

Town and Country Planning act 1990
Section 78 Planning Appeal on behalf of Assured Asset Solar 2 Ltd.
Land to the west of Main Street Kelham, Nottinghamshire, NG23 5QY

Assured Asset Solar 2 Ltd (the Appellant) has lodged a planning appeal regarding the above site following the refusal of planning permission by Newark and Sherwood District Council on 31 January 2025: *'Proposed ground mounted photo voltaic solar farm and battery energy storage system with associated equipment, infrastructure, grid connection and ancillary work'*.

Further details about the original planning application reference 23/01837/FULM) and the appeal are available on the Planning Application Search pages of the Council's website: [23/01837/FULM | Proposed ground mounted photo voltaic solar farm and battery energy storage system with associated equipment, infrastructure, grid connection and ancillary work. | Land To The West Of Main Street Kelham](#)

The Appellant has invited the Inspector to determine the Appeal on the basis of an Updated Landscape Masterplan (Landscape Masterplan HC1002/02/16 rev 3).

The following documents have also been updated to reflect and explain the amendments sought:

- Site Layout HC1002/05/03 rev 5
- Public Access Details HC1002/05/27 rev 3
- Archaeological Mitigation Areas HC1002/05/28 rev 3

All of these plans and reports can be viewed on the Council website using the web-link provided above.

The proposed changes to the Landscape Masterplan are as follows:

- **Amendment A – Additional hedgerow** - The inclusion of additional hedgerow along existing PRoW running along the western boundary, leaving a minimum 10m corridor for the permissive bridleway and existing footpath. This has resulted in the loss of 80 panels;
- **Amendment B – Permissive bridleway proposal** - The extension of the dotted yellow line illustrating the proposed permissive bridleway route to Broadgate Lane;
- **Amendment C – Hedgerow key amends** - The addition of 3m reference in the key to the Existing and Proposed hedgerows;
- **Amendment D – General key amends** - Amendment to typos in the key;
- **Amendment E – Alignment of PRoW offsite** - Amended alignment of the PRoW off site where it exits the middle of the western boundary heading west. Please note the 'definitive' map is different to the OS base. The OS base appears to follow a track – both have been shown for the avoidance of doubt;
- **Amendment F – Orchid Annotation** - Annotation of the 'orchid' area;
- **Amendment G – Proposed interpretive boards** - **Depicting** the location of proposed interpretive boards.

The amended plans & reports can be viewed on the Newark and Sherwood District Council's website using the reference 23/01837/FULM.

A period of consultation is now being conducted to allow interested parties the opportunity to make comments on the amended details. If you wish to make any comments, please ensure that they are received no later than 21 days from the publication of this notice via the following method:

Online at: Appeals Casework Portal at <https://acp.planninginspectorate.gov.uk>.

Or **by post to:** Temple Quay House, 2 The Square,
Temple Quay, Bristol, BS1 6PN.

All correspondence should contain the reference: **'APP/B3030/W/25/3364181.- Kelham Solar Farm and Battery Energy Storage System Appeal Consultation Response'**. All comments received will be forwarded on to the Planning Inspectorate and also the Council prior to the opening of the Inquiry to be considered alongside all other consultation responses that have been received on this Appeal.