

**From:** [Tracy Smith](#)  
**To:** [Matt Eyre](#)  
**Cc:** [Oliver Troup](#); [Kirsty Cassie](#); [Ben Duffy](#); [Planning South](#); [Sean Bashforth](#)  
**Subject:** RE: P24/S1498/FUL  
**Date:** 19 November 2024 16:35:25  
**Attachments:** [image001.png](#)  
[image002.png](#)  
[image003.png](#)

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Dear Matt

My colleague [louise.greene@southandvale.gov.uk](mailto:louise.greene@southandvale.gov.uk) will be dealing with the S106 agreement.

Kind regards.

Tracy

**Tracy Smith**

Principal Planning Appeals Officer

South Oxfordshire and Vale of White Horse District Councils

Mobile: 07717 271927

Email: [tracy.smith@southandvale.gov.uk](mailto:tracy.smith@southandvale.gov.uk)

[www.whitehorsedc.gov.uk](http://www.whitehorsedc.gov.uk)

[www.southoxon.gov.uk](http://www.southoxon.gov.uk)

ADVANCE NOTICE I will be attending a public inquiry on 19, 20 and 26 November with limited access to emails.

I will also be on leave on 21 and 22 November and 4, 6, 9-13 December during which time I will have no access to emails.

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**From:** Tracy Smith <[tracy.smith@southandvale.gov.uk](mailto:tracy.smith@southandvale.gov.uk)>  
**Sent:** Tuesday, November 19, 2024 3:22 PM  
**To:** Matt Eyre <[Matt.Eyre@quod.com](mailto:Matt.Eyre@quod.com)>  
**Cc:** Oliver Troup <[otroup@stateraenergy.co.uk](mailto:otroup@stateraenergy.co.uk)>; Kirsty Cassie <[KCassie@stateraenergy.co.uk](mailto:KCassie@stateraenergy.co.uk)>; Ben Duffy <[ben.duffy@southandvale.gov.uk](mailto:ben.duffy@southandvale.gov.uk)>; Planning South <[planning@southoxon.gov.uk](mailto:planning@southoxon.gov.uk)>; Sean Bashforth <[sean.bashforth@quod.com](mailto:sean.bashforth@quod.com)>  
**Subject:** P24/S1498/FUL

Dear Matt

Thank you for your email. In the absence of Cathie and Ben at this time, I will be picking this matter up.

Providing contact details i.e personal emails is problematic because of GDPR.

The council's website and the representations show who the council consulted on the planning application.

In terms of SODC officers please address the consultation to myself I can work with colleagues to provide a response.

In terms of OCC [PlanningInOxfordshire@oxfordshire.gov.uk](mailto:PlanningInOxfordshire@oxfordshire.gov.uk) should be able to assist.

Please contact: [ms-oxford-advertising@oxfordshire.newsquest.co.uk](mailto:ms-oxford-advertising@oxfordshire.newsquest.co.uk) re any advert in the paper.

In terms of who in our legal dept would be assisting with this, I will have to come back to you on this and would hope to have a response later this week.

Do you have an eta for submitting the appeal as yet?

Kind regards.

**Tracy Smith**

Principal Planning Appeals Officer

South Oxfordshire and Vale of White Horse District Councils

Mobile: 07717 271927

Email: [tracy.smith@southandvale.gov.uk](mailto:tracy.smith@southandvale.gov.uk)

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**From:** Matt Eyre <[Matt.Eyre@quod.com](mailto:Matt.Eyre@quod.com)>

**Sent:** Tuesday, November 19, 2024 12:56 PM

**To:** Cathie Scotting <[cathie.scotting@southandvale.gov.uk](mailto:cathie.scotting@southandvale.gov.uk)>

**Cc:** Oliver Troup <[otroup@stateraenergy.co.uk](mailto:otroup@stateraenergy.co.uk)>; Planning South <[planning@southoxon.gov.uk](mailto:planning@southoxon.gov.uk)>;

Tracy Smith <[tracy.smith@southandvale.gov.uk](mailto:tracy.smith@southandvale.gov.uk)>; Kirsty Cassie <[KCassie@stateraenergy.co.uk](mailto:KCassie@stateraenergy.co.uk)>;

Ben Duffy <[ben.duffy@southandvale.gov.uk](mailto:ben.duffy@southandvale.gov.uk)>; Sean Bashforth <[sean.bashforth@quod.com](mailto:sean.bashforth@quod.com)>

**Subject:** Re: P24/S1498/FUL

**\*\*EXTERNAL\*\***

Dear Cathie,

We have been instructed by Statera to act as planning agents for the appeal and we would like update you on the proposed scheme and approach.

**Proposed Refinements to the Scheme**

Following the refusal, reasonable refinements have been made to the scheme to respond to comments on the planning application proposals, most of which were originally aimed to be submitted during determination.

These principally seek to relocate the connection tower from within the Listed Park and Garden to the main compound but the overall changes will include:

- Relocation of connection tower to the main battery storage main compound;
- Updates to landscaping proposals;
- Reduction in car parking from 14 to 4 spaces;
- Associated repositioning of battery storage containers;
- Reduction in the number of water tanks from 3 to 2 with the same capacity; and
- Minor alterations to the fence location around the battery compound.

These changes are shown in the draft plans in the link below:

<https://quod.egnyte.com/fl/XBL4HPLdME>

The intention is to submit the refined scheme for the appeal, subject to acceptance by the Inspector.

We would happy to hear any comments you might have.

### **Planning Obligations**

The Delegated Report noted that maintenance and management of the proposed habitat creation should be controlled by a Planning Obligations.

The Planning Inspectorate requires draft s106 agreements to be submitted with an appeal. Therefore, would it be possible to have your lawyers contact details to be able to discuss preparation of a draft s106 agreement to be submitted with the appeal?

### **Re-Consultation**

Subject to the Inspector accepting the refinements to the scheme, we will re-consult on the latest scheme with all those previously consulted and responded at application stage.

To assist, would it be possible for you to share the contact list of those you consulted on during the planning application stage and the contact details at the relevant newspaper to publish notices?

Please do not hesitate to contact us if you have any questions.

Kind Regards,

Matt



**Matt Eyre**  
**Associate**  
[Matt.Eyre@quod.com](mailto:Matt.Eyre@quod.com)

Mobile: [07809 212 164](tel:07809212164)  
[www.quod.com](http://www.quod.com)

21 Soho Square  
London  
W1D 3QP

**From:** Cathie Scotting <[cathie.scotting@southandvale.gov.uk](mailto:cathie.scotting@southandvale.gov.uk)>

**Sent:** Wednesday, September 4, 2024 14:53

**To:** Kirsty Cassie <[KCassie@stateraenergy.co.uk](mailto:KCassie@stateraenergy.co.uk)>; Ben Duffy <[ben.duffy@southandvale.gov.uk](mailto:ben.duffy@southandvale.gov.uk)>

**Cc:** Oliver Troup <[otroup@stateraenergy.co.uk](mailto:otroup@stateraenergy.co.uk)>; Planning South <[planning@southoxon.gov.uk](mailto:planning@southoxon.gov.uk)>;

Tracy Smith <[tracy.smith@southandvale.gov.uk](mailto:tracy.smith@southandvale.gov.uk)>

**Subject:** RE: P24/S1498/FUL

Dear Kirsty

Thank you for letting us know that you intend to lodge an appeal. Also to let you know Ben has been seconded to our Policy team for a few months. If there is anything you wish to raise with me please let me know.

Kind regards, Cathie

Cathie Scotting

Major Applications Team Leader

South Oxfordshire and Vale of White Horse District Councils

Customer Service: 01235 422600

**My working week is Monday to Thursday**

**I am on leave from Thursday 5 September, returning Tuesday 10 September.**

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[www.whitehorsedc.gov.uk](http://www.whitehorsedc.gov.uk)

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**From:** Kirsty Cassie <[KCassie@stateraenergy.co.uk](mailto:KCassie@stateraenergy.co.uk)>

**Sent:** Wednesday, September 4, 2024 2:08 PM

**To:** Ben Duffy <[ben.duffy@southandvale.gov.uk](mailto:ben.duffy@southandvale.gov.uk)>

**Cc:** Cathie Scotting <[cathie.scotting@southandvale.gov.uk](mailto:cathie.scotting@southandvale.gov.uk)>; Oliver Troup  
<[otroup@stateraenergy.co.uk](mailto:otroup@stateraenergy.co.uk)>; Planning South <[planning@southoxon.gov.uk](mailto:planning@southoxon.gov.uk)>

**Subject:** P24/S1498/FUL

**\*\*EXTERNAL\*\***

Hi Ben,

Statera received SODC's Decision Notice for app ref: P24/S1498/FUL on the 08/08/2024 and acknowledges the Council's decision to refuse the application. I am emailing to let you know that Statera is minded to appeal this decision. We are

working through some of the reasons for refusal that can be dealt with by supplying additional information/clarifications.

We'd be happy to have a call with you to discuss any questions in the meantime.

Many thanks,

Kirsty

**Kirsty Cassie**  
**Project Developer Public Affairs**

Mob: 07854618041

Email: [kcassie@stateraenergy.co.uk](mailto:kcassie@stateraenergy.co.uk)



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