

7 May 2026

Dear Ms Amelia Skea,

FORMAL LETTER BEFORE ACTION

Concerning the Conduct of Ms Amelia Skea Pole BH68 / Lower Barley Hayes

This correspondence is a formal Letter Before Action concerning your personal involvement in matters relating to Pole BH68 at Lower Barley Hayes and representations attributed to you whilst acting in your capacity as an employee and representative of National Grid Electricity Distribution (South West) plc.

This letter is directed to you personally.

Separate issues concerning National Grid's own liability, acts, omissions, records management, contractual obligations, and indemnity exposure will be addressed independently with the company and its legal department.

The purpose of this letter is to place you formally on notice regarding the seriousness of the matters arising from your conduct and prolonged failure to respond, and to provide you with a final opportunity to give a full and coherent explanation before further action is commenced.

The factual chronology presently arising is as follows:

- Miss E [REDACTED] holds an executed wayleave agreement dated 4 June 2024 relating to Pole BH68 at Lower Barley Hayes;
- That agreement:
 - identifies Miss E [REDACTED] as the contracting landowner;
 - contains a supporting plan placing BH68 within Lower Barley Hayes;
 - provides for a 14-year term;
 - includes indemnity provisions in Miss E [REDACTED]'s favour;
- Despite that executed position, correspondence attributed to you later emerged asserting or implying that records had been updated in relation to BH67 and BH68 and that Mr Mark John Mayo would receive payment in relation to those poles;
- Mr Mayo subsequently relied upon that correspondence in the context of an ongoing boundary dispute and litigation;
- On 26 February 2025, Miss E [REDACTED] wrote directly to you seeking formal verification of:
 - whether the alleged emails were genuine;
 - whether BH67 and BH68 had in fact been transferred;

- and how BH68 could allegedly have been transferred when an executed agreement already existed in her favour;
- That correspondence also identified:
 - formatting irregularities;
 - missing attachments;
 - and the absence of any executed supporting wayleave documentation;
- Those were straightforward verification questions capable of resolution by reference to National Grid's own internal records;
- Despite repeated follow-up correspondence over a period exceeding one year, no substantive response was ever provided by you;
- During that same period:
 - the alleged correspondence attributed to you continued to be relied upon by Mr Mayo;
 - no executed BH68 wayleave agreement in Mr Mayo's name was ever produced;
 - no transfer instrument was ever produced;
 - no supporting title plan was ever produced;
- On 13 April 2026, during discussions at National Grid's Bodmin records office attended by [REDACTED] Mr J and [REDACTED] Miss E, National Grid personnel reviewed the internal records position relating to BH68;
- During those discussions, it was confirmed in witnessed testimony that:
 - no current BH68 wayleave agreement exists in Mr Mayo's name;
 - no historic BH68 wayleave agreement exists in his name;
 - and the only identified agreements were historic defunct multi-pole agreements, predecessor agreements relating to Lower Barley Hayes, and [REDACTED] Miss E's current executed agreement;
- That records position is directly inconsistent with the implications arising from the correspondence attributed to you;
- Further, despite the seriousness of these matters:
 - you remained unavailable when attempts were made to contact you;
 - no clarification was provided;
 - and no explanation has been given as to how the representations attributed to you can be reconciled with National Grid's own apparent records position.

Against that chronology, the following matters now arise directly in relation to your conduct:

- the basis upon which representations were made suggesting BH68 had been updated or transferred in circumstances where no executed supporting agreement has ever been produced;

- whether those representations were made with proper verification of National Grid's internal records;
- whether you were aware at the relevant time that Miss E already held an executed agreement relating to BH68;
- why repeated direct requests for clarification and authentication were ignored for over a year despite the seriousness of the dispute;
- whether the absence of any substantive response was deliberate in circumstances where the alleged correspondence was already being relied upon within litigation;
- and whether representations attributed to you were made negligently, recklessly, or otherwise without proper regard to the foreseeable consequences arising from them.

The consequences of these events have been serious.

Miss E — a pensioner and contracting party to the executed wayleave agreement — has endured prolonged litigation exposure, substantial distress, avoidable escalation of a boundary dispute, significant time expenditure, and continuing prejudice arising from National Grid's failure to clarify its own records and representations when first requested.

Further, Mr J was ultimately required to travel internationally from Asia to the United Kingdom in order to obtain clarification directly from National Grid offices after more than a year of substantive non-response.

You are hereby required, within 7 days of this letter, to provide a full written response addressing the matters set out above, including:

1. whether you maintain that the correspondence attributed to you concerning BH67 and BH68 was accurate at the time it was sent;
2. the basis upon which any suggestion of transfer or record update relating to BH68 was made;
3. whether any executed BH68 wayleave agreement has ever existed in Mr Mayo's name;
4. whether any transfer instrument, plan, or contractual documentation supporting such a position exists;
5. whether you verified National Grid's records before the representations attributed to you were made;
6. why repeated requests for clarification and authentication were not answered over a period exceeding one year;
7. whether any person within National Grid reviewed, authorised, or approved the representations attributed to you.

For the avoidance of doubt:

- the evidential position now arising is extremely serious;
 - the alleged representations attributed to you presently appear incapable of reconciliation with

National Grid's apparent internal records position concerning BH68;

- and your continued failure to clarify matters after repeated notice is itself material.

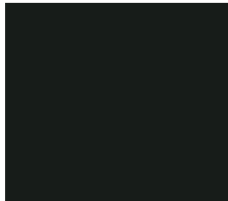
If no satisfactory response is received within 7 days, or if the response provided is materially inconsistent with the chronology and evidence already obtained, further action will be taken without further notice.

This includes:

- reliance upon the matters identified above in ongoing court proceedings;
- escalation to National Grid's senior legal and management structures;
- and pursuit of claims arising from losses caused or materially contributed to by the representations, omissions, and conduct identified.

All rights are expressly reserved.

Yours faithfully,



Mr J

Legal Owner of Lower Barley Hayes

Acting together with and on behalf of Miss E

(Contracting party to the wayleave agreement and authorised under power of attorney in relation to matters concerning the property and agreement)