



The Planning Inspectorate

The Planning Act 2008

Application for Development Consent for Stone Street Green Solar for the construction, operation and maintenance, and decommissioning of solar photovoltaic ('PV') arrays and energy storage, together with associated infrastructure and an underground cable connection to the existing National Grid Sellindge Substation

Case Ref: EN010135.

Examining Authority's Note of an Unaccompanied Site Inspection (USI)

Inspection 2: Inspection of general site and immediate environs 26 September 2024 with specific focus on viewpoints and public rights 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 (ExA).

The ExA undertook an unaccompanied visit on Thursday 26 September 2024. The ExA was accompanied by Mrs Samantha Murphy a recently appointed Planning Inspector for the purposes of shadowing. The weather conditions were bright with intermittent spells of rain, windy and warm. The visit was undertaken by a combination of car and on foot.

Starting from Ashford at 09:30 hours the ExA drove to Aldington approaching from Cheque Tree Farm Road before then turning north east and driving up Colliers Hill to the junction with Coopers Lane. The ExA stopped here to view the application site from this location.

The ExA then drove south to Frith Road before turning north on to Laws Lane and driving to Stonelees and footpath AE385 where it stopped to view fields 1 and 2 from footpath AE385. The ExA also looked at the access points into the application site along Laws Lane.

The ExA drove north on Laws Lane then turned east and drove along Bank Road which then becomes Roman Road, towards Aldington. The ExA parked on Roman Road and walked in a northerly direction along footpath AE377 towards and around Handen Farm to view fields 12, 14

and 16 before returning back to the car. The ExA then drove a short distance before turning left onto Calleywell Lane and driving approximately 500m before parking to view a proposed access point. The ExA continued on Calleywell Lane briefly stopping at footpath AE448 to view the proposed access point.

It then travelled along Calleywell Lane in a northerly direction and turning left at the junction with Goldwell Lane. It then drove and parked at the Aldington Flood Storage Area entrance gate and walked in a westerly and southerly direction back down Evergate Mill Lane approximately 1000m before returning to the car.

The ExA drove north along Station Road towards Smeeth Crossroads where it turned right and proceeded along the A20 Hythe Road before turning right and travelling southwards on Church Lane.

It parked at the entrance to the Sellindge Feeder Station before walking south for approximately 400 metres before turning left and walking along footpath AE656 for approximately 1000m before crossing a footbridge. The ExA then viewed the area proposed for the cabling. It then returned to the car before driving south down Church Lane and parking at St Martin's Church to obtain views of fields 20 and 21.

The ExA continued southwards, turning left onto Roman Road travelling eastwards to attain views from the Kent Downs National Landscape. Once it reached Port Lympne Safari Park the ExA turned around and drove back along the B2067 westwards, driving back onto Roman Road before parking approximately 500 north west of footpath AE473. The ExA walked from the car and then along footpath AE473 for approximately 500 metres southwards to attain views from the National Landscape, before returning to the car.

The ExA continued on Roman Road turning right onto Goldwell Lane. It then parked adjacent commercial premises on the west side of Goldwell Lane and walked 400 metres south accessing Footpath AE474 before walking approximately 250 metres to view fields 20, 21 and 22, before returning to the car.

The ExA then drove southwards on Goldwell Lane, turning right onto Roman Road where the site inspection finished at 14:30 hours.

End of USI2

