

Meeting note

Project name	East Yorkshire Solar Farm
File reference	EN010143
Status	Final
Author	The Planning Inspectorate
Date	11 July 2023
Meeting with	East Yorkshire Solar Farm Limited
Venue	Microsoft Teams
Meeting objectives	Project Update Meeting
Circulation	All attendees

Summary of key points discussed, and advice given

The Planning Inspectorate (the Inspectorate) advised that a note of the meeting would be taken and published on its website in accordance with section 51 (s51) of the Planning Act 2008 (the PA2008). Any advice given under s51 would not constitute legal advice upon which applicants (or others) could rely.

Programme Update

The Applicant provided the Inspectorate with a programme update. The Development Consent Order application submission is expected in Autumn 2023.

Consultation Update

The Applicant gave an update on the recent statutory consultation. The statutory consultation ran from 9 May 2023 and closed on the 20 June 2023, this consisted of four in-person public events and two webinars. The Applicant has sent s42 notices to a range of statutory bodies, responses have been received from key statutory bodies and one of the two host authorities.

The Applicant will run a targeted consultation, which is intended to run for five weeks (due to the overlap with the summer school holidays) during August and September 2023, due to changes to the Redline Boundary. These changes were considered by the Applicant to be minor and are related to the grid connection corridor.

Land Update

It was confirmed that Ardent has now completed the Desktop and Contact Land Referencing, which informed the s42(d) mailing list. This was done by contacting statutory undertakers, issuing land interest questionnaires and site notices. The Applicant plans to undertake further due diligence around land rights connected to the order limits. From the data collected by the Applicant, there have been no Category 3 interests identified. The methodology used to identify Category 3 interests will be outlined in the Consultation Report and the Book of Reference which

are currently in the draft stages. There are ongoing negotiations between the Applicant and landowners to negotiate land agreements and easements along the grid connection corridor.

Environment Update

Detailed soil surveys have commenced to take reconnaissance scale survey to detailed survey as agreed with Natural England (NE). The Applicant plans to gather more data on the agricultural land classification to define the land grading within the proposed site boundary. The Phase 1 habitat survey, otter, water vole and breeding bird surveys are on-going. Assessment under the Habitats Regulations (HRA) is progressing as the requirement for Appropriate Assessment has been triggered. Consultation with NE regarding a mitigation strategy is underway.

The approach to obtaining a district level licence for great crested newts (post-consent) has been agreed with NE. Heritage and geophysical surveys of the proposed solar site and the grid connection corridor have been undertaken. Data has been shared with the Local Planning Authorities.

The Applicant is currently refining the access strategy and is putting together a programme for additional traffic speed surveys to improve the quality of current datasets and will agree this with the highway authority. It was confirmed that flood risk modelling is now underway using East Riding of Yorkshire Council's flood model as there have been difficulties using the Environment Agency model; this will inform the Flood Risk Assessment.

Early Adopters Programme

The Inspectorate gave an overview of the Early Adopters Programme (EAP) and elaborated on the components engaged by the Applicant.

Programme Planning:

This is a mandatory component of the EAP. The Applicant must prepare a Programme Plan for publication on its website in order that stakeholders may understand, and where relevant contribute towards, key milestones in the build-up to the submission of the application. The Applicant is expected to update the plan if/when changes to the programme occur.

The Applicant must also proactively share with the Inspectorate and principal consultees (e.g. statutory environmental consultees) a detailed Programme Plan which establishes when service interactions will be requested to occur e.g. meetings, review and feedback. All requested interactions associated with the EAP components engaged must be agreed in the detailed Programme Plan.

The Inspectorate requested for the public Programme Plan to be published on the Applicant's website within two weeks.

Use of s51 Advice Log:

This is an optimised way to record interactions with the Applicant and any advice issued by the Inspectorate. A similar approach had been trialled previously on the [A66 North Trans Pennine Project](#) case. The log would be maintained by the Inspectorate and a copy of the template shared with the Applicant for information.

Use of multiparty meetings:

The Inspectorate summarised its offer under this component and requested for the Applicant to confirm (i) any multiparty meetings that it would wish to engage as soon as possible following the meeting and (ii) the requested role of the Inspectorate in any meetings.

Specific decisions/ follow-up required?

The following actions were agreed:

- The Applicant and the Inspectorate to follow up regarding a future meeting date.