18 June 2025

Dear Sir / Madam,

East Pye Solar

Statutory Consultation (Phase Two consultation)

Section 42 of the Planning Act 2008, Regulation 3 of the Infrastructure Planning (Applications: Prescribed Forms and Procedure) Regulations 2009 and Regulations 11 and 13 of the Infrastructure Planning (Environmental Impact Assessment) Regulations 2017 ('the 2017 Regulations').

The Applicant

Notice is hereby given that East Pye Solar Limited (Company registration number 14684189) of Unit 25.7 Coda Studios 189 Munster Road, London, England, SW6 6AW ('the Applicant'), proposes to apply to the Secretary of State ('SoS') for Energy Security and Net Zero under Section 37 of the Planning Act 2008 for a Development Consent Order for East Pye Solar ('the Application'). The Applicant is a subsidiary of Island Green Power.

The Scheme

The Applicant intends to build a new solar and energy storage project located on land near Long Stratton in South Norfolk ('the Scheme') within the administrative boundaries of South Norfolk Council and Norfolk County Council. The Scheme together covers approximately 2,232 hectares of land near Long Stratton in South Norfolk.

The Scheme is grouped into Sites 1- 10. The BESS and National Grid substation are proposed to be located in Site 1 and/or Site 2. Sites 3 to 10 are concentrated to the east of Long Stratton with an additional cluster of land parcels including Site 1 and 2. The BESS site is proposed to be situated 1.1km south of Great Moulton. The two proposed options for the National Grid substation site are a location west of the BESS site or further north in sub-site 1B. Further details regarding the locations of the Sites are provided in the enclosed Section 48 notice under the 2008 Act.

The Scheme would connect into the existing National Electricity Transmission System 400kV overhead line, which runs north to south between Norwich Main and Bramford substations. The proposed DCO will, among other things, authorise:

- Construction, operation, maintenance and decommissioning of the solar PV electricity generating station and associated development including grid connection and energy storage facility;
- Compulsory acquisition of land, including interests in land, rights over land and imposition of restrictions, powers to override, suspend or extinguish rights over land and powers for the temporary use of land;
- The application, modification and/or disapplication of legislation including legislation relating to compulsory purchase and landlord and tenant; and
- Such ancillary, incidental and consequential provisions, licenses, property rights, permits and consents as are necessary and/or convenient.

East Pye Solar is an Environmental Impact Assessment (EIA) development for the purposes of the Infrastructure Planning (Environmental Impact Assessment) Regulations 2017. This means that the proposed works constitute development for which an EIA is required and the proposed application for a DCO will therefore be accompanied by an Environmental Statement.

The Environmental Statement will provide a detailed description of East Pye Solar and assess its likely significant environmental effects.

Consultation on East Pye Solar

The Scheme is currently in the pre-application stage of the DCO process. As such, the Applicant is required to carry out consultation on the proposed DCO Application before it is submitted. Your feedback as part of this statutory consultation will be considered before the Applicant finalises the DCO application.

We are writing to you as you have been identified as a consultee for the purpose of Section 42 of the 2008 Act and/or Regulation 11 of the 2017 Regulations, or it has been decided it would be appropriate to consult you in any event.

This consultation also includes:

- Consultation with any persons with an interest in the land affected by the East Pye Solar (under section 42 and section 44 of the 2008 Act);
- Consultation with prescribed bodies, host, and neighbouring authorities (under section 42 of the 2008 Act);
- Consultation with the local community in the vicinity of East Pye Solar (under section 47 of the 2008 Act); and
- General public consultation on East Pye Solar (under section 48 of the 2008 Act).

The consultation will run from **18 June 2025 until 23:59 on 6 August 2025**.

In addition, section 48 of the 2008 Act and Regulation 13 of the 2017 Regulations require the Applicant to publicise its proposed DCO application. A formal Section 48 notice publicising the proposed application is therefore **enclosed** with this letter which includes a summary of the key elements of the proposals for the Scheme and provides further details regarding the consultation.

Consultation materials

The Applicant has prepared a Preliminary Environmental Information Report ('PEIR'). This has been informed by the Scoping Opinion issued by the Planning Inspectorate ('PINS') and reports on the results of the EIA process that has been carried out to date. The PEIR forms the basis of this consultation and also includes a Non-Technical Summary ('NTS'). The purpose of the PEIR is to enable consultees to understand the likely environmental effects of the Scheme and to help inform consultation responses. It should be noted that the EIA is an ongoing process, and the design of the Scheme will continue to evolve during the pre-application stage.

Copies of the consultation materials are available free of charge to view and download online under the document library heading on the website for East Pye Solar (www.eastpyesolar.co.uk) and include:

- The PEIR (including appendices, plans and figures);
- PEIR NTS;
- Plans and maps explaining the details of the nature and location of East Pye Solar; and
- Additional documents explaining the statutory consultation process including the Consultation Information Booklet, Feedback Form and Statement of Community Consultation (SoCC).

These documents will be free to read and download from the East Pye Solar website from 18 June 2025 to 6 August 2025.

Hard copies of the SoCC, PEIR, NTS and other consultation materials are available for inspection free of charge at the community access points from 18 June 2025 to 6 August 2025. A hard copy of the PEIR is available to view at Long Stratton Library from 18 June to 6 August 2025.

Hard copies of the Consultation Information Booklet and the Consultation Feedback Form will be available at the community access points to take away free of charge.

Hard copies of the other consultation materials, including the PEIR, will are available upon request (some of which are subject to payment). Details of the community access points and how to request these documents and the related charges, if any, are set out in the enclosed section 48 notice.

Consultation events

The Applicant will also be holding a series of in-person and a community webinar during the statutory consultation period. Details of these events are listed in the enclosed section 48 notice. If you would like to register for the online webinar, this can be requested through the project contact details below and can also be found on www.eastpyesolar.co.uk. Joining instructions will be provided.

How to respond to this consultation

When providing your response, please include your name and contact details (postal or email address). Completed responses must be submitted:

- By email to info@eastpyesolar.co.uk;
- Online at: www.eastpyesolar.co.uk or
- In writing to FREEPOST EAST PYE SOLAR (no stamp or further details required).

Any person may comment on the proposed DCO application.

Responses must be received no later than 23:59 on 6 August 2025.

The Applicant will consider all responses received on or before this date. Responses received after this time may not be considered. Responses and representations will form the basis of a Consultation Report, which will be submitted as part of the DCO application. Responses may be made public or made available to the SoS, PINS, and other relevant statutory bodies, in accordance with the requirements of the 2008 Act and data protection legislation. Personal details will be held securely, kept confidential where possible and used solely for purposes in connection with the Phase Two (statutory) consultation, DCO process and further development of the Scheme. You do not have to provide any personal information, but this information will help the Applicant to understand the range of responses and enable the Applicant to send you further information relating to East Pye Solar. Please see the enclosed section 48 notice for further information.

Your views are also likely to be recorded or paraphrased in the Consultation Report which will be submitted with the DCO application. Please refer to our Privacy Notice for more details: https://www.eastpyesolar.co.uk/privacy-policy

Further information

If you would like further information about this letter, the consultation, or the Scheme, please contact the project team by using one of the contact methods provided below:

- **Emailing: info@eastpyesolar.co.uk**
- **Calling our Freephone: 0808 281 3175 (open 09:00 – 17:00, Monday to Friday. A voicemail service will operate for out of office hours)**
- **Posting a letter to: FREEPOST EAST PYE SOLAR (you do not need a stamp)**
- **Visiting our website at: www.eastpyesolar.co.uk**

We look forward to hearing from you.

Yours faithfully,

Samantha Jones, Project Manager for East Pye Solar