a primary point of contact for any queries or complaints. This ensures that TAL can be kept informed and given the opportunity to discuss access provisions that may be required during any potential period of closure of Torksey Ferry Road during the construction phase (up to the maximum period of four weeks).

One Forbury Square
The Forbury Reading
RG1 3BB
0118 952 0820

gateleyhamer.com

In the meantime, if TAL still have any immediate concerns upon receipt of this letter or the Applicant's response to TAL's relevant representation, we would welcome the opportunity to discuss matters further.

If you have any other concerns or queries about the contents of this letter, then please contact me using one of the methods provided.

Kind regards,

James Davey
Graduate Surveyor
For Gateley Hamer Limited

Jessica Bere

From: Georgina Snaize [REDACTED]@dlwalker.uk>
Sent: 29 November 2023 16:39
To: Jessica Bere
Cc: 144625_00001 _ Development Consent Order for Gate Burton Energy Park E_Mails; Lauren McGill; James Davey
Subject: RE: Gate Burton Energy Park DCO - Tarmac Aggregates Ltd [IMAN-GHAM.FID60171]

Our ref: R15/4

Good Afternoon Jessica

Further to the below and our earlier telephone conversation, it is confirmed on behalf of Tarmac, that the concerns raised in the Statement of Representation dated 1 November 2023 (reference 20045173) have been resolved, with clarification provided by Gateley Hamer that there will be no permanent restriction of third party rights of access over Torksey Ferry Road in connection with the above project.

It is also confirmed that the provisions related to potential temporary restriction(s) associated with access over Torksey Ferry Road during the construction period (up to four weeks), specifically discussion between all relevant parties with an interest in land at the appropriate time to agree any requirement for an alternative access during that time, are acceptable.

On the basis of the above, Tarmac has no objection to the project on the basis of what has been presented in the Applicant's Change Request.

It is acknowledged that Gateley Hamer have requested further information concerning Tarmac's use of Torksey Ferry Road (i.e. frequency of use, time of year and type of vehicles) and I will respond to you under separate cover in that regard following further discussion with Tarmac.

In the meantime it is confirmed that there is no HGV use of Torksey Ferry Road associated with Tarmac's operations at Rampton Quarry (which relate to the completion of aftercare in accordance with statutory requirements). All as-raised mineral has historically been transported from Rampton Quarry by barge along the River Trent.

If you need to discuss further at this stage, please do not hesitate to give me a call.

Kind regards

Georgina

Georgina Snaize MRTPI MIEEnvSc
Senior Planner

David L Walker Limited, Albion House, 89 Station Road, Eckington, Sheffield, S21 4FW

Tel: [REDACTED]
Mob: [REDACTED]

From: James Davey [REDACTED]@gateleyhamer.com>
Sent: Tuesday, November 28, 2023 2:51 PM
To: Georgina Snaize [REDACTED]@dlwalker.uk>
Cc: 144625_00001 _ Development Consent Order for Gate Burton Energy Park E_Mails <{F60171}.GHAM@wcs.gateley-group.com>; Jessica Bere [REDACTED]@gateleyhamer.com>; Lauren McGill [REDACTED]@lowcarbon.com>
Subject: RE: Gate Burton Energy Park DCO - Tarmac Aggregates Ltd [IMAN-GHAM.FID60171]

Hi Georgina,

I hope you are well.

Further to Jessica's email dated 24th November, please see attached for a response to Tarmac's relevant representation. The letter seeks to clarify any areas of potential misunderstanding and invites the opportunity to discuss Tarmac's concerns further.

If you have any concerns or queries about the contents of this letter, then me and Jessica are happy to discuss this with you, either on Teams or over the phone.

I look forward to hearing from you.

Many thanks,

James Davey
Graduate Surveyor
for Gateley Hamer

t: [REDACTED]
m: [REDACTED]
[REDACTED]@gateleyhamer.com

Delivering
with purpose
Proud to share our 2023 Responsible
Business Report, find out more here.



From: Jessica Bere [REDACTED]@gateleyhamer.com>
Sent: 24 November 2023 13:47
To: [REDACTED]@dlwalker.uk
Cc: James Davey [REDACTED]@gateleyhamer.com>; 144625_00001 _ Development Consent Order for Gate Burton Energy Park E_Mails <{F60171}.GHAM@wcs.gateley-group.com>
Subject: Gate Burton Energy Park DCO - Tarmac Aggregates Ltd [IMAN-GHAM.FID60171]

Hi Georgina,

I hope you are well.

I have just spoken with one your colleagues who believes you are acting for Tarmac and their site at Rampton.

We have received a relevant representation from yourselves regarding the proposed changes to our Development Consent Order limits and I wanted to discuss this representation with yourself so that we may be able to overcome any concerns that your or your client may have.

Perhaps a team's meeting to discuss next week may be of use? Or please do feel free to call me using the contact details below.

I look forward to hearing from you.

Kind regards,

Jessica

Jessica Bere
Senior Associate
for Gateley Hamer

t: [REDACTED]
m: [REDACTED]
[REDACTED]@gateleyhamer.com

[View my full profile here](#)

Delivering
with purpose

Proud to share our 2023 Responsible
Business Report, find out more here.



The contents of this e-mail are subject to Gateley Hamer's disclaimer. [Click here to read our disclaimer.](#)

Visit our website at www.gateleyhamer.com

Gateley Hamer is a limited company incorporated in England and Wales and regulated by the Royal Institution of Chartered Surveyors. Registered Number: 3948095. VAT Registered Number: GB 991 2809 90. Registered Office: One Eleven, Edmund Street, Birmingham B3 2HJ.

Gateley Hamer Limited is regulated by RICS. Gateley Hamer Limited is a member of the Gateley (Holdings) Plc group, a group which also contains Gateley Plc, a public limited company authorised and regulated by the Solicitors Regulation Authority of England and Wales. Gateley (Holdings) Plc, owns businesses which are regulated by the Solicitors Regulation Authority and businesses which are not regulated by the Solicitors Regulation Authority.

Gateley Hamer Limited is not regulated by the Solicitors Regulation Authority. Where you have been referred to Gateley Hamer Limited by Gateley Plc then you should note that there are other providers of services similar to those provided by Gateley Hamer Limited and you are not obliged to use Gateley Hamer Limited.