

Planning Act 2008

Application by Highways England for an Order Granting Development Consent for the A1 in Northumberland – Morpeth to Ellingham
Our Ref: TR010059

Examining Authority's Record of Unaccompanied Inspection of Sites to which the Application Relates (USI1)

The Examining Authority (ExA) undertook an Unaccompanied Site Inspection (USI1) on 31 March and 1 April 2021. The purpose of the Inspections was for the ExA to become familiar with the proposed route and look at specific locations particularly in relation to general surrounds, noise, visual and landscape considerations.

Inspections were undertaken by car and on foot from publicly accessible land including highways and public rights of way. No inspections were undertaken on private land and therefore advance permission to enter land was not required. This allowed the inspections could be undertaken on an unaccompanied basis.

USI1 is recorded in this note. The purpose of which is to inform the Applicant and Interested Parties (IPs) of actions already taken by the ExA and to enable the Applicant and IPs to consider which, if any, additional sites the ExA might need to inspect.

As set out in the Rule 8 letter [PD-008], Accompanied Site Inspections (ASIs) were planned for week commencing 29 March 2021. Nevertheless, as public health restrictions were still in place and ASIs were not feasible at that time, an USI1 was carried out.

Further arrangements for any ASIs will be advised in due course. In addition, further USIs may be carried out by the ExA as required to inform them and without notice. However, if further USIs are carried out, further Inspection notes will be published.

The inspections were undertaken to view the proposed application site as shown on the Land Plans [APP-006], Works Plans [APP-007] General Arrangement Plans [APP-008] and Rights of Way and Access Plans [REP2-003] submitted with the application.

Particulars of the Inspection

USI1 was undertaken by the Examining Inspector Mr Andre Pinto. No other persons were in attendance.

The USI1 took into consideration the Applicant's proposed itinerary for Accompanied Site Inspections [REP2-023], Northumberland Council Council's comments on the Applicant's proposed itinerary [REP4-075] and representations made by other IPs at Deadlines 3 and 4.

Day 1: 31 March 2021

The Inspection commenced at 9.30 in the vicinity of West View/ Northgate, and concluded at 16:30 at the River Coquet Bridge. Weather conditions consisted of mainly clear skies and light breeze.

Locations visited on Unaccompanied Site Inspection:

- St. Andrews Gardens and West View
- Warreners House and Northgate Farm
- High Highlaws Road and Strafford House
- Jacksons Garage
- Tritlington School
- Fenrother Lane junction with A1
- New Houses Farm
- High Trees/The Oak Inn/Causey Park Bridge
- New Houses Farm intersection with A1
- Causey Park Road
- Burgham Park Road
- Northumbrian Woodland Burials, Buckenfield Holiday Park
- Felton Road/West Moor
- River Coquet under the existing A1 bridge.

Day 2: 1 April 2021

The Inspection commenced at 10.00 at the southern end of Part B and concluded at 14:30 at Lionheart Enterprise Park. Weather conditions consisted of mainly cloudy skies with periods of light rain.

Locations visited on Unaccompanied Site Inspection:

- A1 Layby north of the junction between the A1 and B1340 as A1 returns to single carriageway
- Rock South Farm close to its intersections with the A1
- B6341 (Holywell Cottage) as it offers a view of the A1
- B6341 (Rock Haulage)
- B6347 Charlton Mires Junction and Charlton Mires Farm
- B6347 (Rocking Horse Café)
- West Linkhall (The Burgess Drive)
- Charlton Hall Road
- Lionheart Enterprise Park.