

16th May 2024

Mr Mark Niland,
Planning Officer, Planning Department,
South Holland District Council,
Council Offices,
Priory Road,
Spalding,
PE11 2XE

Dear Mr Niland,

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION FOR THE 'REMOVAL OR VARIATION OF A CONDITION FOLLOWING GRANT OF PLANNING PERMISSION' (SHDC REFERENCE: H18-1034-23) FOR THE "INSTALLATION OF A SOLAR FARM AND BATTERY STORAGE FACILITY WITH ASSOCIATED INFRASTRUCTURE - H18-0741-21 - APPROVED ON APPEAL. MODIFICATION OF CONDITION 3 TO ALLOW THE SOLAR FARM AND BATTERY STORAGE FACILITY TO OPERATE FOR A FURTHER 5 YEARS TO 40 YEARS" AT GUNTHORPE ROAD SOLAR FARM, LAND SOUTH OF GUNTHORPE ROAD, WALPOLE MARSH, WISBECH NEAR PE14 7JH. APPLICATION TO AMEND APPROVED PLANS.

Enso Energy is instructed by Enso Green Holdings R Limited ("the Applicant") to submit a planning application under the terms of Section 73 of the Town and Country Planning Act 1990 (as amended), seeking to amend approved plans, at land south of Gunthorpe Road, Walpole Marsh, Wisbech, near PE14 7JH ("the Site").

Application Background

Planning Permission for a Solar Farm and Battery Storage Facility with associated infrastructure was granted on appeal in September 2023 by the Planning Inspectorate (reference: H18-0741-21 / APP/A2525/W/22/3295140). A previous Section 73 (reference: H18-1034-23) was granted to vary the operational length of the planning permission (from 35 years to 40 years) from that date of first export in February 2024.

Application Proposals

This application seeks to amend approved plans detailed within Condition 2 ¹. The relate to:

- Minor amendments to the Solar Farm array layout previously approved. Access road, inverter/transformer stations, storage containers, CCTV and Solar Farm fence line and gate positions are adjusted within the Site boundary without changes to the approved elevations

¹ Current approved plans listed in Condition 2: 003 Rev 003; GR2.0 Rev 05A; GR3.0 Rev 03; GR4.0 Rev 01; GR5.0 Rev 01; GR6.0 Rev 01; GR7.0 Rev 01; GR8.0 Rev 01; GR9.0 Rev 01; GR10.0 Rev 01; GR11.0 Rev 01; GR12.0 Rev 01; GR13.0 Rev 01; and GR14.0 Rev 01.

Plans proposed to be listed in amended Condition 2: 003 Rev 003; ~~WP2-01-P02~~ ~~GR2.0 Rev 05A~~; GR3.0 Rev 03; GR4.0 Rev 01; GR5.0 Rev 01; GR6.0 Rev 01; GR7.0 Rev 01; GR8.0 Rev 01; GR9.0 Rev 01; ~~GR10.0 Rev 01~~; GR11.0 Rev 01; ~~WP2-01-P04~~ ~~GR12.0 Rev 01~~; GR13.0 Rev 01; GR14.0 Rev 01, ~~WP2-01-P03~~ and ~~WP2-01-P05~~. (~~Added~~. ~~Removed~~).

(Drawings GR3.0 Rev 03; GR4.0 Rev 01; GR5.0 Rev 01; GR6.0 Rev 01; GR7.0 Rev 01; GR11.0 Rev 01 and GR13.0 Rev 01 are unchanged);

- Amendments to proposed Battery Energy Storage System (BESS) layout, arrangement and design to reflect technology advances since the application was originally submitted in July 2021. A total of 24 battery containers had previously been approved which is proposed to be amended to form 20 'grouped' battery units with increased spacing between groups and external containerised BESS inverters/transformer units on a larger BESS compound. Overall increase in number of total battery units. Elevations of the substation and control room are unchanged (Drawings GR8.0 Rev 01 and GR9.0 Rev 01). New drawings provided for the BESS container elevations (Drawing WP2-01-P04 replacing Drawing GR12.0 Rev 01) and BESS inverters/transformer units (Drawing WP2-01-P03); and
- Changes to layout and design of the on-site Substation are required following final technical confirmation of the connection to the National Grid Walpole Substation previously approved to form the necessary arrangement for a 132 kV connection, together with the removal of the previously approved Auxiliary Transformer (Drawing GR10.0 Rev 01). New drawing provided to detail the 132 kV substation (Drawings WP2-01-P05).

No other Conditions are proposed to be varied. The landscaping scheme remains able to be implemented in full.

Planning Policy context and justification

National and Local Planning Policy remain supportive of the proposals. The South Holland District Council Local Development Plan (LDP) for the purposes of determining the application is the South East Lincolnshire Local Plan (March 2019). Having regard to the policies contained within the adopted LDP there is clear support for renewable and low/zero carbon energy projects subject to material planning considerations. The most relevant policy within the LDP is Policy 31 'Climate Change and Renewable and Low Carbon Energy'. The changes to approved plans sought continues to comply with planning policy and the amendments do not change the fundamentals of the development which have previously been permitted.

Supporting Documentation

The application is supported by the documentation set out below:

Document and Drawing	Author	Date
Covering letter, Application Forms and Certificates and CIL Form	Enso Energy	16 th May 2024
Section 73 Decision Notice	South Holland District Council	27 th February 2024
Drawing 003 Rev 003 'Site Location Plan'	Enso Energy	8 th September 2021
Drawing WP2-01-P02 Rev: - Sheet No: - 'Proposed Site Plan' (to replace Drawing GR2.0 Rev 5A)	Enso Energy	13 th May 2024
Drawing WP2-01-P03 Rev: - Sheet No: - 'BESS Inverter/Transformer' (new detail)	Enso Energy	10 th May 2024
Drawing WP2-01-P04 Rev: - Sheet No: - 'BESS Battery Container Elevations' (to replace Drawing GR12.0 Rev 01)	Enso Energy	10 th May 2024
Drawing WP2-01-P05 Rev: - Sheet No: - '132kV Substation' (new detail)	Enso Energy	10 th May 2024

A payment for £363 to cover the application fee has been made directly to the Planning Portal (of which £293 forms the Council application fee and £70 forms the Planning Portal service charge, reference: PP-13032082).

We trust the submitted documentation is sufficient for the Council to validate the application without delay. However, if you do require any further information, please contact me directly.

Yours sincerely,

A handwritten signature in blue ink that reads "Owen Horrell".

Enso Energy Limited

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