

# Supplementary Preliminary Environmental Information Report: Section 5 New Weston Marsh Substations A and B

Volume 3 Part A Introduction and Overview

Chapter 2 Legislative, Regulatory and Planning Policy Context

Appendices

November 2025

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# Grimsby to Walpole

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# 2A. Key Legislation

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## 2A. Key Legislation

### 2A.1 Overview

- 2A.1.1 The Supplementary Preliminary Environmental Information (PEI) Report outlines the key legislation and local and national policy in **Supplementary PEI Report Volume 2 Part A Chapter 2 Legislative, Regulatory and Planning Policy Context**. A wider list of relevant environmental legislation is set out below **Table 2A.1**. The list will be updated and amended as required throughout the evolution of the project design and for the Environmental Statement (ES) submitted in support of the Development Consent Order (DCO) application for the Project.
- 2A.1.2 The assessment methodology, relevant guidance, key assumptions and limitations for topic specific technical assessments are set out in **Supplementary PEI Report Volume 3 Part A Appendix 4B Environmental Impact Assessment Methodologies and Scope**.
- 2A.1.3 This appendix reflects that previously published in the June 2025 PEI Report (Ref 1), which formed part of the Stage 2 Consultation completed between 11 June and 6 August 2025, as there have been no updates to the legislation and local and national policy since the publication of the June 2025 PEI Report.
- 2A.1.4 General legislation, which applies to more than one topic, are listed first, followed by topic-specific legislation. Each technical chapter in the **Supplementary PEI Report Volume 2 Part B** and **Supplementary PEI Report Volume 2 Part C** reference the key legislation relevant to the topic in more detail.
- 2A.1.5 This document presents key legislation only. Relevant policies are presented in **Supplementary PEI Report Volume 3 Part A Appendix 2B National and Regional Planning Policy** and **PEI Report Volume 3 Part A Appendix 2C Local Plan Policy: Section 5**.

Table 2A.1 Key legislation

Topic Chapter	Name/Reference
<b>All Topics</b>	Planning Act 2008 (Ref 2)
	The Infrastructure Planning (Environmental Impact Assessment) Regulations 2017 (Ref 3)
	Marine and Coastal Access Act 2009 (Ref 4)
	Electricity Act 1989 (Ref 5)
	Countryside and Rights of Way Act 2000 (Ref 6)
<b>Supplementary PEI Report Volume 2 Part B Chapter 2 Landscape and Supplementary PEI Report Volume 2 Part B Chapter 3 Visual</b>	European Landscape Convention (Ref 7)
	Town and Country Planning (Trees) Regulations 1999 (Ref 8)
<b>Supplementary PEI Report Volume 2 Part B Chapter 4 Ecology and Biodiversity and Supplementary PEI Report Volume 2 Part C Chapter 2 Ecology and Biodiversity</b>	Council Directive 92/43/EEC on the conservation of natural habitats and of wild fauna and flora (Ref 9)
	Directive 2009/147/EC on the conservation of wild birds (the codified version of Council Directive 79/409/EEC as amended) (Ref 10)
	Regulation (EU) 1143/2014 on the prevention and management of the introduction and spread of invasive alien species (Ref 11) as enacted in England by The Invasive Alien Species (Enforcement and Permitting) Order 2019 (as amended) (Ref 12)
	The Invasive Non-native Species (Amendment etc.) (EU Exit) Regulations 2019 (Ref 13)
	Wildlife and Countryside Act 1981 (as amended) (Ref 14)
	Countryside and Rights of Way Act 2000 (Ref 15)
	The Conservation of Habitats and Species Regulations 2017 (as amended) (the Habitats Regulations 2017) (Ref 16)
	Natural Environment and Rural Communities Act 2006 (Ref 17)



Topic Chapter	Name/Reference
	Environment Act 2021 (Ref 18)
	Protection of Badgers Act 1992 (Ref 19)
	The Hedgerows Regulations 1997 (Ref 20)
	Animal Welfare Act 2006 (Ref 21)
	Salmon and Freshwater Fisheries Act 1975 (Ref 22)
	The Eels (England and Wales) Regulations 2009 (Ref 23)
	The Water Environment (Water Framework Directive) (England and Wales) Regulations 2017 (Ref 24)
	The Wild Mammals (Protection) Act 1996 (Ref 25)
	Town and Country Planning (Tree Preservation) (England) Regulations 2012 (Ref 26)
	Forestry Act 1967 (Ref 27)
<b>Supplementary PEI Report Volume 2 Part B Chapter 5 Historic Environment and Supplementary PEI Report Volume 2 Part C Chapter 3 Historic Environment</b>	Ancient Monuments and Archaeological Areas Act 1979 (Ref 28) (amended by the National Heritage Act 1983 (Ref 29) and the National Heritage Act 2002 (Ref 30))
	Planning (Listed Buildings and Conservation Areas) Act 1990 (Ref 31)
	The Hedgerows Regulations 1997 (Ref 20)
<b>Supplementary PEI Report Volume 2 Part B Chapter 6 Water Environment and Supplementary PEI Report Volume 2 Part C Chapter 4 Water Environment</b>	The Water Environment (Water Framework Directive) (England and Wales) Regulations 2017 (Ref 24)
	Environment Act 2021 (Ref 18)
	The Land Drainage Act 1991 (Ref 32)
	Water Resources Act 1991 (Ref 33)
	Flood and Water Management Act 2010 (Ref 34)
	Environmental Permitting Regulations 2016 (Ref 35)



Topic Chapter	Name/Reference
<b>Supplementary PEI Report Volume 2 Part B Chapter 7 Geology and Hydrogeology</b>	The Environmental Protection Act (EPA) 1990 – Part 2A (Ref 36)
	The Contaminated Land (England) Regulations 2006 (which consolidate the provisions of the Contaminated Land (England) Regulations 2000 and subsequent amendments), as amended by the Contaminated Land (England) (Amendment) Regulations 2012 (Ref 37)
	The Water Framework Directive (Standards and Classification) Directions (England and Wales) 2015 (Ref 39)
	The Water Environment (Water Framework Directive) (England and Wales) Regulations 2017 Ref 38
<b>Supplementary PEI Report Volume 2 Part B Chapter 9 Traffic and Movement</b>	Transport Act 2000 (Ref 40)
	Railways Act 2005 (Ref 41)
<b>Supplementary PEI Report Volume 2 Part B Chapter 12 Air Quality</b>	Environment Act 1995 (Ref 42)
	Environmental Protection Act 1990 (Ref 43)
	Air Quality (England) Regulations 2000 (Ref 44)
	Air Quality Standards Regulations 2010 (Ref 46), as amended in 2016 (Ref 45)
	Environment (Miscellaneous Amendments) (EU Exit) Regulations 2020 (Ref 48)
	Environment Act 2021 (Ref 18)
	The Environmental Targets (Fine Particulate Matter) (England) Regulations 2023 (Ref 49)
	Air Quality (Amendment of Domestic Regulations) (EU Exit) Regulations 2019 (Ref 47)
<b>Supplementary PEI Report Volume 2 Part B Chapter 10 Noise and Vibration</b>	The Control of Pollution Act 1974 (Ref 50)
	Environmental Protection Act 1990 (Ref 43)
<b>Supplementary PEI Report Volume 2 Part C Chapter 7 Health and Wellbeing</b>	The Health and Care Act 2022 (Ref 51)

Topic Chapter	Name/Reference
Supplementary PEI Report Volume 2 Part C Chapter 8 Climate Change	The Climate Change Act 2008 (2050 Target Amendment) Order 2019 (Ref 52)
	The Climate Change Act 2008 (Ref 53)
	Carbon Budget Order 2021 (Ref 54Ref 53)
Supplementary PEI Report Volume 2 Part C Chapter 9 Cumulative Effects	The Infrastructure Planning (Environmental Impact Assessment) Regulations 2017 (Ref 3)

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- Ref 10 Directive 2009/147/EC of the European Parliament and of the Council. [online] Available at: <https://www.legislation.gov.uk/eudr/2009/147> [Accessed 29 May 2024].
- Ref 11 Regulation (EU) No 1143/2014 of the European Parliament and of the Council. [online] Available at: <https://www.legislation.gov.uk/eur/2014/1143/contents> [Accessed 29 May 2024].
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# **2B. National and Regional Planning Policy**



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## 2B. National and Regional Planning Policy

### 2B.1 Overview

- 2B.1.1 The Supplementary Preliminary Environmental Information (PEI) Report outlines the key legislation and national, regional and local policy in **Supplementary PEI Report Volume 2 Part A Chapter 2 Legislative, Regulatory and Planning Policy Context**.
- 2B.1.2 **Table 2B.1** contains extracts from National Policy Statements (NPS) that are considered to have particular relevance to the Project.
- 2B.1.3 **Table 2B.2** provides extracts of other relevant national and regional policies relevant to the Project.
- 2B.1.4 The list of policies in these tables below will be updated and amended as required throughout the evolution of the Project design and for the Environmental Statement (ES) submitted in support of the Development Consent Order (DCO) application for the Project.
- 2B.1.5 This document presents national and regional policy only. The relevant local policy considerations are presented within **Supplementary PEI Report Volume 3 Part A Appendix 2C Local Plan Policy: Section 5**.

Table 2B.1 Schedule of relevant extracts from National Policy Statements

Relevance to Supplementary PEI Report	National Policy	National Policy Requirement
All Topics	Overarching for Energy NPS (2024) EN-1 (Ref 1)	<p><b>2 Government policy on energy and energy infrastructure development</b></p> <hr/> <p><b>2.1 Introduction</b></p> <hr/> <p>2.1.1 <i>“This Part outlines the policy context for the development of nationally significant energy infrastructure.”</i> 2.1.3 <i>“To produce the energy required for the UK and ensure it can be transported to where it is needed, a significant amount of infrastructure is needed at both local and national scale. High quality infrastructure is crucial for economic growth, boosting productivity and competitiveness. Part 3 of this NPS provides further details on the need for, and importance of, energy to economic prosperity and social well-being.”</i></p> <hr/> <p>2.1.6 <i>“This energy NPS considers the large-scale infrastructure which will be required to ensure the UK can provide a secure, reliable, and affordable supply of energy, while also meeting our decarbonisation targets.”</i></p> <hr/> <p><b>3 The need for new nationally significant energy infrastructure projects</b></p> <hr/> <p><b>3.1 Introduction</b></p> <hr/> <p>3.1.1 <i>“This Part of the NPS explains why the government sees a need for significant amounts of new large-scale energy infrastructure to meet its energy objectives and why the government considers that the need for such infrastructure is urgent.”</i></p> <hr/> <p><b>3.2 Secretary of State decision making</b></p> <hr/> <p>3.2.6 <i>“The Secretary of State should assess all applications for development consent for the types of infrastructure covered by this NPS on the basis that the</i></p>

Relevance to Supplementary PEI Report	National Policy	National Policy Requirement
		<p><i>government has demonstrated that there is a need for those types of infrastructure which is urgent, as described for each of them in this Part.”</i></p>
		<p><i>3.2.7 “In addition, the Secretary of State has determined that substantial weight should be given to this need when considering applications for development consent under the Planning Act 2008.”</i></p>
		<p><i>3.2.8 “The Secretary of State is not required to consider separately the specific contribution of any individual project to satisfying the need established in this NPS.”</i></p>
		<p><b>3.3 The need for new nationally significant electricity infrastructure</b></p>
		<p><i>3.3.65 “There is an urgent need for new electricity network infrastructure to be brought forward at pace to meet our energy objectives”.</i></p>
		<p><i>3.3.66 “The security and reliability of the UK’s current and future energy supply is highly dependent on having an electricity network which will enable new renewable electricity generation, storage, and interconnection infrastructure that our country needs to meet the rapid increase in electricity demand required to transition to net zero while maintaining energy security. The delivery of this important infrastructure also needs to balance cost to consumers, accelerated timelines for delivery and the minimisation of community and environmental impacts.”</i></p>
		<p><i>3.3.67 “The need to connect to new sources of electricity generation and new sources of demand is not the only driver for new electricity network infrastructure. As the electricity system grows in scale, dispersion, variety, and complexity, work will be needed to protect against the risk of large-scale supply interruptions in the absence of sufficiently robust electricity networks. While existing transmission and distribution networks must adapt and evolve to cope with this reality, development of new lines of 132kV (and over 2km) and above will also be necessary to</i></p>

Relevance to Supplementary PEI Report	National Policy	National Policy Requirement
		<p><i>preserve and guarantee the robust and reliable operation of the whole electricity system.”</i></p>
		<p><i>3.3.68 “The volume of onshore reinforcement works needed to meet decarbonisation targets is substantial. National Grid ESO forecasts that over the next decade the onshore and offshore transmission network, some of which is located offshore will require a doubling of north-south power transfer capacity due to increased wind generation in Scotland; substantial reinforcement in the Midlands to accommodate increased power flows from Scotland and the North of England; substantial reinforcement in London and the South of England to allow for Europe-bound export of excess wind generation from Scotland and the North of England, as well as the importation of energy from Europe to increase resilience during any periods which may be affected by intermittent energy generation mix and as part of the country’s transition to increased energy security; and substantial reinforcement in East Anglia to handle increased power flows from offshore wind generation (this may also require additional offshore connections coming to land in England).”</i></p>
		<p><i>3.3.69 “It is important to note that the crucial national benefits of increased system robustness through new electricity network infrastructure projects are shared by all users of the system.”</i></p>
		<p><i>3.3.70 “As all new grid projects have a role in efficiently constructing, operating and connecting low carbon infrastructure to the National Electricity Grid, the scope of networks CNP infrastructure is not limited to those associated specifically with a particular project.”</i></p>
		<p><i>3.3.71 “The historical approach to connecting offshore wind resulted in individual radial connections developed project-by-project. This may continue to be the most appropriate approach for some areas with single offshore wind projects that are not located in the vicinity of other offshore wind and / or offshore infrastructure that is planned or foreseen in the near future. For regions with multiple windfarms or</i></p>

Relevance to Supplementary PEI Report	National Policy	National Policy Requirement
		<p><i>offshore transmission projects it is expected that a more coordinated approach will be delivered. For these areas, this approach is likely to reduce the network infrastructure costs as well as the cumulative environmental impacts and impacts on coastal communities by installing a smaller number of larger connections, each taking power from multiple windfarms instead of individual point-to-point connections for each windfarm.”</i></p> <hr/> <p>3.3.78 “Further to the needs case above, it is recognised that the case for a new connection or network reinforcement is demonstrated if the proposed development represents an efficient and economical means of:</p> <ul style="list-style-type: none"> <li>• <i>connecting a new generating station or storage facility to the network</i></li> <li>• <i>reinforcing the network to accommodate such connections, or</i></li> <li>• <i>reinforcing the network to ensure that it is sufficiently resilient and capacious (per any performance standards set by Ofgem) to reliably supply present and/or anticipated future levels of demand.</i></li> </ul> <p><i>In considering the ‘economic and efficient’ approach the network project needs to follow good design, avoidance and mitigation principles (and / or biodiversity compensation where needed for transmission in the marine environment), as referenced in EN-5.”</i></p> <hr/> <p>3.3.79 “Moreover, given the crucial role of networks in connecting all of the other kinds of electricity infrastructure described above, it is especially important that the Secretary of State considers network projects as elements of a coherent and strategically necessary system, whether or not they are linked together in specific NSIPs. For instance, when evaluating applications for new electricity networks infrastructure the Secretary of State should have regard to the fact that given, i) the government’s strategic commitment to ambitious levels of interconnection capacity and offshore wind generation, and ii) the tightly interdependent infrastructure chain linking interconnection and offshore generation with onshore demand centres, delays in the approval of associated new network developments</p>

Relevance to Supplementary PEI Report	National Policy	National Policy Requirement
		<p><i>could cause significant economic waste and set back the strategically vital goals of decarbonisation and energy security.”</i></p>
		<p>3.3.83 <i>“Given the urgent need for new electricity infrastructure and the time it takes for electricity NSIPs to move from design conception to operation, there is an urgent need for new (and particularly low carbon) electricity NSIPs to be brought forward as soon as possible, given the crucial role of electricity as the UK decarbonises its economy.”</i></p>
		<p><b>4 Assessment Principles</b></p>
		<p><b>4.1 General Policies and Considerations</b></p>
		<p>4.1.1 <i>“This part of EN-1, Assessment Principles, sets out the general policies for the submission and assessment of applications relating to energy infrastructure.”</i></p>
		<p>4.1.3 <i>“Given the level and urgency of need for infrastructure of the types covered by the energy NPSs set out in Part 3 of this NPS, the Secretary of State will start with a presumption in favour of granting consent to applications for energy NSIPs. That presumption applies unless any more specific and relevant policies set out in the relevant NPSs clearly indicate that consent should be refused.”</i></p>
		<p><b>4.2 The critical national priority for low carbon infrastructure</b></p>
		<p>4.2.1 <i>“Government has committed to fully decarbonising the power system by 2035, subject to security of supply, to underpin its 2050 net zero ambitions. More than half of final energy demand in 2050 could be met by electricity, as transport and heating in particular shift from fossil fuel to electrical technology.”</i></p>
		<p>4.2.2 <i>“Ensuring the UK is more energy independent, resilient and secure requires the smooth transition to abundant, low-carbon energy. The UK’s strategy to increase supply of low carbon energy is dependent on deployment of renewable and nuclear power generation, alongside hydrogen and CCUS. Our energy</i></p>



Relevance to Supplementary PEI Report	National Policy	National Policy Requirement
		<p><i>security and net zero ambitions will only be delivered if we can enable the development of new low carbon sources of energy at speed and scale.”</i></p>
		<p><i>4.2.3 “With smart and strategic planning, the UK can maintain high environmental standards and minimise impacts while increasing the levels of deployment at the scale and pace needed to meet our energy security and net zero ambitions.”</i></p>
		<p><i>4.2.4 “Government has therefore concluded that there is a critical national priority (CNP) for the provision of nationally significant low carbon infrastructure.”</i></p>
		<p><i>4.2.5 “This does not extend the definition of what counts as nationally significant infrastructure: the scope remains as set out in the Planning Act 2008. Low carbon infrastructure for the purposes of this policy means:</i></p>
		<p><i>for electricity grid infrastructure, all power lines in scope of EN-5 including network reinforcement and upgrade works, and associated infrastructure such as substations. This is not limited to those associated specifically with a particular generation technology, as all new grid projects will contribute towards greater efficiency in constructing, operating and connecting low carbon infrastructure to the National Electricity Transmission System...”</i></p>
		<p><i>4.2.6 “The overarching need case for each type of energy infrastructure and the substantial weight which should be given to this need in assessing applications, as set out in paragraphs 3.2.6 to 3.2.8 of EN-1, is the starting point for all assessments of energy infrastructure applications.”</i></p>
		<p><i>4.2.7 “The CNP policy does not create an additional or cumulative need case or weighting to that which is already outlined for each type of energy infrastructure. The policy applies following the normal consideration of the need case, the impacts of the project, and the application of the mitigation hierarchy. As such, it is relevant during Secretary of State decision making and specifically in reference to any residual impacts that have been identified. It should therefore also be given consideration by the Examining Authority when it is making its recommendation to the Secretary of State.”</i></p>

Relevance to Supplementary PEI Report	National Policy	National Policy Requirement
		<p>4.2.8 “During decision making, the CNP policy will influence how non-HRA and nonMCZ residual impacts are considered in the planning balance. The policy will therefore also influence how the Secretary of State considers whether tests requiring clear outweighing of harm, exceptionality, or very special circumstances have been met by a CNP Infrastructure application.”</p>
		<p><b>4.5 Marine Considerations</b></p>
		<p>4.5.1 “The Marine Policy Statement is the framework for preparing Marine Plans and taking decisions affecting the marine environment, as per section 44 of the Marine and Coastal Access Act 2009. Marine plans apply in the ‘marine area’, which is the area from mean high water springs to the seaward limit of the Exclusive Economic Zone (EEZ). The ‘marine area’ also includes the waters of any estuary, river or channel, so far as the tide flows at mean high water spring tide.”</p>
		<p>4.5.2 “Marine plans set out marine specific aspects of many of the assessment principles in Part 4 and 5 of this NPS.108 Individual Marine Plans must be consulted to understand marine relevant specific considerations.”</p>
		<p>4.5.5 part “The Government is producing guidance to help applicants and regulators understand how to consider environmental impacts on Marine Protected Areas (MPAs), including applying the mitigation hierarchy and using strategic approaches.”</p>
		<p>4.5.6 “A deemed marine licence can be granted as part of the Development Consent Order and is developed in consultation with regulators and statutory advisors. A Marine Licence is primarily concerned with the need to protect the environment and human health and to prevent interference with other legitimate uses of the sea. Marine Licences may be required for the marine elements of proposed developments (up to Mean High Water Springs), including associated development and activity such as cabling, dredging and offshore substations. Applicants should consult Part 4 Section 66 of the Marine and Coastal Access Act 2009 when considering what activities will require a Marine Licence.”</p>

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		<p><b>4.6 Environmental and Biodiversity Net Gain</b></p> <hr/> <p>4.6.1 <i>“Environmental net gain is an approach to development that aims to leave the natural environment in a measurably better state than beforehand. Projects should therefore not only avoid, mitigate and compensate harms, following the mitigation hierarchy, but also consider whether there are opportunities for enhancements.”</i></p> <hr/> <p>4.6.2 <i>“Biodiversity net gain is an essential component of environmental net gain. Projects in England should consider and seek to incorporate improvements in natural capital, ecosystem services and the benefits they deliver when planning how to deliver biodiversity net gain.”</i></p> <hr/> <p>4.6.10 <i>“Biodiversity net gain should be applied after compliance with the mitigation hierarchy and does not change or replace existing environmental obligations, although compliance with those obligations will be relevant to the question of the baseline for assessing net gain and if they deliver an additional enhancement beyond meeting the existing obligation, that enhancement will count towards net gain.”</i></p> <hr/> <p>4.6.11 <i>“Biodiversity net gain can be delivered onsite or wholly or partially off-site. We encourage details of any off-site delivery of biodiversity net gain to be set out within the application for development consent.”</i></p> <hr/> <p><b>4.7 Criteria for good design for Energy Infrastructure</b></p> <hr/> <p>Section 4.7 of NPS EN-1 provides details on the criteria for good design for energy infrastructure.</p> <p>4.7.1 <i>“The visual appearance of a building, structure, or piece of infrastructure, and how it relates to the landscape it sits within, is sometimes considered to be the most important factor in good design. But high quality and inclusive design goes far beyond aesthetic considerations. The functionality of an object – be it a</i></p>

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		<p><i>building or other type of infrastructure – including fitness for purpose and sustainability, is equally important.”</i></p>
		<p><b>4.10 Climate Change Adaptation and Resilience</b></p>
		<p>4.10.1 <i>“Whilst we must continue to accelerate efforts to end our contribution to climate change by reaching Net Zero greenhouse gas emissions, adaptation is also necessary to manage the impacts of current and future climate change. If new energy infrastructure is not sufficiently resilient against the possible impacts of climate change, it will not be able to satisfy the energy needs as outlined in Part 3 of this NPS.”</i></p>
		<p>4.10.5 <i>“In certain circumstances, measures implemented to ensure a scheme can adapt to climate change may give rise to additional impacts, for example as a result of protecting against flood risk, there may be consequential impacts on coastal change. In preparing measures to support climate change adaptation applicants should take reasonable steps to maximise the use of nature-based solutions alongside other conventional techniques.”</i></p>
		<p>4.10.8 <i>“New energy infrastructure will typically need to remain operational over many decades, in the face of a changing climate. Consequently, applicants must consider the direct (e.g. site flooding, limited water availability, storms, heatwave and wildfire threats to infrastructure and operations) and indirect (e.g. access roads or other critical dependencies impacted by flooding, storms, heatwaves or wildfires) impacts of climate change when planning the location, design, build, operation and, where appropriate, decommissioning of new energy infrastructure.”</i></p>
		<p>4.10.11 <i>“Applicants should demonstrate that proposals have a high level of climate resilience built-in from the outset and should also demonstrate how proposals can be adapted over their predicted lifetimes to remain resilient to a credible maximum climate change scenario. These results should be considered alongside relevant research which is based on the climate change projections.”</i></p>

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		<p><b>4.11 Network Connection</b></p> <hr/> <p>4.11.1 <i>“The connection of a proposed electricity generation plant to the electricity network is an important consideration for applicants wanting to construct or extend a generation plant.”</i></p> <hr/> <p>4.11.2 <i>“In the market system and in the past, it has been for the applicant to ensure that there will be necessary infrastructure and capacity within an existing or planned transmission or distribution network to accommodate the electricity generated.”</i></p> <hr/> <p>4.11.3 <i>“To support the achievement of the transition to net zero, government is accelerating the co-ordination of the development of the grid network to facilitate the UK’s net zero energy generation development and transmission.”</i></p> <hr/> <p>4.11.4 <i>“Transmission network infrastructure, and related network reinforcement and upgrade works, associated with nationally significant low carbon infrastructure is considered as CNP Infrastructure. Further guidance can be found in Section 4.2 of this NPS and EN-5.”</i></p> <hr/> <p><b>5 Generic Impacts</b></p> <hr/> <p>Part 5 of NPS EN-1 sets out generic impacts in respect of matters such as air quality and emissions, greenhouse gas emissions, biodiversity and geological conservation, civil and military aviation and defence interests, coastal change, dust and odour, flood risk, historic environment, landscape and visual, land use, noise and vibration, socio-economics, traffic and transport, resource and waste management, and water quality and resources, and how these should be addressed.</p> <p>Part 5 of NPS EN-1 sets out the assessments applicants should undertake should their project be likely to have adverse effects on any of those matters listed.</p>

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	National Policy Statement for Electricity Networks Infrastructure (EN-5) (2024) (Ref 2)	<p><b>2 Assessment and Technology-Specific Information</b></p> <hr/> <p><b>2.1 Introduction</b></p> <hr/> <p>2.1.2 “When evaluating the impacts of electricity networks infrastructure in particular, all of the generic impacts detailed in EN-1 are likely to be in play, even if only during specific phases of the development (such as construction), or at one specific part of the development (such as a substation).”</p> <hr/> <p>2.1.3 “This NPS has additional policy on:</p> <ul style="list-style-type: none"> <li>• factors influencing site selection and design;</li> <li>• biodiversity and geological conservation;</li> <li>• landscape and visual;</li> <li>• noise and vibration;</li> <li>• Electric and Magnetic Fields; and</li> <li>• Sulphur Hexafluoride.”</li> </ul> <hr/> <p><b>2.2 Factors influencing site selection and design</b></p> <hr/> <p>2.2.10 “As well as having duties under Section 9 of the Electricity Act 1989, (in relation to developing and maintaining an economical and efficient network), applicants must take into account Schedule 9 to the Electricity Act 1989, which places a duty on all transmission and distribution licence holders, in formulating proposals for new electricity networks infrastructure, to “have regard to the desirability of preserving natural beauty, of conserving flora, fauna and geological or physiographical features of special interest and of protecting sites, buildings and objects of architectural, historic or archaeological interest; and ...do what [they] reasonably can to mitigate any effect which the proposals would have on</p>

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		<p><i>the natural beauty of the countryside or on any such flora, fauna, features, sites, buildings or objects.”</i></p>
		<p><b>2.3 Climate change adaptation and resilience</b></p>
		<p>2.3.2 “As climate change is likely to increase risks to the resilience of some of this infrastructure, from flooding for example, or in situations where it is located near the coast or an estuary or is underground, applicants should in particular set out to what extent the proposed development is expected to be vulnerable, and, as appropriate, how it has been designed to be resilient to:</p> <ul style="list-style-type: none"> <li>• <i>flooding, particularly for substations that are vital to the network; and especially in light of changes to groundwater levels resulting from climate change;</i></li> <li>• <i>the effects of wind and storms on overhead lines;</i></li> <li>• <i>higher average temperatures leading to increased transmission losses;</i></li> <li>• <i>earth movement or subsidence caused by flooding or drought (for underground cables); and</i></li> <li>• <i>coastal erosion – for the landfall of offshore transmission cables and their associated substations in the inshore and coastal locations respectively.”</i></li> </ul>
		<p><b>2.12 Special assessment principles of offshore-onshore transmission</b></p>
		<p>2.12.3 “A substantial amount of new onshore network infrastructure, including network reinforcements, is required to enable transmission of the domestic and international offshore power flows coming onshore or power being exported to neighbouring North Seas countries.”</p> <p>2.12.4: “As identified in EN-1, it is important that the network planning for offshore transmission is much more closely co-ordinated with the planning and development of the onshore transmission network than previously”.</p>



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	National Policy Statement for Renewable Energy (EN-3) (2024) (Ref 3)	<p>NPS EN-3 includes support for the onshore infrastructure required to deliver new offshore wind developments. Section 2.8 considers offshore wind.</p> <p>2.8.1 <i>“As set out in the British Energy Security Strategy, the Government expects that offshore wind will play a significant role in meeting demand and decarbonising the energy system. The ambition is to deploy up to 50GW of offshore wind capacity (including up to 5GW floating wind) by 2030, with an expectation that there will be a need for substantially more installed offshore capacity beyond this to achieve net zero carbon emissions by 2050.”</i></p> <p>Paragraphs 2.8.34 to 2.8.43 reiterate the position set out in EN-1 and EN-5 that a co-ordinated approach to onshore-offshore transmission is required.</p> <p>2.8.35 <i>“The previous standard approach to offshore-onshore connection involved a radial connection between single wind farm projects and the shore. A co-ordinated approach will involve the connection of multiple, spatially close, offshore wind farms and other offshore infrastructure, wherever possible, as relevant to onshore networks.”</i></p> <p>NPS EN-3 also includes reference to CNP Infrastructure and confirms that the assessment principles outlined in Section 4 of EN-1.</p> <p>2.1.7 <i>“As stated in Section 4.2 of EN-1, to support the urgent need for new low carbon infrastructure, all onshore and offshore electricity generation covered in this NPS that does not involve fossil fuel combustion (that is, renewable generation, including anaerobic digestion and other plants that convert residual waste into energy, including combustion, provided they meet existing definitions of low carbon) are considered to be Critical National Priority (CNP) infrastructure.”</i></p> <p>2.1.8 <i>“The assessment principles outlined in Section 4 of EN-1 continue to apply to CNP infrastructure. Applicants must show how any likely significant negative effects would be avoided, reduced, mitigated or compensated for, following the mitigation hierarchy. Early application of the mitigation hierarchy is strongly</i></p>

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		<i>encouraged, as is engagement with key stakeholders including SNCBs, both before and at the formal pre-application stage.”</i>
Supplementary PEI Report Volume 2 Part B Chapter 2 Landscape	NPS EN-1 (2024) (Ref 1)	<b>4 Assessment Principles</b>
		<b>4.7 Criteria for good design for Energy Infrastructure</b>
		<i>4.7.2 “Applying good design to energy projects should produce sustainable infrastructure sensitive to place, including impacts on heritage, efficient in the use of natural resources, including land-use, and energy used in their construction and operation, matched by an appearance that demonstrates good aesthetic as far as possible. It is acknowledged, however that the nature of energy infrastructure development will often limit the extent to which it can contribute to the enhancement of the quality of the area.”</i>
		<i>4.7.3 “Good design is also a means by which many policy objectives in the NPSs can be met, for example the impact sections show how good design, in terms of siting and use of appropriate technologies, can help mitigate adverse impacts such as noise. Projects should look to use modern methods of construction and sustainable design practices such as use of sustainable timber and low carbon concrete. Where possible, projects should include the reuse of material.”</i>
		<i>4.7.6 (part) “Whilst the applicant may not have any or very limited choice in the physical appearance of some energy infrastructure, there may be opportunities for the applicant to demonstrate good design in terms of siting relative to existing landscape character, landform, and vegetation. Furthermore, the design and sensitive use of materials in any associated development such as electricity substations will assist in ensuring that such development contributes to the quality of the area.”</i>
		<i>4.7.7 “Applicants must demonstrate in their application documents how the design process was conducted and how the proposed design evolved. Where a number</i>

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		<p><i>of different designs were considered, applicants should set out the reasons why the favoured choice has been selected.”</i></p>
		<p><i>4.7.10 “In the light of the above and given the importance which the Planning Act 2008 places on good design and sustainability, the Secretary of State needs to be satisfied that energy infrastructure developments are sustainable and, having regard to regulatory and other constraints, are as attractive, durable, and adaptable (including taking account of natural hazards such as flooding) as they can be.”</i></p>
		<p><i>4.7.11 “In doing so, the Secretary of State should be satisfied that the applicant has considered both functionality (including fitness for purpose and sustainability) and aesthetics (including its contribution to the quality of the area in which it would be located, any potential amenity benefits, and visual impacts on the landscape or seascape) as far as possible.”</i></p>
		<p><i>4.7.12 “In considering applications, the Secretary of State should take into account the ultimate purpose of the infrastructure and bear in mind the operational, safety and security requirements which the design has to satisfy. Many of the wider impacts of a development, such as landscape and environmental impacts, will be important factors in the design process.”</i></p>
		<p><b>5 Generic Impacts</b></p>
		<p><b>5.10 Landscape and Visual</b></p>
		<p><i>5.10.5 “Virtually all nationally significant energy infrastructure projects will have adverse effects on the landscape, but there may also be beneficial landscape character impacts arising from mitigation.”</i></p>
		<p><i>5.10.6 “Projects need to be designed carefully, taking account of the potential impact on the landscape. Having regard to siting, operational and other relevant</i></p>

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		<i>constraints the aim should be to minimise harm to the landscape, providing reasonable mitigation where possible and appropriate.”</i>
		<i>5.10.7 (part) “National Parks, the Broads and AONBs have been confirmed by the government as having the highest status of protection in relation to landscape and natural beauty. Each of these designated areas has specific statutory purposes. Projects should be designed sensitively given the various siting, operational, and other relevant constraints.”</i>
		<i>5.10.8 “The duty to seek to further the purposes of nationally designated landscapes also applies when considering applications for projects outside the boundaries of these areas which may have impacts within them. In these locations, projects should be designed sensitively given the various siting, operational, and other relevant constraints. The Secretary of State should be satisfied that measures which seek to further the purposes of the designation are sufficient, appropriate and proportionate to the type and scale of the development.”</i>
		<i>5.10.12 “Outside nationally designated areas, there are local landscapes that may be highly valued locally. Where a local development document in England or a local development plan in Wales has policies based on landscape or waterscape character assessment, these should be paid particular attention. However, locally valued landscapes should not be used in themselves to refuse consent, as this may unduly restrict acceptable development.”</i>
		<i>5.10.16 “The applicant should carry out a landscape and visual impact assessment and report it in the ES, including cumulative effects (see Section 4.3). Several guides have been produced to assist in addressing landscape issues.”</i>
		<i>5.10.17 “The landscape and visual assessment should include reference to any landscape character assessment and associated studies as a means of assessing landscape impacts relevant to the proposed project. The applicant’s assessment should also take account of any relevant policies based on these assessments in</i>

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		<i>local development plan documents in England and local development plans in Wales.”</i>
		<i>5.10.19 “The applicant should consider landscape and visual matters in the early stages of siting and design, where site choices and design principles are being established. This will allow the applicant to demonstrate in the ES how negative effects have been minimised and opportunities for creating positive benefits or enhancement have been recognised incorporated into the design, delivery and operation of the scheme.”</i>
		<i>5.10.20 “The assessment should include the effects on landscape components and character during construction and operation. For projects which may affect a National Park, The Broads or an AONBs the assessment should include effects on the natural beauty and special qualities of these areas.”</i>
		<i>5.10.22 “The assessment should also address the landscape and visual effects of noise and light pollution, and other emissions (see Section 5.2 and Section 5.7), from construction and operational activities on residential amenity and on sensitive locations, receptors and views, how these will be minimised.”</i>
		<i>5.10.24 “Applicants should consider how landscapes can be enhanced using landscape management plans, as this will help to enhance environmental assets where they contribute to landscape and townscape quality.”</i>
		<i>5.10.26 “Reducing the scale of a project can help to mitigate the visual and landscape effects of a proposed project. However, reducing the scale or otherwise amending the design of a proposed energy infrastructure project may result in a significant operational constraint and reduction in function – for example, electricity generation output. There may, however, be exceptional circumstances, where mitigation could have a very significant benefit and warrant a small reduction in function. In these circumstances, the Secretary of State may decide that the benefits of the mitigation to reduce the landscape and/or visual effects outweigh the marginal loss of function.”</i>

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		<p>5.10.27 “Adverse landscape and visual effects may be minimised through appropriate siting of infrastructure within its development site and wider setting. The careful consideration of colours and materials will support the delivery of a well-designed scheme, as will sympathetic landscaping and management of its immediate surroundings.”</p>
		<p>5.10.28 “Depending on the topography of the surrounding terrain and areas of population it may be appropriate to undertake landscaping off site. For example, filling in gaps in existing tree and hedge lines may mitigate the impact when viewed from a more distant vista.”</p>
		<p>5.10.29 “The Secretary of State should take into consideration the level of detailed design which the applicant has provided and is secured in the Development Consent Order, and the extent to which design details are subject to future approvals.”</p>
		<p>5.10.30 “The Secretary of State should be satisfied that local authorities will have sufficient design content secured to ensure future consenting will meet landscape, visual and good design objectives.”</p>
		<p>5.10.34 “The duty to seek to further the purposes of nationally designated landscapes also applies when considering applications for projects outside the boundaries of these areas, which may have impacts within them. The aim should be to avoid harming the purposes of designation or to minimise adverse effects on designated landscapes, and such projects should be designed sensitively given the various siting, operational, and other relevant constraints. The fact that a proposed project will be visible from within a designated area should not in itself be a reason for the Secretary of State to refuse consent.”</p>
		<p>5.10.35 “The scale of energy projects means that they will often be visible across a very wide area. The Secretary of State should judge whether any adverse impact on the landscape would be so damaging that it is not offset by the benefits (including need) of the project.”</p>



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		<p>5.10.36 <i>“In reaching a judgement, the Secretary of State should consider whether any adverse impact is temporary, such as during construction, and/or whether any adverse impact on the landscape will be capable of being reversed in a timescale that the Secretary of State considers reasonable.”</i></p> <p>5.10.37 <i>“The Secretary of State should consider whether the project has been designed carefully, taking account of environmental effects on the landscape and siting, operational and other relevant constraints, to minimise harm to the landscape, including by appropriate mitigation.”</i></p>
	NPS EN-5 (2024) (Ref 2)	<p><b>2 Assessment and Technology-Specific Information</b></p> <p><b>2.2 Factors influencing site selection and design</b></p> <p>2.2.8 <i>“There will usually be a degree of flexibility in the location of the development’s associated substations, and applicants should consider carefully their location, as well as their design.”</i></p> <p>2.2.9 <i>“In particular, the applicant should consider such characteristics as the local topography, the possibilities for screening of the infrastructure and/or other options to mitigate any impacts...”</i></p> <p>2.2.10 <i>“As well as having duties under Section 9 of the Electricity Act 1989, (in relation to developing and maintaining an economical and efficient network), applicants must take into account Schedule 9 to the Electricity Act 1989, which places a duty on all transmission and distribution licence holders, in formulating proposals for new electricity networks infrastructure, to have regard to the desirability of preserving natural beauty, of conserving flora, fauna and geological or physiographical features of special interest and of protecting sites, buildings and objects of architectural, historic or archaeological interest; and ...do what [they] reasonably can to mitigate any effect which the proposals would have on the natural beauty of the countryside or on any such flora, fauna, features, sites, buildings or objects.”</i></p>



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		<p>2.2.11 “Depending on the location of the proposed development, statutory duties under Section 85 of the Countryside and Rights of Way Act 2000, Section 11A of the National Parks and Access to the Countryside Act 1949 (as amended by Section 62 of the Environment Act 1995), and Section 17A of the Norfolk and Suffolk Broads Act 1988 may be relevant. Applicants should note amendments to each of these provisions contained in Section 245 of the Levelling Up and Regeneration Act 2023.”</p>
		<p><b>2.9 Applicant assessment</b></p>
		<p>2.9.7 “While the government does not believe that the development of overhead lines is incompatible in principle with applicants’ statutory duty under Schedule 9 to the Electricity Act 1989, to have regard to visual and landscape amenity and to reasonably mitigate possible impacts thereon, in practice new overhead lines can give rise to adverse landscape and visual impacts.”</p>
		<p>2.9.8 “These impacts depend on the type (for example, whether lines are supported by towers or monopole structures), scale, siting, and degree of screening of the lines, as well as the characteristics of the landscape and local environment through which they are routed.”</p>
		<p>2.9.9 “New substations, sealing end compounds (including terminal towers), and other above-ground installations that serve as connection, switching, and voltage transformation points on the electricity network may also give rise to adverse landscape and visual impacts.”</p>
		<p>2.9.10 “Cumulative adverse landscape, seascape and visual impacts may arise where new overhead lines are required along with other related developments such as substations, wind farms, and/or other new sources of generation.”</p>
		<p>2.9.11 “Landscape and visual benefits may arise through the reconfiguration, rationalisation, or undergrounding of existing electricity network infrastructure. Though mitigation of the landscape and visual impacts arising from overhead lines and their associated infrastructure is usually possible, it may not always be so,</p>

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		<i>and the impossibility of full mitigation in these cases does not countermand the need for overhead lines.”</i>
		<i>2.9.12 “However, in nationally designated landscapes (for instance, National Parks, The Broads and Areas of Outstanding Natural Beauty) even residual impacts may well make an overhead line proposal unacceptable in planning terms.”</i>
		<i>2.9.13 “Where possible, applicants should ensure that the principles detailed in Sections 2.11.16-2.11.19 below are embodied in the design of their proposed overhead line route and its associated infrastructure. Applicants should also offer proposals (for instance those detailed in Section 2.10 below) for additional mitigation.”</i>
		<i>2.9.14 “Where the nature or proposed route of an overhead line will likely result in particularly significant landscape and visual impacts, as would be assessed through landscape, seascape and visual impact assessment, the applicant should demonstrate that they have given due consideration to the costs and benefits of feasible alternatives to the overhead line. This could include – where appropriate – rerouting, underground or subsea cables and the feasibility e.g. in cost, engineering or environmental terms of these. Applicants should note the position on nationally designated landscapes at section 2.9.20 below.”</i>
		<i>2.9.15 “The ES should set out details of this consideration [reference to clause 2.9.14], including the applicant’s rationale for eschewing feasible alternatives to the overhead line, and the mitigation cost-calculation methodology that this rationale may rely upon.”</i>
		<i>2.9.16 “The Holford Rules – guidelines for the routing of new overhead lines – were originally set out in 1959. These guidelines, intended as a common-sense approach to overhead line route design, were reviewed and updated by the industry in the 1990s, and they should be embodied in the applicants’ proposals for new overhead lines.”</i>

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		<p>2.9.17 <i>“In brief, the Holford Rules state that applicants should:</i></p> <ul style="list-style-type: none"> <li><i>• avoid altogether, if possible, the major areas of highest amenity value, by so planning the general route of the line in the first place, even if total mileage is somewhat increased in consequence;</i></li> <li><i>• avoid smaller areas of high amenity value or scientific interest by deviation, provided this can be done without using too many angle towers, i.e. the bigger structures which are used when lines change direction;</i></li> <li><i>• other things being equal, choose the most direct line, with no sharp changes of direction and thus with fewer angle towers;</i></li> <li><i>• choose tree and hill backgrounds in preference to sky backgrounds wherever possible. When a line has to cross a ridge, secure this opaque background as long as possible, cross obliquely when a dip in the ridge provides an opportunity. Where it does not, cross directly, preferably between belts of trees;</i></li> <li><i>• prefer moderately open valleys with medium or moderate levels of tree cover where the apparent height of towers will be reduced, and views of the line will be broken by trees;</i></li> <li><i>• where country is flat and sparsely planted, and unless specifically preferred otherwise by relevant stakeholders, keep the high voltage lines as far as possible independent of smaller lines, converging routes, distribution poles and other masts, wires and cables, so as to avoid a concentration of lines or ‘wirescape’; and</i></li> <li><i>• approach urban areas through industrial zones, where they exist; and when pleasant residential and recreational land intervenes between the approach line and the substation, carefully assess the comparative costs of undergrounding.”</i></li> </ul> <p>2.9.18 <i>“The Horlock Rules – guidelines for the design and siting of substations – were established by National Grid in 2009 in pursuance of its duties under</i></p>

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		<p><i>Schedule 9 to the Electricity Act 1989. These principles should be embodied in applicants' proposals for the infrastructure associated with new overhead lines."</i></p> <hr/> <p><i>2.9.19 "In brief, the Horlock Rules state that applicants should:</i></p> <ul style="list-style-type: none"> <li><i>• consider environmental issues from the earliest stage to balance the technical benefits and capital cost requirements for new developments against the consequential environmental effects in order to keep adverse effects to a reasonably practicable minimum.</i></li> <li><i>• seek to avoid altogether internationally and nationally designated areas of the highest amenity, cultural or scientific value by the overall planning of the system connections.</i></li> <li><i>• protect as far as reasonably practicable areas of local amenity value, important existing habitats and landscape features including ancient woodland, historic hedgerows, surface and ground water sources and nature conservation areas.</i></li> <li><i>• take advantage of the screening provided by land form and existing features and the potential use of site layout and levels to keep intrusion into surrounding areas to a reasonably practicable minimum.</i></li> <li><i>• keep the visual, noise and other environmental effects to a reasonably practicable minimum.</i></li> <li><i>• consider the land use effects of the proposal when planning the siting of substations or extensions.</i></li> <li><i>• consider the options available for terminal towers, equipment, buildings and ancillary development appropriate to individual locations, seeking to keep effects to a reasonably practicable minimum.</i></li> <li><i>• use space effectively to limit the area required for development consistent with appropriate mitigation measures and to minimise the adverse effects on existing land use and rights of way, whilst also having regard to future extension of the substation.</i></li> </ul>

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		<ul style="list-style-type: none"> <li><i>make the design of access roads, perimeter fencing, earth-shaping, planting and ancillary development an integral part of the site layout and design, so as to fit in with the surroundings.</i></li> <li><i>in open landscape especially, high voltage line entries should be kept, as far as possible, visually separate from low voltage lines and other overhead lines so as to avoid a confusing appearance.</i></li> <li><i>study the inter-relationship between towers and substation structures and background and foreground features so as to reduce the prominence of structures from main viewpoints. Where practicable the exposure of terminal towers on prominent ridges should be minimised by siting towers against a background of trees rather than open skylines.”</i></li> </ul> <p>2.9.20 <i>“Although it is the government’s position that overhead lines should be the strong starting presumption for electricity networks developments in general, this presumption is reversed when proposed developments will cross part of a nationally designated landscape (i.e. National Park, The Broads, or Area of Outstanding Natural Beauty).”</i></p> <p>2.9.21 <i>“In these areas, and where harm to the landscape, visual amenity and natural beauty of these areas cannot feasibly be avoided by rerouting overhead lines, the strong starting presumption will be that the applicant should underground the relevant section of the line.”</i></p> <p>2.9.22 <i>“However, undergrounding will not be required where it is infeasible in engineering terms, or where the harm that it causes (see section 2.11.4) is not outweighed by its corresponding landscape, visual amenity and natural beauty benefits. Regardless of the option, the scheme through its design, delivery, and operation, should seek to further the statutory purposes of the designated landscape. These enhancements may go beyond the mitigation measures needed to minimise the adverse effects of the scheme.”</i></p> <p>2.9.23 <i>“Additionally [reference to clause 2.9.22], cases will arise where – though no part of the proposed development crosses a designated landscape – a high</i></p>

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		<p><i>potential for widespread and significant adverse landscape and/or visual impacts along certain sections of its route may result in recommendations to use undergrounding for relevant segments of the line or alternatively consideration of using a route including subsea cabling.”</i></p> <hr/> <p><i>2.9.24 “In these cases, and taking account of the fact that the government has not laid down any further rule on the circumstances requiring use of underground or subsea cables, the Secretary of State must weigh the feasibility, cost, and any harm of the undergrounding or subsea option against:</i></p> <ul style="list-style-type: none"> <li><i>• the adverse implications of the overhead line proposal;</i></li> <li><i>• the cost and feasibility of re-routing overhead lines or mitigation proposals for the relevant line section;</i></li> <li><i>• and the cost and feasibility of their configuration, rationalisation, and/or use of underground or subsea cabling of proximate existing or proposed electricity networks infrastructure.”</i></li> </ul> <hr/> <p><i>2.9.25 “In such cases the Secretary of State should only grant development consent for underground or subsea sections of a proposed line over an overhead alternative if they are satisfied that the benefits accruing from the former proposal clearly outweigh any extra economic, social, or environmental impacts that it presents, the mitigation hierarchy has been followed, and that any technical obstacles associated with it are surmountable. In this context it should consider:</i></p> <ul style="list-style-type: none"> <li><i>• the landscape and visual baseline characteristics of the setting of the proposed route, in particular, the impact on high sensitivity visual receptors (as defined in the current edition of the Landscape Institute’s Guidelines for Landscape and Visual Impact Assessment), residential areas, designated landscapes, valued landscapes, designated heritage assets and Heritage Coasts (including, where relevant, impacts on the setting of designated features and areas), noting the policy in EN-1 section 5.4.53 on regional and local designations;</i></li> <li><i>• the additional cost of the proposed underground or sub-sea alternatives, including their significantly higher lifetime cost of repair and later uprating;</i></li> </ul>

Relevance to Supplementary PEI Report	National Policy	National Policy Requirement
		<ul style="list-style-type: none"> <li><i>the potentially very disruptive effects of undergrounding on local communities, habitats, archaeological and heritage assets, marine environments, soil (including peat soils), hydrology, geology, and, for a substantial time after construction, landscape and visual amenity....”</i></li> </ul>
	NPS EN-3 (2024) (Ref 3)	<p><b>2.3 Factors Influencing Site Selection and Design: National Designations</b></p> <p>2.3.6 <i>“When considering applications for CNP Infrastructure in sites with nationally recognised designations (such as SSSIs, National Nature Reserves, National Parks, the Broads, Areas of Outstanding Natural Beauty, Registered Parks and Gardens, and World Heritage Sites), the Secretary of State will take as the starting point that the relevant tests in Sections 5.4 and 5.10 of EN-1 have been met, and any significant adverse effects on the qualities for which the area has been designated are clearly outweighed by the urgent need for this type of infrastructure.”</i></p> <p><b>2.5 Consideration of good design for energy infrastructure</b></p> <p>2.5.2 <i>“Proposals for renewable energy infrastructure should demonstrate good design, particularly in respect of landscape and visual amenity, opportunities for co-existence/co-location with other marine and terrestrial uses, and in the design of the project to mitigate impacts such as noise and effects on ecology and heritage.”</i></p> <p><b>2.6 Flexibility in the project details</b></p> <p>2.6.1 <i>“Where details are still to be finalise, applicants should explain in the application which elements of the proposal have yet to be finalised and the reason why this is the case.”</i></p>
Supplementary PEI Report Volume 2	NPS EN-1 (2024) (Ref 1)	<p><b>4 Assessment Principles</b></p> <p><b>4.7 Criteria for good design for Energy Infrastructure</b></p>



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Part B Chapter 3 Visual		<p>4.7.2 “Applying good design to energy projects should produce sustainable infrastructure sensitive to place, including impacts on heritage, efficient in the use of natural resources, including land-use, and energy used in their construction and operation, matched by an appearance that demonstrates good aesthetic as far as possible. It is acknowledged, however that the nature of energy infrastructure development will often limit the extent to which it can contribute to the enhancement of the quality of the area.”</p>
		<p>4.7.3 “Good design is also a means by which many policy objectives in the NPSs can be met, for example the impact sections show how good design, in terms of siting and use of appropriate technologies, can help mitigate adverse impacts such as noise. Projects should look to use modern methods of construction and sustainable design practices such as use of sustainable timber and low carbon concrete. Where possible, projects should include the reuse of material.”</p>
		<p>4.7.4 “Given the benefits of good design in mitigating the adverse impacts of a project, applicants should consider how good design can be applied to a project during the early stages of the project lifecycle.”</p>
		<p>4.7.5 “To ensure good design is embedded within the project development, a project board level design champion could be appointed, and a representative design panel used to maximise the value provided by the infrastructure. Design principles should be established from the outset of the project to guide the development from conception to operation. Applicants should consider how their design principles can be applied post-consent.”</p>
		<p>4.7.6 “Whilst the applicant may not have any or very limited choice in the physical appearance of some energy infrastructure, there may be opportunities for the applicant to demonstrate good design in terms of siting relative to existing landscape character, landform, and vegetation. Furthermore, the design and sensitive use of materials in any associated development such as electricity substations will assist in ensuring that such development contributes to the quality of the area.”</p>



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		<p>4.7.7 “Applicants must demonstrate in their application documents how the design process was conducted and how the proposed design evolved. Where a number of different designs were considered, applicants should set out the reasons why the favoured choice has been selected.”</p>
		<p>4.7.8 “Applicants should consider taking independent professional advice on the design aspects of a proposal. In particular, the Design Council<sup>123</sup> can be asked to provide design review for nationally significant infrastructure projects and applicants are encouraged to use this service.<sup>124</sup> Applicants should also consider any design guidance developed by the local planning authority.”</p>
		<p>4.7.9 “Further advice on what applicants should demonstrate by way of good design is provided in the technology specific NPSs where relevant.”</p>
		<p>4.7.10 “In the light of the above and given the importance which the Planning Act 2008 places on good design and sustainability, the Secretary of State needs to be satisfied that energy infrastructure developments are sustainable and, having regard to regulatory and other constraints, are as attractive, durable, and adaptable (including taking account of natural hazards such as flooding) as they can be.”</p>
		<p>4.7.11 “In doing so, the Secretary of State should be satisfied that the applicant has considered both functionality (including fitness for purpose and sustainability) and aesthetics (including its contribution to the quality of the area in which it would be located, any potential amenity benefits, and visual impacts on the landscape or seascape) as far as possible.”</p>
		<p>4.7.12 “In considering applications, the Secretary of State should take into account the ultimate purpose of the infrastructure and bear in mind the operational, safety and security requirements which the design has to satisfy. Many of the wider impacts of a development, such as landscape and environmental impacts, will be important factors in the design process.”</p>
		<p><b>5 Generic Impacts</b></p>

Relevance to Supplementary PEI Report	National Policy	National Policy Requirement
		<p><b>5.10 Landscape and Visual</b></p> <p>5.10.13 <i>“All proposed energy infrastructure is likely to have visual effects for many receptors around proposed sites.</i></p> <p>5.10.14 <i>The Secretary of State will have to judge whether the visual effects on sensitive receptors, such as local residents, and other receptors, such as visitors to the local area, outweigh the benefits of the project.”</i></p> <p>5.10.16 <i>“The applicant should carry out a landscape and visual impact assessment and report it in the ES, including cumulative effects (see Section 4.3). Several guides have been produced to assist in addressing landscape issues.”</i></p> <p>5.10.19 <i>“The applicant should consider landscape and visual matters in the early stages of siting and design, where site choices and design principles are being established. This will allow the applicant to demonstrate in the ES how negative effects have been minimised and opportunities for creating positive benefits or enhancement have been recognised incorporated into the design, delivery and operation of the scheme.”</i></p> <p>5.10.21 <i>“The assessment should include the visibility and conspicuousness of the project during construction and of the presence and operation of the project and potential impacts on views and visual amenity. This should include light pollution effects, including on dark skies, local amenity, and nature conservation.”</i></p> <p>5.10.22 <i>“The assessment should also address the landscape and visual effects of noise and light pollution, and other emissions (see Section 5.2 and Section 5.7), from construction and operational activities on residential amenity and on sensitive locations, receptors and views, how these will be minimised.”</i></p> <p>5.10.25 <i>“In considering visual effects it may be helpful for applicants to draw attention, in the supporting evidence to their applications, to any examples of existing permitted infrastructure they are aware of with a similar magnitude of impact on equally sensitive receptors. This may assist the Secretary of State in</i></p>

Relevance to Supplementary PEI Report	National Policy	National Policy Requirement
		<p><i>judging the weight they should give to the assessed visual impacts of the proposed development.”</i></p>
		<p><i>5.10.26 “Reducing the scale of a project can help to mitigate the visual and landscape effects of a proposed project. However, reducing the scale or otherwise amending the design of a proposed energy infrastructure project may result in a significant operational constraint and reduction in function – for example, electricity generation output. There may, however, be exceptional circumstances, where mitigation could have a very significant benefit and warrant a small reduction in function. In these circumstances, the Secretary of State may decide that the benefits of the mitigation to reduce the landscape and/or visual effects outweigh the marginal loss of function.”</i></p>
		<p><i>5.10.27 “Adverse landscape and visual effects may be minimised through appropriate siting of infrastructure within its development site and wider setting. The careful consideration of colours and materials will support the delivery of a well-designed scheme, as will sympathetic landscaping and management of its immediate surroundings.”</i></p>
		<p><i>5.10.28 “Depending on the topography of the surrounding terrain and areas of population it may be appropriate to undertake landscaping off site. For example, filling in gaps in existing tree and hedge lines may mitigate the impact when viewed from a more distant vista.”</i></p>
		<p><i>5.10.29 “The Secretary of State should take into consideration the level of detailed design which the applicant has provided and is secured in the Development Consent Order, and the extent to which design details are subject to future approvals.”</i></p>
		<p><i>5.10.30 “The Secretary of State should be satisfied that local authorities will have sufficient design content secured to ensure future consenting will meet landscape, visual and good design objectives.”</i></p>

Relevance to Supplementary PEI Report	National Policy	National Policy Requirement
	NPS EN-5 (2024) (Ref 2)	<p><b>2 Assessment and Technology-Specific Information</b></p> <hr/> <p><b>2.2 Factors influencing site selection and design</b></p> <hr/> <p>2.2.8 <i>“There will usually be a degree of flexibility in the location of the development’s associated substations, and applicants should consider carefully their location, as well as their design.”</i></p> <hr/> <p>2.2.9 <i>“In particular, the applicant should consider such characteristics as the local topography, the possibilities for screening of the infrastructure and/or other options to mitigate any impacts...”</i></p> <hr/> <p>2.2.10 <i>“As well as having duties under Section 9 of the Electricity Act 1989, (in relation to developing and maintaining an economical and efficient network), applicants must take into account Schedule 9 to the Electricity Act 1989, which places a duty on all transmission and distribution licence holders, in formulating proposals for new electricity networks infrastructure, to “have regard to the desirability of preserving natural beauty, of conserving flora, fauna and geological or physiographical features of special interest and of protecting sites, buildings and objects of architectural, historic or archaeological interest; and ...do what [they] reasonably can to mitigate any effect which the proposals would have on the natural beauty of the countryside or on any such flora, fauna, features, sites, buildings or objects.”</i></p> <hr/> <p>2.2.11 <i>“Depending on the location of the proposed development, statutory duties under Section 85 of the Countryside and Rights of Way Act 2000, Section 11A of the National Parks and Access to the Countryside Act 1949 (as amended by Section 62 of the Environment Act 1995), and Section 17A of the Norfolk and Suffolk Broads Act 1988 may be relevant. Applicants should note amendments to each of these provisions contained in Section 245 of the Levelling Up and Regeneration Act 2023.”</i></p> <hr/> <p><b>2.9 Applicant assessment</b></p>

Relevance to Supplementary PEI Report	National Policy	National Policy Requirement
		<p>2.9.7 “While the government does not believe that the development of overhead lines is incompatible in principle with applicants’ statutory duty under Schedule 9 to the Electricity Act 1989, to have regard to visual and landscape amenity and to reasonably mitigate possible impacts thereon, in practice new overhead lines can give rise to adverse landscape and visual impacts.”</p>
		<p>2.9.8 “These impacts [reference to clause 2.9.7] depend on the type (for example, whether lines are supported by towers or monopole structures), scale, siting, and degree of screening of the lines, as well as the characteristics of the landscape and local environment through which they are routed.”</p>
		<p>2.9.9 “New substations, sealing end compounds (including terminal towers), and other above-ground installations that serve as connection, switching, and voltage transformation points on the electricity network may also give rise to adverse landscape and visual impacts.”</p>
		<p>2.9.10 “Cumulative adverse landscape, seascape and visual impacts may arise where new overhead lines are required along with other related developments such as substations, wind farms, and/or other new sources of generation.”</p>
		<p>2.9.11 “Landscape and visual benefits may arise through the reconfiguration, rationalisation, or undergrounding of existing electricity network infrastructure. Though mitigation of the landscape and visual impacts arising from overhead lines and their associated infrastructure is usually possible, it may not always be so, and the impossibility of full mitigation in these cases does not countermand the need for overhead lines.”</p>
		<p>2.9.13 “Applicants should also offer proposals ..... for additional mitigation.”</p>
		<p>2.9.14 “Where the nature or proposed route of an overhead line will likely result in particularly significant landscape and visual impacts, as would be assessed through landscape, seascape and visual impact assessment, the applicant should demonstrate that they have given due consideration to the costs and benefits of feasible alternatives to the overhead line....”</p>

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		<p>2.9.15 “The ES should set out details of this consideration [reference to clause 2.9.16], including the applicant’s rationale for eschewing feasible alternatives to the overhead line, and the mitigation cost-calculation methodology that this rationale may rely upon.”</p>
		<p>2.9.16 “The Holford Rules – guidelines for the routing of new overhead lines – were originally set out in 1959. These guidelines, intended as a common-sense approach to overhead line route design, were reviewed and updated by the industry in the 1990s, and they should be embodied in the applicants’ proposals for new overhead lines.”</p>
		<p>2.9.18 “The Horlock Rules – guidelines for the design and siting of substations – were established by National Grid in 2009 in pursuance of its duties under Schedule 9 to the Electricity Act 1989. These principles should be embodied in applicants’ proposals for the infrastructure associated with new overhead lines.”</p>
		<p>2.9.23 “Additionally [reference to clause 2.9.22], cases will arise where – though no part of the proposed development crosses a designated landscape – a high potential for widespread and significant adverse landscape and/or visual impacts along certain sections of its route may result in recommendations to use undergrounding for relevant segments of the line or alternatively consideration of using a route including subsea cabling.”</p>
		<p>2.9.24 “In these cases, and taking account of the fact that the government has not laid down any further rule on the circumstances requiring use of underground or subsea cables, the Secretary of State must weigh the feasibility, cost, and any harm of the undergrounding or subsea option against:</p> <ul style="list-style-type: none"> <li>the adverse implications of the overhead line proposal; the cost and feasibility of re-routing overhead lines or mitigation proposals for the relevant line section; and</li> </ul>

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		<ul style="list-style-type: none"> <li>the cost and feasibility of the reconfiguration, rationalisation, and/or use of underground or subsea cabling of proximate existing or proposed electricity networks infrastructure.”</li> </ul> <p>2.9.25 “In such cases the Secretary of State should only grant development consent for underground or subsea sections of a proposed line over an overhead alternative if they are satisfied that the benefits accruing from the former proposal clearly outweigh any extra economic, social, or environmental impacts that it presents, the mitigation hierarchy has been followed, and that any technical obstacles associated with it are surmountable. In this context it should consider:</p> <ul style="list-style-type: none"> <li>the landscape and visual baseline characteristics of the setting of the proposed route, in particular, the impact on high sensitivity visual receptors (as defined in the current edition of the Landscape Institute’s Guidelines for Landscape and Visual Impact Assessment), residential areas, designated landscapes, valued landscapes, designated heritage assets and Heritage Coasts (including, where relevant, impacts on the setting of designated features and areas), noting the policy in EN-1 section 5.4.53 on regional and local designations;</li> <li>the additional cost of the proposed underground or sub-sea alternatives, including their significantly higher lifetime cost of repair and later uprating;</li> <li>the potentially very disruptive effects of undergrounding on local communities, habitats, archaeological and heritage assets, marine environments, soil (including peat soils), hydrology, geology, and, for a substantial time after construction, landscape and visual amenity....”</li> </ul>
Supplementary PEI Report Volume 2 Part B Chapter 4	NPS EN-1 (2024) (Ref 1)	<b>4 Assessment Principles</b>  <b>4.6 Environmental and Biodiversity Net Gain</b>



Relevance to Supplementary PEI Report	National Policy	National Policy Requirement
Ecology and Biodiversity and Supplementary PEI Report Volume 2 Part C Chapter 2 Ecology and Biodiversity		4.6.1 “Environmental net gain is an approach to development that aims to leave the natural environment in a measurably better state than beforehand. Projects should therefore not only avoid, mitigate and compensate harms, following the mitigation hierarchy, but also consider whether there are opportunities for enhancements.”
		4.6.2 “Biodiversity net gain is an essential component of environmental net gain. Projects in England should consider and seek to incorporate improvements in natural capital, ecosystem services and the benefits they deliver when planning how to deliver biodiversity net gain.”
		4.6.3 “Currently biodiversity net gain policy in England only applies to terrestrial and intertidal components of projects. Principles for Marine Net Gain are currently being rolled out by the Government, who will provide guidance in due course. There are provisions in the Environment Act 2021 to allow Marine Net Gain to be made mandatory for NSIPs in the future.”
		4.6.6 “Energy NSIP proposals, whether onshore or offshore, should seek opportunities to contribute to and enhance the natural environment by providing net gains for biodiversity, and the wider environment where possible.”
		4.6.7 “In England applicants for onshore elements of any development are encouraged to use the latest version of the biodiversity metric to calculate their biodiversity baseline and present planned biodiversity net gain outcomes. This calculation data should be presented in full as part of their application.”
		4.6.8 “Where possible, this data should be shared, alongside a completed biodiversity metric calculation, with the Local Authority and Natural England for discussion at the pre-application stage as it can help to highlight biodiversity and wider environmental issues which may later cause delays if not addressed.”
		4.6.10 “Biodiversity net gain should be applied after compliance with the mitigation hierarchy and does not change or replace existing environmental obligations, although compliance with those obligations will be relevant to the question of the



Relevance to Supplementary PEI Report	National Policy	National Policy Requirement
		<p><i>baseline for assessing net gain and if they deliver an additional enhancement beyond meeting the existing obligation, that enhancement will count towards net gain.”</i></p>
		<p><i>4.6.11 “Biodiversity net gain can be delivered onsite or wholly or partially off-site. We encourage details of any off-site delivery of biodiversity net gain to be set out within the application for development consent.”</i></p>
		<p><i>4.6.12 “When delivering biodiversity net gain off-site, developments should do this in a manner that best contributes to the achievement of relevant wider strategic outcomes, for example by increasing habitat connectivity, enhancing other ecosystem service outcomes, or considering use of green infrastructure strategies. Reference should be made to relevant national or local plans and strategies, to inform off-site biodiversity net gain delivery. If published, the relevant strategy is the Local Nature Recovery Strategy (LNRS). If an LNRS has not been published, the relevant consenting body or planning authority may specify alternative plans, policies or strategies to use.”</i></p>
		<p><i>4.6.13 “In addition to delivering biodiversity net gain, developments may also deliver wider environmental gains and benefits to communities relevant to the local area, and to national policy priorities, such as:</i></p> <ul style="list-style-type: none"> <li><i>• reductions in GHG emissions</i></li> <li><i>• reduced flood risk</i></li> <li><i>• improvements to air or water quality,</i></li> <li><i>• climate adaptation,</i></li> <li><i>• landscape enhancement</i></li> <li><i>• increased access to natural greenspace, or</i></li> <li><i>• the enhancement, expansion or provision of trees and woodlands</i></li> </ul> <p><i>The scope of potential gains will be dependent on the type, scale, and location of specific projects. Applicants should look for a holistic approach to delivering wider</i></p>

Relevance to Supplementary PEI Report	National Policy	National Policy Requirement
		<p><i>environmental gains and benefits through the use of nature-based solutions and Green Infrastructure.”</i></p>
		<p><i>4.6.15 “Applications for development consent should be accompanied by a statement demonstrating how opportunities for delivering wider environmental net gains have been considered, and where appropriate, incorporated into proposals as part of good design (including any relevant operational aspects) of the project.”</i></p>
		<p><b>5 Generic Impacts</b></p>
		<p><b>5.4 Biodiversity and Geological conservation</b></p>
		<p><i>5.4.1 “Biodiversity is the variety of life in all its forms and encompasses all species of plants, animals and fungi, the genetic diversity they contain and the complex ecosystems of which they are a part. Geological conservation relates to the sites that are designated for their geology and/or their geomorphological importance.”</i></p>
		<p><i>5.4.2 “In the 25 Year Environment Plan, the government set out its vision for a quarter of-a-century action to help the natural world regain and retain good health. A commitment to review the plan every 5 years was set into law in the Environment Act 2021. The Environmental Improvement Plan was published in 2023, which reinforces the intent of the 25 Year Environment Plan and sets out a plan to deliver on its framework and vision. The government’s policy for biodiversity in England is set out in the Environmental Improvement Plan 2023, the National Pollinator Strategy and the UK Marine Strategy. The aim is to halt overall biodiversity loss in England by 2030 and then reverse loss by 2042, support healthy well-functioning ecosystems and establish coherent ecological networks, with more and better places for nature for the benefit of wildlife and people. This aim needs to be viewed in the context of the challenge presented by climate change. Healthy, naturally functioning ecosystems and coherent ecological networks will be more resilient and adaptable to climate change effects. Failure to address this challenge will result in significant adverse impact on biodiversity and the ecosystem services it provides.”</i></p>

Relevance to Supplementary PEI Report	National Policy	National Policy Requirement
		<p>5.4.3 “The wide range of legislative provisions at the international and national level that can impact on planning decisions affecting biodiversity and geological conservation issues are set out in a Government Circular. The National Planning Policy Framework and Natural Environment Planning Practice Guidance document sets out good practice in England in relation to planning for biodiversity and geological conservation.”</p>
		<p>5.4.4 “The highest level of biodiversity protection is afforded to sites identified through international conventions. The Habitats Regulations set out sites for which an HRA will assess the implications of a plan or project, including Special Areas of Conservation and Special Protection Areas.”</p>
		<p>5.4.5 “As a matter of policy, the following should be given the same protection as sites covered by the Habitats Regulations and an HRA will also be required: (a) potential Special Protection Areas and possible Special Areas of Conservation; (b) listed or proposed Ramsar sites; and (c) sites identified, or required, as compensatory measures for adverse effects on any of the other sites covered by this paragraph.”</p>
		<p>5.4.7 “Many SSSIs are also designated as sites of international importance and will be protected accordingly. Those that are not, or those features of SSSIs not covered by an international designation, should be given a high degree of protection. Most National Nature Reserves are notified as SSSIs.”</p>
		<p>5.4.8 “Development on land within or outside a SSSI, and which is likely to have an adverse effect on it (either individually or in combination with other developments), should not normally be permitted. The only exception is where the benefits (including need) of the development in the location proposed clearly outweigh both its likely impact on the features of the site that make it of special scientific interest, and any broader impacts on the national network of SSSIs.”</p>
		<p>5.4.13 “National planning policy expects plans to identify and map Local Wildlife sites, and to include policies that not only secure their protection from harm or loss but also help to enhance them and their connection to wider ecological networks.”</p>

Relevance to Supplementary PEI Report	National Policy	National Policy Requirement
		<p>5.4.15 “Ancient woodland is a valuable biodiversity resource both for its diversity of species and for its longevity as woodland. Ancient or veteran trees found outside ancient woodland are also particularly valuable. Other types of irreplaceable habitats include blanket bog, limestone pavement, sand dunes, salt marsh and lowland fen.”</p>
		<p>5.4.21 “As set out in Section 4.7, the design process should embed opportunities for nature inclusive design. Energy infrastructure projects have the potential to deliver significant benefits and enhancements beyond Biodiversity Net Gain, which result in wider environmental gains (see Section 4.5 on Environmental and Biodiversity Net Gain). The scope of potential gains will be dependent on the type, scale, and location of each project.”</p>
		<p>5.4.22 “The design of Energy NSIP proposals will need to consider the movement of mobile/migratory species such as birds, fish and marine and terrestrial mammals and their potential to interact with infrastructure. As energy infrastructure could occur anywhere within England and Wales, both inland and onshore and offshore, the potential to affect mobile and migratory species across the UK and more widely across Europe (transboundary effects) requires consideration, depending on the location of development.”</p>
		<p>5.4.30 “Applicants should work closely at an early stage in the pre-application process with SNCB and Defra/Welsh Government to develop a compensation plan for all protected sites adversely affected by the development. Applicants should engage with the relevant Local Planning Authority at an early stage regarding the proposed location of compensatory measures. Applicants should also take account of any strategic plan level compensation plans in developing project level compensation plans.”</p>
		<p>5.4.34 “Consideration should be given to improvements to, and impacts on, habitats and species in, around and beyond developments, for wider ecosystem services and natural capital benefits, beyond those under protection and identified as being of principal importance. This may include considerations and</p>

Relevance to Supplementary PEI Report	National Policy	National Policy Requirement
		<p><i>opportunities identified through Local Nature Recovery Strategies, and national goals and targets set through the government’s strategy for nature for example.”</i></p> <hr/> <p><i>5.4.32 “Applicants should include measures to mitigate fully the direct and indirect effects of development on ancient woodland, ancient and veteran trees or other irreplaceable habitats during both construction and operational phases.”</i></p> <hr/> <p><i>5.4.33 “Applicants should consider any reasonable opportunities to maximise the restoration, creation, and enhancement of wider biodiversity, and the protection and restoration of the ability of habitats to store or sequester carbon.”</i></p>
	NPS EN-5 (2024) (Ref 2)	<p><b>2 Assessment and Technology-Specific Information</b></p> <hr/> <p><i>2.9.3 “Electricity networks infrastructure pose a particular potential risk to birdlife including large birds, such as swans and geese, and perching birds. These may collide with overhead lines and risk being electrocuted. Large birds may also be electrocuted when landing or taking off by completing an electric circuit between live and ground wires. Even perching birds can be killed as soon as their wings touch energised parts of the infrastructure.”</i></p> <hr/> <p><i>2.9.4 “Applicants should consider measures to make lines more visible such as bird flappers and diverters which are covered in more detail in paragraphs 2.10.3 and 2.10.4.”</i></p> <hr/> <p><i>2.9.5 “The applicant will need to consider whether the proposed line will cause such problems at any point along its length and take this into consideration in the preparation of the Environmental Impact Assessment (EIA) and ES (see Section 4.2 of EN-1).”</i></p> <hr/> <p><i>2.9.6 “Particular consideration should be given to feeding and hunting grounds, migration corridors and breeding grounds, , where they are functionally linked to sites designated or allocated under the ‘national site network’ provisions of the Conservation of Habitats and Species Regulations.”</i></p>

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		<p data-bbox="884 268 2051 376"><i>2.10.1 “The applicant should consider and address routing and avoidance/minimisation of environmental impacts both onshore and offshore at an early stage in the development process.”</i></p> <hr/> <p data-bbox="884 448 2051 557"><i>2.10.2 “Careful siting of a line away from, or parallel to, but not across, known flight paths can reduce the numbers of birds colliding with overhead lines considerably.”</i></p> <hr/> <p data-bbox="884 584 2051 802"><i>2.10.3 “Making lines more visible by methods such as the fitting of bird flappers and diverters to the earth wire, which swivel in the wind, glow in the dark and use fluorescent colours designed specifically for bird vision can also reduce the number of deaths. The design and colour of the diverters will be specific to the conditions – the line and pylon/transmission tower specifications and the species at risk”.</i></p> <hr/> <p data-bbox="884 829 2051 970"><i>2.10.4 “Electrocution risks can be reduced through the design of crossarms, insulators and the construction of other parts of high voltage power lines so that birds find no opportunity to perch near energised power lines on which they might electrocute themselves.”</i></p>
<b>Supplementary PEI Report Volume 2 Part B Chapter 5 Historic Environment and Supplementary PEI Report Volume 2 Part C Chapter 3 Historic Environment</b>	<b>NPS EN-1 (2024) (Ref 1)</b>	<p data-bbox="884 1002 1160 1037"><b>5 Generic Impacts</b></p> <hr/> <p data-bbox="884 1077 1261 1112"><b>5.9 Historic Environment</b></p> <hr/> <p data-bbox="884 1152 2051 1260"><i>5.9.1 “The construction, operation and decommissioning of energy infrastructure has the potential to result in adverse impacts on the historic environment above, at and below the surface of the ground.”</i></p> <hr/> <p data-bbox="884 1300 2051 1447"><i>5.9.3 “Those elements of the historic environment that hold value to this and future generations because of their historic, archaeological, architectural or artistic interest are called ‘heritage assets’. Heritage assets may be buildings, monuments, sites, places, areas or landscapes, or any combination of these. The</i></p>



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		<p><i>sum of the heritage interests that a heritage asset holds is referred to as its significance. Significance derives not only from a heritage asset’s physical presence, but also from its setting.”</i></p>
		<p><i>5.9.9 “The applicant should undertake an assessment of any likely significant heritage impacts of the proposed development as part of the EIA and describe these along with how the mitigation hierarchy has been applied in the ES (see Section 4.3 [of the NPS]). This should include consideration of heritage assets above, at, and below the surface of the ground. Consideration will also need to be given to the possible impacts, including cumulative, on the wider historic environment. The assessment should include reference to any historic landscape or seascape character assessment and associated studies as a means of assessing impacts relevant to the proposed project.”</i></p>
		<p><i>5.9.10 “The applicant should provide a description of the significance of the heritage assets affected by the proposed development and the contribution of their setting to that significance. The level of detail should be proportionate to the importance of the heritage assets and no more than is sufficient to understand the potential impact of the proposal on the significance of the heritage asset. As a minimum the applicant should have consulted the relevant Historic Environment Record (HER) (or, where the development is in English or Welsh waters, English Heritage or Cadw) and assessed the heritage assets themselves using expertise where necessary according to the proposed development’s impact.”</i></p>
		<p><i>5.9.11 “Where a development site includes, or the available evidence suggests it has the potential to include, heritage assets with an archaeological interest, the applicant should carry out appropriate desk-based assessment and, where such desk-based research is insufficient to properly assess the interest, a field evaluation. Where proposed development will affect the setting of a heritage asset, representative visualisations may be necessary to explain the impact.”</i></p>

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		<p>5.9.16 “A documentary record of our past is not as valuable as retaining the heritage asset, and therefore the ability to record evidence of the asset should not be a factor in deciding whether such loss should be permitted, and whether or not consent should be given.”</p>
		<p>5.9.17 “Where the loss of the whole or part of a heritage asset’s significance is justified, the Secretary of State will require the applicant to record and advance understanding of the significance of the heritage asset before it is lost (wholly or in part). The extent of the requirement should be proportionate to the asset’s importance and significance and the impact. The applicant should be required to publish this evidence and to deposit copies of the reports with the relevant Historic Environmental Record. They should also be required to deposit the archive generated in a local museum or other public repository willing to receive it. “</p>
		<p>5.9.21 “Where there is a high probability (based on an adequate assessment) that a development site may include, as yet undiscovered heritage assets with archaeological interest, the Secretary of State will consider requirements to ensure appropriate procedures are in place for the identification and treatment of such assets discovered during construction.”</p>
		<p>Paragraphs 5.9.22 to 5.9.36 concern decision making by the Secretary of State in relation to heritage assets. They establish that, in determining applications, the Secretary of State should seek to identify and assess the particular significance of any heritage asset that may be affected by the proposed development, including by development affecting the setting of a heritage asset, (Paragraph 5.9.22).</p> <p>In considering the impact of a proposed development on any heritage assets, the NPS Secretary of State should consider the particular nature of the significance of the heritage assets (Paragraph 5.9.24), the desirability of sustaining and, where appropriate, enhancing the significance and setting of heritage assets (Paragraph 5.9.25), and the desirability for new development to make a positive contribution</p>



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		<p>to the character and local distinctiveness of the historic environment (Paragraph 5.9.26).</p> <p>Paragraphs 5.9.27 and 5.9.28 align with the policies of the NPPF establishing that the Secretary of State should give great weight to the conservation of heritage assets, with greater weight given to assets of greater importance, irrespective of the scale of any potential harm. Any harm or loss of significance of a designated heritage asset should require clear and convincing justification.</p> <p>Paragraphs 5.9.29 to 5.9.30 expand on this, establishing the concept that substantial harm to or loss of significance of a grade II Listed Building or grade II Registered Park or Garden should be exceptional and that substantial harm to or loss of significance of assets of the highest significance should be wholly exceptional. Where proposed development will lead to less than substantial harm to the significance of the designated heritage asset Paragraph 5.9.32 directs that the harm should be weighed against the public benefits of the proposal.</p> <p>With regard to weighing applications that directly or indirectly affect non-designated heritage assets Paragraph 5.9.33 calls for a balanced judgement between the scale of any harm or loss and the significance of the heritage asset.</p> <p>Finally, when considering development that affects the setting of a designated heritage asset, Paragraph 5.9.36 concludes that Secretary of State should give appropriate weight to the desirability of preserving the setting such assets, weighing them against the wider benefits of the application.</p>
	NPS EN-3 (2024) (Ref 3)	<p>2.3.8 “<i>In considering the impact on the historic environment as set out in Section 5.9 of EN-1 and whether the Secretary of State is satisfied that the substantial public benefits would outweigh any loss or harm to the significance of a designated heritage asset, the Secretary of State should take into account the positive role that large-scale renewable projects play in the mitigation of climate change, the delivery of energy security and the urgency of meeting the net zero target.</i>”</p>

Relevance to Supplementary PEI Report	National Policy	National Policy Requirement
Supplementary PEI Report Volume 2 Part B Chapter 6 Water Environment and Flood Risk and Supplementary PEI Report Volume 2 Part C Chapter 4 Water Environment and Flood Risk	NPS EN-1 (2024) (Ref 1)	<b>5 Generic Impacts</b>
		<b>5.8 Flood Risk</b>
		<p>5.8.9 “If, following application of the Sequential Test, it is not possible, (taking into account wider sustainable development objectives), for the project to be located in areas of lower flood risk the Exception Test can be applied as defined in <a href="https://www.gov.uk/guidance/flood-risk-and-coastal-change#table2">https://www.gov.uk/guidance/flood-risk-and-coastal-change#table2</a>. The test provides a method of allowing necessary development to go ahead in situations where suitable sites at lower risk of flooding are not available.”</p>
		<p>5.8.10 “The Exception Test is only appropriate for use where the Sequential Test alone cannot deliver an acceptable site. It would only be appropriate to move onto the Exception Test when the Sequential Test has identified reasonably available, lower risk sites appropriate for the proposed development where, accounting for wider sustainable development objectives, application of relevant policies would provide a clear reason for refusing development in any alternative locations identified. Examples could include alternative site(s) that are subject to national designations such as landscape, heritage and nature conservation designations, for example Areas of Outstanding Natural Beauty (AONBs), SSSIs and World Heritage Sites (WHS) which would not usually be considered appropriate.”</p>
		<p>5.8.11 “Both elements of the Exception Test will have to be satisfied for development to be consented. To pass the Exception Test it should be demonstrated that:</p> <ul style="list-style-type: none"> <li>the project would provide wider sustainability benefits to the community<sup>216</sup> that outweigh flood risk; and</li> <li>the project will be safe for its lifetime taking account of the vulnerability of its users, without increasing flood risk elsewhere, and, where possible will reduce flood risk overall.”</li> </ul>

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		<p>5.8.13 <i>“A site-specific flood risk assessment should be provided for all energy projects in Flood Zones 2 and 3 in England or Zones B and C in Wales. In Flood Zone 1 in England or Zone A in Wales, an assessment should accompany all proposals involving:</i></p> <ul style="list-style-type: none"> <li><i>• sites of 1 hectare or more</i></li> <li><i>• land which has been identified by the EA or NRW as having critical drainage problems</i></li> <li><i>• land identified (for example in a local authority strategic flood risk assessment) as being at increased flood risk in future</i></li> <li><i>• land that may be subject to other sources of flooding (for example surface water)</i></li> </ul> <p><i>where the EA or NRW, Lead Local Flood Authority, Internal Drainage Board or other body have indicated that there may be drainage problems.”</i></p> <hr/> <p>5.8.14 <i>“This assessment should identify and assess the risks of all forms of flooding to and from the project and demonstrate how these flood risks will be managed, taking climate change into account”.</i></p> <hr/> <p>5.8.18 <i>“Applicants for projects which may be affected by, or may add to, flood risk should arrange pre-application discussions before the official pre-application stage of the Nationally Significant Infrastructure Project (NSIP) process with the EA or NRW, and, where relevant, other bodies such as Lead Local Flood Authorities, Internal Drainage Boards, sewerage undertakers, navigation authorities, highways authorities and reservoir owners and operators.”</i></p> <hr/> <p>5.8.19 <i>“Such discussions should identify the likelihood and possible extent and nature of the flood risk, help scope the FRA, and identify the information that will be required by the Secretary of State to reach a decision on the application when it is submitted. The Secretary of State should advise applicants to undertake these steps where they appear necessary but have not yet been addressed.”</i></p>

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		<p>5.8.20 “If the EA, NRW or another flood risk management authority has reasonable concerns about the proposal on flood risk grounds, the applicant should discuss these concerns with the EA or NRW and take all reasonable steps to agree ways in which the proposal might be amended, or additional information provided, which would satisfy the authority’s concerns.”</p>
		<p>5.8.21 “The Sequential Test ensures that a sequential, risk-based approach is followed to steer new development to areas with the lowest risk of flooding, taking all sources of flood risk and climate change into account. Where it is not possible to locate development in low-risk areas, the Sequential Test should go on to compare reasonably available sites with medium risk areas and then, only where there are no reasonably available sites in low and medium risk areas, within high-risk areas.”</p>
		<p>5.8.22 “The technology specific NPSs set out some exceptions to the application of the Sequential Test. However, when seeking development consent on a site allocated in a development plan through the application of the Sequential Test, informed by a strategic flood risk assessment, applicants need not apply the Sequential Test, provided the proposed development is consistent with the use for which the site was allocated and there is no new flood risk information that would have affected the outcome of the test.”</p>
		<p>5.8.23 “Consideration of alternative sites should take account of the policy on alternatives set out in Section 4.3 above. All projects should apply the Sequential Test to locating development within the site.”</p>
		<p>5.8.29 “The sequential approach should be applied to the layout and design of the project. Vulnerable aspects of the development should be located on parts of the site at lower risk and residual risk of flooding. Applicants should seek opportunities to use open space for multiple purposes such as amenity, wildlife habitat and flood storage uses. Opportunities should be taken to lower flood risk by reducing the built footprint of previously developed sites and using SuDS.”</p>
		<p><b>5.16 Water Quality and Resources</b></p>

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		<p>5.16.1 “Infrastructure development can have adverse effects on the water environment, including groundwater, inland surface water, transitional waters coastal and marine waters.”</p>
		<p>5.16.2 “During the construction, operation, and decommissioning phases, development can lead to increased demand for water, involve discharges to water and cause adverse ecological effects resulting from physical modifications to the water environment. There may also be an increased risk of spills and leaks of pollutants to the water environment. These effects could lead to adverse impacts on health or on protected species and habitats (see Section 4.3) and could result in surface waters, groundwaters or protected areas failing to meet environmental objectives established under the Water Environment (Water Framework Directive) (England and Wales) Regulations 2017 and the Marine Strategy Regulations 2010.”</p>
		<p>5.16.3 “Where the project is likely to have effects on the water environment, the applicant should undertake an assessment of the existing status of, and impacts of the proposed project on, water quality, water resources and physical characteristics of the water environment, and how this might change due to the impact of climate change on rainfall patterns and consequently water availability across the water environment, as part of the ES or equivalent (see Section 4.3 and 4.10).”</p>
		<p>5.16.14 “The Secretary of State should be satisfied that a proposal has regard to current River Basin Management Plans and meets the requirements of the Water Environment (Water Framework Directive) (England and Wales) Regulations 2017 (including regulation 19). The specific objectives for particular river basins are set out in River Basin Management Plans. The Secretary of State must refuse development consent where a project is likely to cause deterioration of a water body or its failure to achieve good status or good potential, unless the requirements set out in Regulation 19 are met. A project may be approved in the absence of a qualifying Overriding Public Interest test only if there is sufficient certainty that it will not cause deterioration or compromise the achievement of good status or good potential.”</p>

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		<p>5.16.15 <i>“The Secretary of State should also consider the interactions of the proposed project with other plans such as Water Resources Management Plans and Shoreline Management Plans.”</i></p> <p>5.16.16 <i>“The Secretary of State should consider proposals to mitigate adverse effects on the water environment and any enhancement measures put forward by the applicant and whether appropriate requirements should be attached to any development consent and/or planning obligations are necessary.”</i></p>
	NPS EN-5 (2024) (Ref 2)	<p><b>2 Assessment and Technology-Specific Information</b></p> <p><b>2.3 Climate change adaptation and resilience</b></p> <p>2.3.2 <i>“As climate change is likely to increase risks to the resilience of some of this infrastructure, from flooding for example, or in situations where it is located near the coast or an estuary or is underground, applicants should in particular set out to what extent the proposed development is expected to be vulnerable, and, as appropriate, how it has been designed to be resilient to:</i></p> <ul style="list-style-type: none"> <li><i>• flooding, particularly for substations that are vital to the network; and especially in light of changes to groundwater levels resulting from climate change;</i></li> <li><i>• the effects of wind and storms on overhead lines;</i></li> <li><i>• higher average temperatures leading to increased transmission losses;</i></li> <li><i>• earth movement or subsidence caused by flooding or drought (for underground cables); and</i></li> <li><i>• coastal erosion – for the landfall of offshore transmission cables and their associated substations in the inshore and coastal locations respectively.”</i></li> </ul> <p>2.3.3 <i>“Section 4.10 of EN-1 advises that the resilience of the project to the effects of climate change should be assessed in the Environmental Statement (ES) accompanying an application. For example, future increased risk of flooding would be covered in any flood risk assessment (see Section 5.8 in EN-1). Consideration should also be given to coastal change (see sections 5.6 in EN-1).”</i></p>



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Supplementary PEI Report Volume 2 Part B Chapter 7 Geology and Hydrogeology	NPS EN-1 (2024) (Ref 1)	<p><b>4 Assessment Principles</b></p> <hr/> <p><b>4.12 Pollution Control and Other Environmental Regulatory Regimes</b></p> <hr/> <p><i>4.12.1 “Issues relating to discharges or emissions from a proposed project, and which lead to other direct or indirect impacts on terrestrial, freshwater, marine, onshore, and offshore environments, or which include noise and vibration may be subject to separate regulation under the pollution control framework or other consenting and licensing regimes, for example local planning consent or marine licences.”</i></p> <hr/> <p><i>4.12.2 “The planning and pollution control systems are separate but complementary. The planning system controls the development and use of land in the public interest. It plays a key role in protecting and improving the natural environment, public health and safety, and amenity, for example by attaching conditions to allow developments which would otherwise not be environmentally acceptable to proceed and preventing harmful development which cannot be made acceptable even through conditions. Pollution control is concerned with preventing pollution through the use of measures to prohibit or limit the releases of substances to the environment from different sources to the lowest practicable level. It also ensures that ambient air, water, and land quality meet standards that guard against impacts to the environment or human health.”</i></p> <hr/> <p><i>4.12.5 “Applicants should consult the MMO (or NRW in Wales) on energy NSIP projects which would affect, or would be likely to affect, any relevant marine areas as defined in the Planning Act 2008 (as amended by section 23 of the Marine and Coastal Access Act 2009). Applicants are encouraged to consider the relevant marine plans in advance of consulting the MMO for England or the relevant policy teams at the Welsh government.”</i></p> <hr/> <p><i>4.12.6 “Many projects covered by this NPS will be subject to the Environmental Permitting Regulations, which also incorporates operational waste management</i></p>



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		<p><i>requirements for certain activities. When an applicant applies for an Environmental Permit, the relevant regulator (usually the EA or NRW but sometimes the local authority) requires that the application demonstrates that processes are in place to meet all relevant Environmental Permitting Regulations requirements.”</i></p>
		<p><i>4.12.7 “Applicants should make early contact with relevant regulators, including EA or NRW and the MMO, to discuss their requirements for Environmental Permits and other consents, such as marine licences.”</i></p>
		<p><i>4.12.8 “Wherever possible, applicants should submit applications for Environmental Permits and other necessary consents at the same time as applying to the Secretary of State for development consent.”</i></p>
		<p><i>4.12.9 “In considering an application for development consent the Secretary of State should focus on whether the development itself is an acceptable use of the land or sea, and the impact of that use, rather than the control of processes, emissions or discharges themselves.”</i></p>
		<p><i>4.12.10 “The Secretary of State should work on the assumption that the relevant pollution control regime and other environmental regulatory regimes, including those on land drainage, water abstraction and biodiversity, will be properly applied and enforced by the relevant regulator. The Secretary of State should act to complement but not seek to duplicate them.”</i></p>
		<p><b>5 Generic Impacts</b></p>
		<p><b>5.4 Biodiversity and Geological Conservation</b></p>
		<p><i>5.4.7 “Many SSSIs are also designated as sites of international importance and will be protected accordingly. Those that are not, or those features of SSSIs not covered by an international designation, should be given a high degree of protection. Most National Nature Reserves are notified as SSSIs.”</i></p>

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		<p>5.4.12 “Sites of regional and local biodiversity and geological interest, which include Regionally Important Geological Sites, Local Nature Reserves and Local Wildlife Sites, are areas of substantive nature conservation value and make an important contribution to ecological networks and nature’s recovery. They can also provide wider benefits including public access (where agreed), climate mitigation and helping to tackle air pollution.”</p>
		<p>5.4.19 “The applicant should show how the project has taken advantage of opportunities to conserve and enhance geological conservation interests.”</p>
		<p><b>5.11 Land Use, Including Open Space, Green Infrastructure, and Green Belt</b></p>
		<p>5.11.8 “The ES (see Section 4.3) should identify existing and proposed land uses near the project, any effects of replacing an existing development or use of the site with the proposed project or preventing a development or use on a neighbouring site from continuing. Applicants should also assess any effects of precluding a new development or use proposed in the development plan. The assessment should be proportionate to the scale of the preferred scheme and its likely impacts on such receptors. For developments on previously developed land, the applicant should ensure that they have considered the risk posed by land contamination and how it is proposed to address this.”</p>
		<p><b>5.16 Water Quality and Resources</b></p>
		<p>5.16.7 “The ES should in particular describe:</p> <ul style="list-style-type: none"> <li>• the existing quality of waters affected by the proposed project and the impacts of the proposed project on water quality, noting any relevant existing discharges, proposed new discharges and proposed changes to discharges</li> <li>• existing water resources affected by the proposed project and the impacts of the proposed project on water resources, noting any relevant existing abstraction rates, proposed new abstraction rates and proposed changes to abstraction rates (including any impact on or use of mains supplies and</li> </ul>

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		<p><i>reference to Abstraction Licensing Strategies) and also demonstrate how proposals minimise the use of water resources and water consumption in the first instance</i></p> <ul style="list-style-type: none"> <li><i>existing physical characteristics of the water environment (including quantity and dynamics of flow) affected by the proposed project and any impact of physical modifications to these characteristics</i></li> <li><i>any impacts of the proposed project on water bodies or protected areas (including shellfish protected areas) under the Water Environment (Water Framework Directive) (England and Wales) Regulations 2017 and source protection zones (SPZs) around potable groundwater abstractions</i></li> <li><i>how climate change could impact any of the above in the future</i></li> <li><i>any cumulative effects.”</i></li> </ul>
	NPS EN-5 (2024) (Ref 2)	<p><b>2 Assessment and Technology-Specific Information</b></p> <hr/> <p><b>2.2 Factors influencing site selection and design</b></p> <hr/> <p>2.2.10 “As well as having duties under Section 9 of the Electricity Act 1989, (in relation to developing and maintaining an economical and efficient network), applicants must take into account Schedule 9 to the Electricity Act 1989, which places a duty on all transmission and distribution licence holders, in formulating proposals for new electricity networks infrastructure, to “have regard to the desirability of preserving natural beauty, of conserving flora, fauna and geological or physiographical features of special interest and of protecting sites, buildings and objects of architectural, historic or archaeological interest; and ...do what [they] reasonably can to mitigate any effect which the proposals would have on the natural beauty of the countryside or on any such flora, fauna, features, sites, buildings or objects.”</p> <hr/> <p><b>2.9 Applicant assessment</b></p>

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		<p>2.9.25 “...the Secretary of State should only grant development consent for underground or subsea sections of a proposed line over an overhead alternative if they are satisfied that the benefits accruing from the former proposal clearly outweigh any extra economic, social, or environmental impacts that it presents, the mitigation hierarchy has been followed, and that any technical obstacles associated with it are surmountable. In this context it should consider:</p> <p>...the applicant’s commitment, as set out in their ES, to mitigate the potential detrimental effects of undergrounding works on any relevant agricultural land and soils (including peat soils), particularly regarding Best and Most Versatile land, including development and implementation of a Soil Resources and Management Plan. Such a commitment must guarantee appropriate handling of soil, backfilling, and return of the land to the baseline Agricultural Land Classification (ALC), thus ensuring no loss or degradation of agricultural land. Such a commitment should be based on soil and ALC surveys in line with the 1988 ALC criteria and due consideration of the Defra Construction Code of Practice for Sustainable Use of Soils on Construction Sites.”</p>
<p>Supplementary PEI Report Volume 2 Part B Chapter 8 Agriculture and Soils and Supplementary PEI Report Volume 2 Part C Chapter 5 Agriculture and Soils</p>	<p>NPS EN-1 (2024) (Ref 1)</p>	<p><b>5 Generic Impacts</b></p> <p><b>5.11 Land Use, Including Open Space, Green Infrastructure, and Green Belt</b></p> <p>5.11.12 “Applicants should seek to minimise impacts on the best and most versatile agricultural land (defined as land in grades 1, 2 and 3a of the Agricultural Land Classification) and preferable use land in areas of poorer quality (grades 3b, 4 and 5).”</p> <p>5.11.13 “Applicants should also identify any effects and seek to minimise impacts on soil health and protect and improve soil quality taking into account any mitigation measures proposed.”</p> <p>5.11.14 “Applicants are encouraged to develop and implement a Soil Management Plan which could help minimise potential land contamination. The</p>

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		<p><i>sustainable reuse of soils needs to be carefully considered in line with good practice guidance where large quantities of soils are surplus to requirements or are affected by contamination.”</i></p> <hr/> <p><i>5.11.34 “The Secretary of State (SoS) should ensure that applicants do not site their scheme on the best and most versatile agricultural land without justification. Where schemes are to be sited on best and most versatile agricultural land the Secretary of State should take into account the economic and other benefits of that land. Where development of agricultural land is demonstrated to be necessary, areas of poorer quality land should be preferred to those of a higher quality.”</i></p>
	NPS EN-5 (2024) (Ref 2)	<p><b>2 Assessment and Technology-Specific Information</b></p> <hr/> <p><b>2.9 Applicant assessment</b></p> <hr/> <p><i>2.9.25 (final bullet point) “...the applicant’s commitment, as set out in their ES, to mitigate the potential detrimental effects of undergrounding works on any relevant agricultural land and soils (including peat soils), particularly regarding Best and Most Versatile land, including development and implementation of a Soil Resources and Management Plan. Such a commitment must guarantee appropriate handling of soil, backfilling, and return of the land to the baseline Agricultural Land Classification (ALC), thus ensuring no loss or degradation of agricultural land. Such a commitment should be based on soil and ALC surveys in line with the 1988 ALC criteria and due consideration of the Defra Construction Code of Practice for Sustainable Use of Soils on Construction Sites”.</i></p> <hr/> <p><i>2.9.58 “There is little evidence that exposure of crops, farm animals or natural ecosystems to transmission line EMFs [Electric and Magnetic Fields] (EMFs) has any agriculturally significant consequences.”</i></p>
	NPS EN-1 (2024) (Ref 1)	<p><b>5 Generic Impacts</b></p>

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Supplementary PEI Report Volume 2 Part B Chapter 9 Traffic and Movement		<p><b>5.14 Traffic and Transport</b></p> <hr/> <p>5.14.4 <i>“The consideration and mitigation of transport impacts is an essential part of Government’s wider policy objectives for sustainable development as set out in Section 2.6 of this NPS.”</i></p> <hr/> <p>5.14.5 <i>“If a project is likely to have significant transport implications, the applicant’s ES (see Section 4.3) should include a transport appraisal. The DfT’s Transport Analysis Guidance (TAG) and Welsh Governments WelTAG provides guidance on modelling and assessing the impacts of transport schemes.”</i></p> <hr/> <p>5.14.6 <i>“National Highways and Highways Authorities are statutory consultees on NSIP applications including energy infrastructure where it is expected to affect the strategic road network and / or have an impact on the local road network. Applicants should consult with National Highways and Highways Authorities as appropriate on the assessment and mitigation to inform the application to be submitted.”</i></p> <hr/> <p>5.14.7 <i>“The applicant should prepare a travel plan including demand management and monitoring measures to mitigate transport impacts. The applicant should also provide details of proposed measures to improve access by active, public and shared transport to:</i></p> <ul style="list-style-type: none"> <li><i>• reduce the need for parking associated with the proposal;</i></li> <li><i>• contribute to decarbonisation of the transport network; and</i></li> <li><i>• improve user travel options by offering genuine modal choice.”</i></li> </ul> <hr/> <p>5.14.8 <i>“The assessment should also consider any possible disruption to services and infrastructure (such as road, rail and airports).”</i></p> <hr/> <p>5.14.10 <i>“Applicants should discuss with network providers the possibility of co-funding by government for any third-party benefits. Guidance has been issued</i></p>

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		<p><i>which explains the circumstances where this may be possible, although the government cannot guarantee in advance that funding will be available for any given uncommitted scheme at any specified time.”</i></p> <hr/> <p><i>5.14.11 “Where mitigation is needed, possible demand management measures must be considered. This could include identifying opportunities to:</i></p> <ul style="list-style-type: none"> <li><i>• reduce the need to travel by consolidating trips</i></li> <li><i>• locate development in areas already accessible by active travel and public transport</i></li> <li><i>• provide opportunities for shared mobility</i></li> <li><i>• re-mode by shifting travel to a sustainable mode that is more beneficial to the network</i></li> <li><i>• retime travel outside of the known peak times</i></li> <li><i>• reroute to use parts of the network that are less busy.”</i></li> </ul> <hr/> <p><i>5.14.12 “If feasible and operationally reasonable, such mitigation should be required, before considering requirements for the provision of new inland transport infrastructure to deal with remaining transport impacts. All stages of the project should support and encourage a modal shift of freight from road to more environmentally sustainable alternatives, such as rail, cargo bike, maritime and inland waterways, as well as making appropriate provision for and infrastructure needed to support the use of alternative fuels including charging for electric vehicles.”</i></p> <hr/> <p><i>5.14.13 “Regard should always be given to the needs of freight at all stages in the construction and operation of the development including the need to provide appropriate facilities for HGV drivers as appropriate.”</i></p> <hr/> <p><i>5.14.14 “The Secretary of State may attach requirements to a consent where there is likely to be substantial HGV traffic that:</i></p>



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		<ul style="list-style-type: none"> <li>control numbers of HGV movements to and from the site in a specified period during its construction and possibly on the routing of such movements;</li> <li>make sufficient provision for HGV parking, and associated high quality drive facilities either on the site or at dedicated facilities elsewhere, to support driver welfare, avoid ‘overspill’ parking on public roads, prolonged queuing on approach roads and uncontrolled on-street HGV parking in normal operating conditions; and</li> <li>ensure satisfactory arrangements for reasonably foreseeable abnormal disruption, in consultation with network providers and the responsible police force.”</li> </ul>
		5.14.15 “The Secretary of State should have regard to the cost-effectiveness of demand management measures compared to new transport infrastructure, as well as the aim to secure more sustainable patterns of transport development when considering mitigation measures.”
		5.14.16 “Applicants should consider the DfT policy guidance “Water Preferred Policy Guidelines for the movement of abnormal indivisible loads” when preparing their application.”
		5.14.17 “If an applicant suggests that the costs of meeting any obligations or requirements would make the proposal economically unviable this should not in itself justify the relaxation by the Secretary of State of any obligations or requirements needed to secure the mitigation.”
		5.14.18 “A new energy NSIP may give rise to substantial impacts on the surrounding transport infrastructure and the Secretary of State should therefore ensure that the applicant has sought to mitigate these impacts, including during the construction phase of the development and by enhancing active, public and shared transport provision and accessibility.”
		5.14.21 “The Secretary of State should only consider refusing development on highways grounds if there would be an unacceptable impact on highway safety,

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		<i>residual cumulative impacts on the road network would be severe, or it does not show how consideration has been given to the provision of adequate active public or shared transport access and provision.”</i>
Supplementary PEI Report Volume 2 Part B Chapter 12 Air Quality	NPS EN-1 (2024) (Ref 1)	<b>5 Generic Impacts</b>
		<b>5.2 Air Quality and Emissions</b>
		<i>5.2.8 “Where the project is likely to have adverse effects on air quality the applicant should undertake an assessment of the impacts of the proposed project as part of the ES.”</i>
		<i>5.2.9 “The ES should describe:</i> <ul style="list-style-type: none"> <li><i>• existing air quality concentrations and the relative change in air quality from existing levels;</i></li> <li><i>• any significant air quality effects, mitigation action taken and any residual effects, distinguishing between the project stages and taking account of any significant emissions from any road traffic generated by the project;</i></li> <li><i>• the predicted absolute emissions, concentration change and absolute concentrations as a result of the proposed project, after mitigation methods have been applied; and</i></li> <li><i>• any potential eutrophication impacts.”</i></li> </ul>
		<b>5.7 Dust, Odour, Artificial Light, Smoke, Steam and Insect Infestation</b>
		<i>5.7.1 “During the construction, operation and decommissioning of energy infrastructure there is potential for the release of a range of emissions such as odour, dust, steam, smoke, artificial light and infestation of insects. All have the potential to have a detrimental impact on amenity or cause a common law nuisance or statutory nuisance under Part III, Environmental Protection Act 1990. However, they are not regulated by the environmental permitting regime, so mitigation of these impacts will need to be included in the Development Consent Order.”</i>

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Supplementary PEI Report Volume 2 Part B Chapter 10 Noise and Vibration	NPS EN-1 (2024) (Ref 1)	<b>5 Generic Impacts</b>
		<b>5.12 Noise and Vibration</b>
		<p>5.12.1 “Excessive noise can have wide-ranging impacts on the quality of human life and health such as annoyance, sleep disturbance, cardiovascular disease and mental ill-health. It can also have an impact on the environment and the use and enjoyment of areas of value such as quiet places and areas with high landscape quality.”</p>
		<p>5.12.2 “The Government’s policy on noise is set out in the Noise Policy Statement for England. It promotes good health and good quality of life through effective noise management. Similar considerations apply to vibration, which can also cause damage to buildings. In this section, in line with current legislation, references to “noise” below apply equally to the assessment of impacts of vibration”.</p>
		<p>5.12.4 “Noise resulting from a proposed development can also have adverse impacts on wildlife and biodiversity. Noise effects of the proposed development on ecological receptors should be assessed by the Secretary of State in accordance with the Biodiversity and Geological Conservation section of this NPS at Section 5.4. This should consider underwater noise and vibration especially for marine developments. Underwater noise can be a significant issue in the marine environment, particularly in regard to energy production.”</p>
		<p>5.12.6 “Where noise impacts are likely to arise from the proposed development, the applicant should include the following in the noise assessment:</p> <ul style="list-style-type: none"> <li>• a description of the noise generating aspects of the development proposal leading to noise impacts, including the identification of any distinctive tonal characteristics, if the noise is impulsive, whether the noise contains particular high or low frequency content or any temporal characteristics of the noise;</li> </ul>

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		<ul style="list-style-type: none"> <li>• <i>identification of noise sensitive premises and noise sensitive areas that may be affected;</i></li> <li>• <i>the characteristics of the existing noise environment;</i></li> <li>• <i>a prediction of how the noise environment will change with the proposed development;</i> <ul style="list-style-type: none"> <li>— <i>in the shorter term such as during the construction period;</i></li> <li>— <i>in the longer term, during the operating life of the infrastructure;</i></li> <li>— <i>at particular times of the day, evening and night (and weekends) as appropriate, and at different times of year.</i></li> </ul> </li> <li>• <i>an assessment of the effect of predicted changes in the noise environment on any noise sensitive receptors, including an assessment of any likely impact on health and quality of life / well-being where appropriate, particularly among those disadvantaged by other factors who are often disproportionately affected by noise-sensitive areas;</i></li> <li>• <i>if likely to cause disturbance, an assessment of the effect of the underwater or subterranean noise; and</i></li> <li>• <i>all reasonable steps taken to mitigate and minimise potential adverse effects on health and quality of life.”</i></li> </ul> <p>5.12.7 “The nature and extent of the noise assessment should be proportionate to the likely noise impact.”</p> <p>5.12.8 “Applicants should consider the noise impact of ancillary activities associated with the development, such as increased road and rail traffic movements, or other forms of transportation.”</p> <p>5.12.9 “Operational noise, with respect to human receptors, should be assessed using the principles of the relevant British Standards and other guidance. Further information on assessment of particular noise sources may be contained in the</p>

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		<p><i>technology-specific NPSs. In particular for renewables (EN-3) and electricity networks (EN-5) there is assessment guidance for specific features of those technologies. For the prediction, assessment and management of construction noise, reference should be made to any relevant British Standards and other guidance which also give examples of mitigation strategies”.</i></p> <hr/> <p><i>5.12.10 “Some noise impacts will be controlled through environmental permits and parallel tracking is encouraged where noise impacts determined by an environmental permit interface with planning issues (i.e. physical design and location of development). The applicant should consult the EA and/or the SNCB, and other relevant bodies, such as the MMO or NRW, as necessary, and in particular regarding assessment of noise on protected species or other wildlife. The results of any noise surveys and predictions may inform the ecological assessment. The seasonality of potential affected species in nearby sites may also need to be considered.”</i></p> <hr/> <p><i>5.12.12 “Applicants should submit a detailed impact assessment and mitigation plan as part of any development plan, including the use of noise mitigation and noise abatement technologies during construction and operation.”</i></p>
	NPS EN-5 (2024) (Ref 2)	<p><b>2 Assessment and Technology-Specific Information</b></p> <hr/> <p><b>2.9 Applicant assessment</b></p> <hr/> <p><i>2.9.26 “All high voltage transmission lines have the potential to generate noise under certain conditions.”</i></p> <hr/> <p><i>2.9.27 “Line noise is most commonly caused by corona noise when the surface electrical stress exceeds the inception level for corona discharge activity which is released as acoustic energy and radiates into the air as sound. Transmission line conductors are normally designed to operate below this threshold”.</i></p>

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		2.9.28 “Surface contamination on a conductor or accidental damage during transport or installation can cause local enhancement of electric stress and initiate discharge activity leading to the generation of additional noise.”
		2.9.29 “The highest noise levels generated by a line generally occur during rain.”
		2.9.30 “Water droplets may collect on the surface of the conductor and initiate corona discharges with noise levels being dependent on the level of rainfall. Fog may also give rise to increased noise levels, although these levels are lower than those during rain.”
		2.9.31 “After a prolonged spell of dry weather without rain to wash the conductors, contamination may accumulate at sufficient levels to result in increased noise. After heavy rain, these discharge sources are washed away and the line will resume normal quieter operating sound.”
		2.9.32 “Surface grease on conductors can also give rise to audible noise effects as grease is able to move slowly under the influence of an electric field, tending to form points which then initiate discharge activity. Surface grease is likely to occur along the entire length of a conductor. Hence there may be many potential discharge sources and, consequently, a higher noise level.”
		2.9.33 “This will only occur if substandard grease has been used during manufacture or if the conductor has been overheated by carrying excessive electrical load. This can be mitigated through good design or by replacement.”
		2.9.34 “Transmission line audible noise is generally categorised as ‘crackle’ or ‘hum’, according to its tonal content.”
		2.9.35 “Crackle may occur alone, but hum will usually occur only in conjunction with crackle. Crackle is a sound containing a random mixture of frequencies over a wide range, typically 1kHz to 10kHz. No individual pure tone can be identified for

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		<p><i>any significant duration. Crackle has a generally similar spectral content to the sound of rainfall. Hum is only likely to occur during rain when rates of rainfall exceed 1mm/hr. Hum is a sound consisting of a single pure tone or tones.”</i></p>
		<p><i>2.9.36 “Noise may also arise from discharges on overhead line fittings such as spacers, insulators and clamps. Such noise should be mitigated through good design.”</i></p>
		<p><i>2.9.37 “Audible noise effects can also arise from substation equipment such as transformers, quadrature boosters and mechanically switched capacitors.”</i></p>
		<p><i>2.9.38 “Transformers are installed at many substations, and generate low frequency hum. Whether the noise can be heard outside a substation depends on a number of factors, including transformer type and the level of noise attenuation present (either engineered intentionally or provided by other structures).”</i></p>
		<p><i>2.9.39 “For the assessment of noise from substations, standard methods of assessment and interpretation using the principles of the relevant British Standards are satisfactory.”</i></p>
		<p><i>2.9.40 “For the assessment of noise from overhead lines, the applicant must use an appropriate method to determine the sound level produced by the line in both dry and wet weather conditions, in addition to assessing the impact on noise-sensitive receptors”.</i></p>
		<p><i>2.9.41 “For instance, the applicant may use an appropriate noise modelling tool or tools for the prediction of overhead line noise and its propagation over distance, such as an ISO 9613-2 or Technical Report TR(T)94.”</i></p>
		<p><i>2.9.42 “When assessing the impact of noise generated by overhead lines in wet weather relative to existing background sound levels, the applicant should consider the effect of varying background sound levels due to rainfall.”</i></p>



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		2.9.43 <i>“The Secretary of State is likely to regard it as acceptable for the applicant to use a methodology that demonstrably addresses these criteria.”</i>
Supplementary PEI Report Volume 2 Part B Chapter 11 Socio-economics, Recreation and Tourism and Supplementary PEI Report Volume 2 Part C Chapter 6 Socio-economics, Recreation and Tourism	NPS EN-1 (2024) (Ref 1)	<b>4 Assessment Principles</b> <hr/> <b>4.3 Environmental Effects/Considerations</b> <hr/> <p>4.3.4 <i>“To consider the potential effects, including benefits, of a proposal for a project, the applicant must set out information on the likely significant environmental, social and economic effects of the development, and show how any likely significant negative effects avoided, reduced, mitigated or compensated for, following the mitigation hierarchy. This information could include matters such as employment, equality, biodiversity net gain, community cohesion, health and well-being.”</i></p> <hr/> <p>4.3.5 <i>“For the purposes of this NPS and the technology-specific NPSs the ES should cover the environmental, social and economic effects arising from pre-construction, construction, operation and decommissioning of the project.”</i></p> <hr/> <p>4.3.8 <i>“In this NPS and the technology specific NPSs, when used in relation to environmental matters the terms ‘effects’, ‘impacts’ or ‘benefits’ should be understood to mean likely significant effects, likely significant impacts, or likely significant benefits.”</i></p> <hr/> <p>4.3.15 <i>“Applicants are obliged to include in their ES, information about the reasonable alternatives they have studied. This should include an indication of the main reasons for the applicant’s choice, taking into account the environmental, social and economic effects and including, where relevant, technical and commercial feasibility. .”</i></p> <hr/> <b>5 Generic Impacts</b>

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		<p><b>5.13 Socio-Economic Impacts</b></p> <hr/> <p>5.13.2 <i>“Where the project is likely to have socio-economic impacts at local or regional levels, the applicant should undertake and include in their application an assessment of these impacts as part of the ES (see Section 4.3).”</i></p> <hr/> <p>5.13.3 <i>“The applicant is strongly encouraged to engage with relevant local authorities during early stages of project development so that the applicant can gain a better understanding of local or regional issues and opportunities.”</i></p> <hr/> <p>5.13.4 <i>“The applicant’s assessments should consider all relevant socio-economic impacts, which may include:</i></p> <ul style="list-style-type: none"> <li><i>• the creation of jobs and training opportunities;</i></li> <li><i>• the contribution to the development of low-carbon industries at the local and regional level as well as nationally;</i></li> <li><i>• the provision of additional local services and improvements to local infrastructure, including the provision of educational and visitor facilities;</i></li> <li><i>• effects (positive or negative) on tourism and other users of the area impacted;</i></li> <li><i>• the impact of a changing influx of workers during the different construction, operation and decommissioning phases of the energy infrastructure; and</i></li> <li><i>• cumulative effects – if development consent were to be granted to for a number of projects within a region and these were developed in a similar timeframe, there could be some short-term negative effects, for example a potential shortage of construction workers to meet the needs of other industries and major projects within the region.”</i></li> </ul> <hr/> <p>5.13.5 <i>“Applicants should describe the existing socio-economic conditions in the areas surrounding the proposed development and should also refer to how the development’s socio-economic impacts correlate with local planning policies.”</i></p>

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		<p>5.13.6 “Socio-economic impacts may be linked to other impacts, for example the visual impact of a development is considered in Section 5.10 but may also have an impact on tourism and local businesses.”</p> <p>5.13.7 “Applicants should consider developing accommodation strategies where appropriate, especially during construction and decommissioning phases, that would include the need to provide temporary accommodation for construction workers if required.”</p>
	NPS EN-5 (2024) (Ref 2)	<p><b>2 Assessment and Technology-Specific Information</b></p> <p><b>2.9 Applicant assessment</b></p> <p>With regard to the Horlock Rules, the applicant should:</p> <p>2.9.19 “consider environmental issues from the earliest stage to balance the technical benefits and capital cost requirements for new developments against the consequential environmental effects in order to keep adverse effects to a reasonably practicable minimum...seek to avoid altogether internationally and nationally designated areas of the highest amenity, cultural or scientific value by the overall planning of the system connections.”</p>
Supplementary PEI Report Volume 2 Part C Chapter 7 Health and Wellbeing	NPS EN-1 (2024) (Ref 1)	<p><b>4 Assessment Principles</b></p> <p><b>4.4 Health</b></p> <p>4.4.1 “Energy infrastructure has the potential to impact on the health and well-being (“health”) of the population. Access to energy is clearly beneficial to society and to our health as a whole. However, the construction of energy infrastructure and the production, distribution and use of energy may have negative impacts on some people’s health.”</p>

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		<p>4.4.2 <i>“The direct impacts on health may include</i></p> <ul style="list-style-type: none"> <li><i>• increased traffic</i></li> <li><i>• air or water pollution</i></li> <li><i>• dust, odour</i></li> <li><i>• hazardous waste and substances</i></li> <li><i>• noise</i></li> <li><i>• exposure to radiation, and</i></li> <li><i>• increases in pests.”</i></li> </ul> <p>4.4.3 <i>“New energy infrastructure may also affect the composition and size of the local population, and in doing so have indirect health impacts, for example if it in some way affects access to key public services, transport, or the use of open space for recreation and physical activity.”</i></p> <p>4.4.4 <i>“As described in the relevant sections of this NPS and in the technology specific NPSs, where the proposed project has an effect on humans, the ES should assess these effects for each element of the project, identifying any potential adverse health impacts, and identifying measures to avoid, reduce or compensate for these impacts as appropriate.”</i></p> <p>4.4.5 <i>“The impacts of more than one development may affect people simultaneously, so the applicant should consider the cumulative impact on health in the ES where appropriate.”</i></p> <p>4.4.6 <i>“Opportunities should be taken to mitigate indirect impacts, by promoting local improvements to encourage health and wellbeing, this includes potential impacts on vulnerable groups within society and impacts on those with protected characteristics under the Equality Act 2010, i.e. those groups which may be differentially impacted by a development compared to wider society as a whole.”</i></p> <p><b>5 Generic Impacts</b></p>

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		<p><b>5.12 Noise and Vibration</b></p> <hr/> <p>5.12.17 <i>“The Secretary of State should not grant development consent unless they are satisfied that the proposals will meet the following aims, through the effective management and control of noise:</i></p> <ul style="list-style-type: none"> <li><i>• avoid significant adverse impacts on health and quality of life from noise</i></li> <li><i>• mitigate and minimise other adverse impacts on health and quality of life from noise</i></li> <li><i>• where possible, contribute to improvements to health and quality of life through the effective management and control of noise.”</i></li> </ul> <hr/> <p><b>5 Generic Impacts</b></p> <hr/> <p><b>5.15 Resource and Waste Management</b></p> <hr/> <p>5.15.1 <i>“Government policy on hazardous and non-hazardous waste is intended to protect human health and the environment by producing less waste and by using it as a resource wherever possible. Where this is not possible and disposal is required as a last resort, waste management regulation ensures that waste is disposed of in a way that is least damaging to the environment and to human health.”</i></p>
	NPS EN-5 (2024) (Ref 2)	<p><b>2 Assessment and Technology-Specific Information</b></p> <hr/> <p><b>2.10 Mitigation</b></p> <hr/> <p>2.10.11 <i>“The applicant should consider the following factors:</i></p> <ul style="list-style-type: none"> <li><i>• height, position, insulation and protection (electrical or mechanical as appropriate) measures subject to ensuring compliance with the Electricity Safety, Quality and Continuity Regulations 2002;</i></li> </ul>

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		<ul style="list-style-type: none"> <li>• <i>that optimal phasing of high voltage overhead power lines is introduced wherever possible and practicable in accordance with the Code of Practice to minimise EMFs; and</i></li> <li>• <i>any new advice emerging from the Department of Health and Social Care relating to government policy for EMF exposure guidelines.”</i></li> </ul> <p>2.10.12 <i>“Where it can be shown that the line will comply with the current public exposure guidelines and the policy on phasing, no further mitigation should be necessary”.</i></p> <p>2.10.13 <i>“Where EMF exposure is within the relevant public exposure guidelines, re-routing a proposed overhead line purely on the basis of EMF exposure or undergrounding a line solely to further reduce the level of EMF exposure are unlikely to be proportionate mitigation measures”.</i></p>
<b>Supplementary PEI Report Volume 2</b> <b>Part C Chapter 8</b> <b>Climate Change</b>	NPS EN-1 (2024) (Ref 1)	<b>2 Government policy on energy and energy infrastructure development</b> <hr/> <b>2.2 Net zero by 2050</b> <hr/> 2.2.1 <i>“In June 2019, the UK became the first major economy to legislate for a 2050 net zero Greenhouse Gases (‘GHG’) emissions target through the Climate Change Act 2008 (2050 Target Amendment) Order 2019. In December 2020, the UK communicated its Nationally Determined Contributions to reduce GHG emissions by at least 68 per cent from 1990 levels by 2030. In April 2021, the government legislated for the sixth carbon budget (CB6), which requires the UK to reduce GHG emissions by 78 per cent by 2035 compared to 1990 levels”.</i> <hr/> <b>4 Assessment Principles</b> <hr/> <b>4.2 The critical national priority for low carbon infrastructure</b>

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		4.2.1 “Government has committed to fully decarbonising the power system by 2035, subject to security of supply, to underpin its 2050 net zero ambitions”.
		4.2.2 “Ensuring the UK is more energy independent, resilient and secure requires the smooth transition to abundant, low-carbon energy. The UK’s strategy to increase supply of low carbon energy is dependent on deployment of renewable and nuclear power generation, alongside hydrogen and CCUS. Our energy security and net zero ambitions will only be delivered if we can enable the development of new low carbon sources of energy at speed and scale.”
		4.2.3 “With smart and strategic planning, the UK can maintain high environmental standards and minimise impacts while increasing the levels of deployment at the scale and pace needed to meet our energy security and net zero ambitions.”
		4.2.4 “Government has therefore concluded that there is a critical national priority (CNP) for the provision of nationally significant low carbon infrastructure.”
		4.2.5 “This does not extend the definition of what counts as nationally significant infrastructure: the scope remains as set out in the Planning Act 2008. Low carbon infrastructure for the purposes of this policy means: <ul style="list-style-type: none"> <li>• for electricity grid infrastructure, all power lines in scope of EN-5 including network reinforcement and upgrade works, and associated infrastructure such as substations. This is not limited to those associated specifically with a particular generation technology, as all new grid projects will contribute towards greater efficiency in constructing, operating and connecting low carbon infrastructure to the National Electricity Transmission System”</li> </ul>
		<b>4 Assessment Principles</b>
		<b>4.7 Criteria for good design for Energy Infrastructure</b>
		4.7.1 “The visual appearance of a building, structure, or piece of infrastructure, and how it relates to the landscape it sits within, is sometimes considered to be



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		<p><i>the most important factor in good design. But high quality and inclusive design goes far beyond aesthetic considerations. The functionality of an object – be it a building or other type of infrastructure – including fitness for purpose and sustainability, is equally important.”</i></p>
		<p><b>5 Generic Impacts</b></p> <p>Section 5 of NPS EN-1 sets out potential impacts in respect of matters such as air quality and emissions, greenhouse gas (GHG) emissions, biodiversity and geological conservation, coastal change, dust/odour/light pollution, flood risk, historic environment, landscape and visual, noise, socio-economic impacts, traffic and transport, resource and waste management, and water resources.</p>
		<p><b>5.3 Greenhouse Gas Emissions</b></p> <p>5.3.1 <i>“Significant levels of energy infrastructure development are vital to ensure the decarbonisation of the UK economy. The construction, operation and decommissioning of that energy infrastructure will in itself, lead to GHG emissions.”</i></p> <p>5.3.4 <i>“All proposals for energy infrastructure projects should include a GHG assessment as part of their ES (See Section 4.3). This should include:</i></p> <ul style="list-style-type: none"> <li><i>• A whole life GHG assessment showing construction, operational and decommissioning GHG impacts, including impacts from change of land use.</i></li> <li><i>• An explanation of the steps that have been taken to drive down the climate change impacts at each of those stages.</i></li> <li><i>• Measurement of embodied GHG impact from the construction stage.</i></li> <li><i>• How reduction in energy demand and consumption during operation has been prioritised in comparison with other measures.</i></li> <li><i>• How operational emissions have been reduced as much as possible through the application of best available techniques for that type of technology.</i></li> </ul>

Relevance to Supplementary PEI Report	National Policy	National Policy Requirement
		<ul style="list-style-type: none"> <li>• <i>Calculation of operational energy consumption and associated carbon emissions.</i></li> <li>• <i>Whether and how any residual GHG emissions will be (voluntarily) offset or removed using a recognised framework.</i></li> <li>• <i>Where there are residual emissions, the level of emissions and the impact of those on national and international efforts to limit climate change, both alone and where relevant in combination with other developments at a regional or national level, or sector level, if sectoral targets are developed.”</i></li> </ul> <hr/> <p><i>5.3.5 “A GHG assessment should be used to drive down GHG emissions at every stage of the proposed development and ensure that emissions are minimised as far as possible for the type of technology...”</i></p> <hr/> <p><i>5.3.10 “The Secretary of State should give appropriate weight to projects that embed nature-based or technological processes to mitigate or offset the emissions of construction and decommissioning within the proposed development. However, in light of the vital role energy infrastructure plays in the process of economy wide decarbonisation, the Secretary of State must accept that there are likely to be some residual emissions from construction and decommissioning of energy infrastructure.”</i></p> <hr/> <p><i>5.3.11 “Operational GHG emissions are a significant adverse impact from some types of energy infrastructure which cannot be totally avoided (even with full deployment of CCS technology). Given the characteristics of these and other technologies, as noted in Part 3 of this NPS, and the range of non-planning policies that can be used to decarbonise electricity generation, such as the UK ETS (see Section 2.4), government has determined that operational GHG emissions are not reasons to prohibit the consenting of energy projects or to impose more restrictions on them in the planning policy framework than are set out in the energy NPSs (e.g. the CCR requirements). Any carbon assessment will</i></p>

Relevance to Supplementary PEI Report	National Policy	National Policy Requirement
		<i>include an assessment of operational GHG emissions, but the policies set out in Part 2, including the UK ETS, can be applied to these emissions.”</i>
	NPS EN-5 (2024) (Ref 2)	<b>2 Assessment and Technology-Specific Information</b>
		<b>2.9 Applicant assessment</b>
		<i>2.9.59 “Sulphur Hexafluoride (SF6) is an insulating and arc-suppressant gas used in high-voltage switchgear for electricity networks.”</i>
		<i>2.9.60 “It is also an extraordinarily potent greenhouse gas, and fugitive emissions from electricity networks infrastructure are an object of increasing environmental concern, especially in light of the UK’s commitment to net zero by 2050.”</i>
		<i>2.9.61 “Applicants should at the design phase of the process consider carefully whether the proposed development could be reconceived to avoid the use of SF6-reliant assets.”</i>
		<i>2.9.62 “Where the development cannot be so conceived, the applicant must provide evidence of their reasoning on this point. Such evidence will include, for instance, an explanation of the alternatives considered, and a case why these alternatives are technically infeasible or require bespoke components that are grossly disproportionate in terms of cost.”</i>
		<i>2.9.63 “In particular, an accounting of the cost differential between the SF6-reliant asset and the appropriate SF6-free alternative should be provided.”</i>
		<i>2.9.64 “Where applicants, having followed the above procedure, do propose to put new SF6-reliant assets onto the electricity system, they should design a plan for the monitoring and control of fugitive SF6 emissions consistent with the Fluorinated gas (F-gas) Regulation and its successors.”</i>

Relevance to Supplementary PEI Report	National Policy	National Policy Requirement
Supplementary PEI Report Volume 2 Part C Chapter 7 Health and Wellbeing	NPS EN-1 (2024) (Ref 1)	<b>4.13 Safety</b>
		4.13.3 “Some energy infrastructure will be subject to the Control of Major Accident Hazards (COMAH) Regulations 2015. <sup>165</sup> These Regulations aim to prevent major accidents involving dangerous substances and limit the consequences to people and the environment of any that do occur. COMAH regulations apply throughout the life cycle of the facility, i.e. from the design and build stage through to decommissioning. They are enforced by the Competent Authority comprising HSE or ONR (Office for Nuclear Regulation, for nuclear) and the EA acting jointly in England and by the HSE and NRW acting jointly in Wales, and the HSE and Scottish Environment Protection Agency (SEPA) acting jointly in Scotland.”
		4.13.7 “If a safety report is required it is important to discuss with the Competent Authority the type of information that should be provided at the design and development stage, and what form this should take. This will enable the Competent Authority to review as much information as possible before construction begins, in order to assess whether the inherent features of the design are sufficient to prevent, control and mitigate major accidents.”
		4.13.5 “Applicants should consult with the HSE on matters relating to safety.”
		4.13.6 “Applicants seeking to develop infrastructure subject to the COMAH regulations should make early contact with the Competent Authority.”
	NPS EN-5 (2024) (Ref 2)	<b>2 Assessment and Technology-Specific Information</b>
		<b>2.4 Consideration of good design for energy infrastructure</b>

Relevance to Supplementary PEI Report	National Policy	National Policy Requirement
		<p>2.4.2 “Applicants should consider the criteria for good design set out in EN1 Section 4.7 at an early stage when developing projects.”</p>
		<p>2.4.3 “However, the Secretary of State should bear in mind that electricity networks infrastructure must in the first instance be safe and secure, and that the functional design constraints of safety and security may limit an applicant’s ability to influence the aesthetic appearance of that infrastructure.”</p>
		<p>2.4.4 “While the above principles should govern the design of an electricity networks infrastructure application to the fullest possible extent – including in its avoidance and/or mitigation of potential adverse impacts (particularly those detailed in Sections 2.9 below) – the functional performance of the infrastructure in respect of security of supply and public and occupational safety must not thereby be threatened.”</p>

Table 2B.2 Schedule of other potentially important and relevant national and regional planning policies

Relevance to Supplementary PEI Report	National or regional policy	National or regional policy section
All Topics	National Planning Policy Framework (NPPF) (2024, amended 2025) (Ref 4)	<p><b>14 Meeting the challenge of climate change, flooding and coastal change</b></p> <p>Paragraph 161 <i>“The planning system should support the transition to net zero by 2050 and take full account of all climate impacts including overheating, water scarcity, storm and flood risks and coastal change. It should help to: shape places in ways that contribute to radical reductions in greenhouse gas emissions, minimise vulnerability and improve resilience; encourage the reuse of existing resources, including the conversion of existing buildings; and support renewable and low carbon energy and associated infrastructure”.</i></p>
	UK Marine Policy Statement (MPS) (2011) (Ref 5) as amended by the Guidance to the UK MPS from January 2021 (2020) (Ref 6).	<p>The MPS provides the framework for preparing Marine Plans and taking decisions affecting the marine environment. The objective of Marine Plans is to ensure that marine resources are used in a sustainable way.</p> <p>Paragraph 1.3.5: <i>“Activities taking place on land and in the sea can have impacts on both terrestrial and marine environments. The coast and estuaries are highly valued environments, as well as social and economic assets. The UK Administrations are committed to ensuring that coastal areas, and the activities taking place within them, are managed in an integrated and holistic way in line with the principles of Integrated Coastal Zone Management (ICZM).”</i></p> <p>2.3.2.1 <i>“Enforcement or authorisation decisions that affect or might affect the UK marine area must be made in accordance with the relevant marine policy documents unless relevant considerations, such as advances in scientific knowledge and technology for example, indicate otherwise. This means that decisions on activities in the UK marine area will be plan led once Marine Plans are in place. In the interim, decisions must be made in accordance with the MPS. In either case, the same approach will apply and the decision maker should weigh the potential benefits and adverse effects of each proposal, drawing on different, identifiable lines of evidence to consider the different impacts of a proposal. When considering potential benefits and adverse effects, decision makers should also take into account any multiple and cumulative impacts of proposals, in the light of other projects and activities. The level</i></p>

Relevance to Supplementary PEI Report	National or regional policy	National or regional policy section
		<p><i>of assessment undertaken for any project should be proportionate to the scale and impact of the project as well as the sensitivity of the environment concerned and in accordance with the Environmental Impact Assessment (EIA) Directive (Directive 85/337/EEC) where applicable. An Appropriate Assessment in accordance with the Habitats Directive (Directive 92/43/EC) may also be required, in accordance with relevant national legislation and Government circulars or guidance.”</i></p>
<p>The East Inshore and East Offshore Marine Plan will be considered in the preparation of the DCO application. The construction measures proposed are summarised in <b>Supplementary PEI Report Volume 2 Part A Chapter 5 Project Description.</b></p>	<p>East Inshore and East Offshore Marine Plans (2022) (Ref 7)</p>	<p>Regional Marine Plans are also relevant to the Project. The marine plans are focussed on identifying how important navigable waters can be maintained as a vital feature of the marine plan area, as well as providing for changing vessel sizes.</p> <p>Paragraph 344 of the plan identifies that in the East Marine Plan areas there are increasing levels of activity encroaching on navigable space (for example, offshore wind farms), making it ever more important to indicate the area essential for navigation so that this is considered from the outset by public authorities and applicants.</p>
<p>Under Section 50 of the Planning Act 2008 the guidance covering pre-application procedures is ‘statutory’ and something that applicants must have regard to.</p>	<p>National Infrastructure Planning Guidance (2024) (Ref 8) and Planning Act (2008) (Ref 9)</p>	<p>There are two parts of the National Infrastructure Planning Guidance that are relevant to the pre-application stage:</p> <ul style="list-style-type: none"> <li>• Introduction to National Infrastructure Planning Guidance (April 2024) (Ref 10), which sets out the role and scope of the National Infrastructure Planning Guidance and,</li> <li>• Planning Act 2008: Pre-application stage for Nationally Significant Infrastructure Projects (April 2024), which provides guidance on the pre-application stage for NSIPs.</li> </ul>



Relevance to Supplementary PEI Report	National or regional policy	National or regional policy section
Supplementary PEI Report Volume 2 Part B Chapter 2 Landscape and	NPPF (2024) (Ref 4)	<p><b>15 Conserving and enhancing the natural environment</b></p> <hr/> <p>187 (part) “Planning policies and decisions should contribute to and enhance the natural and local environment by:</p> <ul style="list-style-type: none"> <li>a) protecting and enhancing valued landscapes, sites of biodiversity or geological value and soils (in a manner commensurate with their statutory status or identified quality in the development plan).</li> <li>b) recognising the intrinsic character and beauty of the countryside, and the wider benefits from natural capital and ecosystem services – including the economic and other benefits of the best and most versatile agricultural land, and of trees and woodland.</li> <li>c) maintaining the character of the undeveloped coast, while improving public access to it where appropriate.</li> <li>d) minimising impacts on and providing net gains for biodiversity, including by establishing coherent ecological networks that are more resilient to current and future pressures and incorporating features which support priority or threatened species such as swifts, bats and hedgehogs;</li> <li>e) preventing new and existing development from contributing to, being put at unacceptable risk from, or being adversely affected by, unacceptable levels of soil, air, water or noise pollution or land instability. Development should, wherever possible, help to improve local environmental conditions such as air and water quality, taking into account relevant information such as river basin management plans; and</li> <li>f) remediating and mitigating despoiled, degraded, derelict, contaminated and unstable land, where appropriate.</li> </ul> <hr/> <p>188 (part) “Plans should: distinguish between the hierarchy of international, national and locally designated sites; allocate land with the least environmental or amenity value, where consistent with other policies in this Framework.”</p> <hr/> <p>189 “Great weight should be given to conserving and enhancing landscape and scenic beauty in National Parks, the Broads and National Landscapes which have the highest status of protection in relation to these issues [...] The scale and extent of development</p>

Relevance to Supplementary PEI Report	National or regional policy	National or regional policy section
Supplementary PEI Report Volume 2 Part B Chapter 4 Ecology and Biodiversity and Supplementary PEI Report Volume 2 Part C Chapter 2 Ecology and Biodiversity		<i>within all these designated areas should be limited, while development within their setting should be sensitively located and designed to avoid or minimise adverse impacts on the designated areas.”</i>
	UK MPS (2020) (Ref 5)	<b>2 Chapter 2</b>
		<b>2.6 Detailed considerations</b>
		<i>2.6.5.1 “The effects of activities and developments in the marine and coastal area on the landscape, including seascape, will vary on a case-by-case basis according to the type of activity, its location and its setting. There is no legal definition for seascape in the UK but the European Landscape Convention (ELC) defines landscape as “an area, as perceived by people, whose character is the result of the action and interaction of natural and/or human factors”. In the context of this document, references to seascape should be taken as meaning landscapes with views of the coast or seas, and coasts and the adjacent marine environment with cultural, historical and archaeological links with each other.”</i>
	NPPF (2024) (Ref 4)	<b>15 Conserving and enhancing the natural environment</b>
		<p>The NPPF, with particular reference to Section 15 and paragraphs 187 and 192-195 are relevant. They note that the planning system should contribute to and enhance the natural and local environment by minimising impacts on and providing net gains for biodiversity. The NPPF is clear that pursuing sustainable development includes moving from a net loss of biodiversity to achieving net gains for nature, and that a core principle for planning is that it should contribute to conserving and enhancing the natural environment and reducing pollution.</p> <p>The NPPF also specifies the obligations that the Local Authorities and the UK Government have regarding statutory designated sites and protected species under UK and international legislation and how this is to be delivered in the planning system, including those that are potential, possible, listed or proposed sites. It states that:</p>

Relevance to Supplementary PEI Report	National or regional policy	National or regional policy section
		<p>189 “Great weight should be given to conserving and enhancing landscape and scenic beauty in National Parks, the Broads and National Landscapes which have the highest status of protection in relation to these issues. The conservation and enhancement of wildlife and cultural heritage are also important considerations in these areas, and should be given great weight in National Parks and the Broads. The scale and extent of development within all these designated areas should be limited, while development within their setting should be sensitively located and designed to avoid or minimise adverse impacts on the designated areas.”</p>
	UK MPS (2020) (Ref 5)	<p><b>2.6 Detailed considerations</b></p> <hr/> <p><b>Marine Ecology and Biodiversity</b></p> <hr/> <p>Paragraph 2.6.1.1 “Marine plan authorities should be mindful that, consistent with the high level marine objectives, the UK aims to ensure:</p> <ul style="list-style-type: none"> <li>• A halting and, if possible, a reversal of biodiversity loss with species and habitats operating as a part of healthy, functioning ecosystems; and</li> <li>• The general acceptance of biodiversity’s essential role in enhancing the quality of life, with its conservation becoming a natural consideration in all relevant public, private and nongovernmental decisions and policies.”</li> </ul> <hr/> <p><b>Ecological and chemical water quality and resources</b></p> <hr/> <p>Paragraph 2.6.4.1 “Developments and other activities at the coast and at sea can have adverse effects on transitional waters, coastal waters and marine waters. During the construction, operation and decommissioning phases of developments, there can be increased demand for water, discharges to water and adverse ecological effects resulting from physical modifications to the water environment. There may also be an increased risk of spills and leaks of pollutants into the water environment and the likelihood of transmission of invasive non-native species, for example through</p>

Relevance to Supplementary PEI Report	National or regional policy	National or regional policy section
		<i>construction equipment, and their impacts on ecological water quality need to be considered.”</i>
	East Inshore and East Offshore Marine Plans (2022) (Ref 7)	<p>Policy BIO1 “Appropriate weight should be attached to biodiversity, reflecting the need to protect biodiversity as a whole, taking account of the best available evidence including on habitats and species that are protected or of conservation concern in the East marine plans and adjacent areas (marine, terrestrial).”</p> <p>Policy BIO2 “Where appropriate, proposals for development should incorporate features that enhance biodiversity and geological interests.”</p> <p>Policy MPA1 “Any impacts on the overall Marine Protected Area network must be taken account of in strategic level measures and assessments, with due regard given to any current agreed advice on an ecologically coherent network.”</p>
Supplementary PEI Report Volume 2 Part B Chapter 6 Water Environment and Flood Risk and Supplementary PEI Report Volume 2 Part C Chapter 4 Water Environment and Flood Risk	NPPF (2024) (Ref 4)	<p><b>14 Meeting the challenge of climate change, flooding and coastal change</b></p> <p>170. “Inappropriate development in areas at risk of flooding should be avoided by directing development away from areas at highest risk (whether existing or future). Where development is necessary in such areas, the development should be made safe for its lifetime without increasing flood risk elsewhere.”</p>
Supplementary PEI Report Volume 2 Part B Chapter 7 Geology and Hydrogeology	NPPF (2024) (Ref 4)	<p><b>15 Conserving and enhancing the natural environment</b></p> <p>187 “Planning policies and decisions should contribute to and enhance the natural and local environment by:</p> <p>[...] (e) preventing new and existing development from contributing to, being put at unacceptable risk from, or being adversely affected by, unacceptable levels of soil, air, water or noise pollution or land instability. Development should, wherever possible,</p>

Relevance to Supplementary PEI Report	National or regional policy	National or regional policy section
		<p><i>help to improve local environmental conditions such as air and water quality, taking into account relevant information such as river basin management plans.”</i></p> <hr/> <p><i>196 “Planning policies and decisions should ensure that:</i></p> <p><i>(a) a site is suitable for its proposed use taking account of ground conditions and any risks arising from land instability and contamination. This includes risks arising from natural hazards or former activities such as mining, and any proposals for mitigation including land remediation (as well as potential impacts on the natural environment arising from that remediation).”</i></p>
Supplementary PEI Report Volume 2 Part B Chapter 8 Agriculture and Soils and Supplementary PEI Report Volume 2 Part C Chapter 5 Agriculture and Soils	NPPF (2024) (Ref 4)	<p><b>15 Conserving and enhancing the natural environment</b></p> <hr/> <p><i>187 “Planning policies and decisions should contribute to and enhance the natural and local environment by:</i></p> <p><i>(a) protecting and enhancing valued landscapes, sites of biodiversity or geological value and soils [...];</i></p> <p><i>(b) recognising the intrinsic character and beauty of the countryside...including the economic and other benefits of the BMV agricultural land [...];</i></p> <p><i>(e) preventing new and existing development from contributing to, being put at unacceptable risk from, or being adversely affected by, unacceptable levels of soil, air, water or noise pollution or land instability.”</i></p> <hr/> <p><i>Footnote 65 “Where significant development of agricultural land is demonstrated to be necessary, areas of poorer quality land should be preferred to those of a higher quality.”</i></p>
	NPPF (2024) (Ref 4)	<b>9 Promoting sustainable transport</b>

Relevance to Supplementary PEI Report	National or regional policy	National or regional policy section
Supplementary PEI Report Volume 2 Part B Chapter 9 Traffic and Movement		<p>109 “Transport issues should be considered from the earliest stages of plan-making and development proposals, using a vision-led approach to identify transport solutions that deliver well-designed, sustainable and popular places. This should involve:</p> <ul style="list-style-type: none"> <li>a) making transport considerations an important part of early engagement with local communities;</li> <li>b) ensuring patterns of movement, streets, parking and other transport considerations are integral to the design of schemes, and contribute to making high quality places;</li> <li>c) understanding and addressing the potential impacts of development on transport networks;</li> <li>d) realising opportunities from existing or proposed transport infrastructure, and changing transport technology and usage – for example in relation to the scale, location or density of development that can be accommodated;</li> <li>e) identifying and pursuing opportunities to promote walking, cycling and public transport use; and</li> <li>f) identifying, assessing and taking into account the environmental impacts of traffic and transport infrastructure – including appropriate opportunities for avoiding and mitigating any adverse effects, and for net environmental gains.</li> </ul>
		<p>116 “Development should only be prevented or refused on highways grounds if there would be an unacceptable impact on highway safety, or the residual cumulative impacts on the road network, following mitigation, would be severe, taking into account all reasonable future scenarios. .”</p>
		<p>118 “All developments that will generate significant amounts of movement should be required to provide a travel plan, and the application should be supported by a vision-led transport statement or transport assessment so that the likely impacts of the proposal can be assessed and monitored.</p>

Relevance to Supplementary PEI Report	National or regional policy	National or regional policy section
Supplementary PEI Report Volume 2 Part B Chapter 10 Noise and Vibration	NPPF (2024) (Ref 4)	<p><b>15 Conserving and enhancing the natural environment</b></p> <hr/> <p><i>187 Planning policies and decisions should contribute to and enhance the natural and local environment by:</i></p> <ul style="list-style-type: none"> <li><i>a) protecting and enhancing valued landscapes, sites of biodiversity or geological value and soils (in a manner commensurate with their statutory status or identified quality in the development plan);</i></li> <li><i>b) recognising the intrinsic character and beauty of the countryside, and the wider benefits from natural capital and ecosystem services – including the economic and other benefits of the best and most versatile agricultural land, and of trees and woodland;</i></li> <li><i>c) maintaining the character of the undeveloped coast, while improving public access to it where appropriate;</i></li> <li><i>d) minimising impacts on and providing net gains for biodiversity, including by establishing coherent ecological networks that are more resilient to current and future pressures and incorporating features which support priority or threatened species such as swifts, bats and hedgehogs;</i></li> <li><i>e) preventing new and existing development from contributing to, being put at unacceptable risk from, or being adversely affected by, unacceptable levels of soil, air, water or noise pollution or land instability. Development should, wherever possible, help to improve local environmental conditions such as air and water quality, taking into account relevant information such as river basin management plans; and</i></li> <li><i>f) remediating and mitigating despoiled, degraded, derelict, contaminated and unstable land, where appropriate.</i></li> </ul> <hr/> <p><i>198 “Planning policies and decisions should also ensure that new development is appropriate for its location taking into account the likely effects (including cumulative effects) of pollution on health, living conditions and the natural environment, as well as</i></p>



Relevance to Supplementary PEI Report	National or regional policy	National or regional policy section
		<p><i>the potential sensitivity of the site or the wider area to impacts that could arise from the development. In doing so they should:</i></p> <p><i>a) mitigate and reduce to a minimum potential adverse impacts resulting from noise from new development – and avoid noise giving rise to significant adverse impacts on health and the quality of life<sup>72</sup>;</i></p> <p><i>b) identify and protect tranquil areas which have remained relatively undisturbed by noise and are prized for their recreational and amenity value for this reason; and</i></p> <p><i>c) limit the impact of light pollution from artificial light on local amenity, intrinsically dark landscapes and nature conservation.”</i></p>
<b>Supplementary PEI Report Volume 2 Part B Chapter 11 Socio-economics, Recreation and Tourism and Supplementary PEI Report Volume 2 Part C Chapter 6 Socio-economics, Recreation and Tourism</b>	NPPF (2024) (Ref 4)	<p><b>2 Achieving sustainable development</b></p> <p>Paragraph 8 “Achieving sustainable development means that the planning system has three overarching objectives, which are interdependent and need to be pursued in mutually supportive ways (so that opportunities can be taken to secure net gains across each of the different objectives):</p> <p>a) an economic objective – to help build a strong, responsive and competitive economy, by ensuring that sufficient land of the right types is available in the right places and at the right time to support growth, innovation and improved productivity; and by identifying and coordinating the provision of infrastructure;</p> <p>b) a social objective – to support strong, vibrant and healthy communities, by ensuring that a sufficient number and range of homes can be provided to meet the needs of present and future generations; and by fostering well-designed, beautiful and safe places, with accessible services and open spaces that reflect current and future needs and support communities’ health, social and cultural well-being; and</p> <p>c) an environmental objective – to protect and enhance our natural, built and historic environment; including making effective use of land, improving biodiversity, using</p>

Relevance to Supplementary PEI Report	National or regional policy	National or regional policy section
		<p>natural resources prudently, minimising waste and pollution, and mitigating and adapting to climate change, including moving to a low carbon economy.”</p> <hr/> <p><b>8 Promoting healthy and safe communities</b></p> <hr/> <p>98 <i>“To provide the social, recreational and cultural facilities and services the community needs, planning policies and decisions should:</i></p> <ul style="list-style-type: none"> <li><i>a) plan positively for the provision and use of shared spaces, community facilities (such as local shops, meeting places, sports venues, open space, cultural buildings, public houses and places of worship) and other local services to enhance the sustainability of communities and residential environments;</i></li> <li><i>b) take into account and support the delivery of local strategies to improve health, social and cultural well-being for all sections of the community;</i></li> <li><i>c) guard against the unnecessary loss of valued facilities and services, particularly where this would reduce the community’s ability to meet its day-to-day needs;</i></li> <li><i>d) ensure that established shops, facilities and services are able to develop and modernise, and are retained for the benefit of the community; and</i></li> <li><i>e) ensure an integrated approach to considering the location of housing, economic uses and community facilities and services.”</i></li> </ul> <hr/> <p>105 <i>“Planning policies and decisions should protect and enhance public rights of way and access, including taking opportunities to provide better facilities for users, for example by adding links to existing rights of way networks including National Trails.””.</i></p>
Supplementary PEI Report Volume 2 Part C Chapter 7 Health and Wellbeing	NPPF (2024) (Ref 4)	<p><b>8 Promoting healthy and safe communities</b></p> <hr/> <p>98 <i>“To provide the social, recreational and cultural facilities and services the community needs, planning policies and decisions should:</i></p>

Relevance to Supplementary PEI Report	National or regional policy	National or regional policy section
		<p><i>a) plan positively for the provision and use of shared spaces, community facilities (such as local shops, meeting places, sports venues, open space, cultural buildings, public houses and places of worship) and other local services to enhance the sustainability of communities and residential environments;</i></p> <p><i>b) take into account and support the delivery of local strategies to improve health, social and cultural well-being for all sections of the community;</i></p> <p><i>c) guard against the unnecessary loss of valued facilities and services, particularly where this would reduce the community's ability to meet its day-to-day needs;</i></p> <p><i>d) ensure that established shops, facilities and services are able to develop and modernise, and are retained for the benefit of the community; and</i></p> <p><i>e) ensure an integrated approach to considering the location of housing, economic uses and community facilities and services.” .”</i></p>
Supplementary PEI Report Volume 2 Part C Chapter 8 Climate Change	NPPF (2024) (Ref 4)	<p><b>2 Achieving sustainable development</b></p> <p><i>8 “Achieving sustainable development means that the planning system has 3 overarching objectives, which are interdependent and need to be pursued in mutually supportive ways (so that opportunities can be taken to secure net gains across each of the different objectives):</i></p> <p><i>(a) an economic objective – to help build a strong, responsive and competitive economy, by ensuring that sufficient land of the right types is available in the right places and at the right time to support growth, innovation and improved productivity; and by identifying and coordinating the provision of infrastructure;</i></p> <p><i>(b) a social objective – to support strong, vibrant and healthy communities, by ensuring that a sufficient number and range of homes can be provided to meet the needs of present and future generations; and by fostering well-designed beautiful and safe places, with accessible services and open spaces that reflect current and future needs and support communities’ health, social and cultural well-being; and</i></p>

Relevance to Supplementary PEI Report	National or regional policy	National or regional policy section
		<p><i>(c) an environmental objective – to protect and enhance our natural, built and historic environment; including making effective use of land, improving biodiversity, using natural resources prudently, minimising waste and pollution, and mitigating and adapting to climate change, including moving to a low carbon economy.”</i></p> <hr/> <p><i>20 “Strategic policies should set out an overall strategy for the pattern, scale and design quality of places and make sufficient provision for:</i></p> <p><i>a) homes (including affordable housing), employment, retail, leisure and other commercial development;</i></p> <p><i>b) infrastructure for transport, telecommunications, security, waste management, water supply, wastewater, flood risk and coastal change management, and the provision of minerals and energy (including heat);</i></p> <p><i>c) community facilities (such as health, education and cultural infrastructure); and</i></p> <p><i>d) conservation and enhancement of the natural, built and historic environment, including landscapes and green infrastructure, and planning measures to address climate change mitigation and adaptation.”</i></p> <hr/> <p><b>14 Meeting the challenge of climate change, flooding and coastal change</b></p> <hr/> <p><i>161 “The planning system should support the transition to net zero by 2050 and take full account of all climate impacts including overheating, water scarcity, storm and flood risks and coastal change. It should help to: shape places in ways that contribute to radical reductions in greenhouse gas emissions, minimise vulnerability and improve resilience; encourage the reuse of existing resources, including the conversion of existing buildings; and support renewable and low carbon energy and associated infrastructure.”</i></p> <hr/> <p><i>164 “New development should be planned for in ways that:</i></p> <p><i>a) avoid increased vulnerability to the range of impacts arising from climate change.</i></p>

Relevance to Supplementary PEI Report	National or regional policy	National or regional policy section
		<p><i>When new development is brought forward in areas which are vulnerable, care should be taken to ensure that risks can be managed through suitable adaptation measures, including through incorporating green infrastructure and sustainable drainage systems; and b) help to reduce greenhouse gas emissions, such as through its location, orientation and design. Any local requirements for the sustainability of buildings in plans should reflect the Government’s policy for national technical standards.”</i></p> <hr/> <p><i>168 “When determining planning applications for all forms of renewable and low carbon energy developments and their associated infrastructure, local planning authorities should:</i></p> <ul style="list-style-type: none"> <li><i>a) not require applicants to demonstrate the overall need for renewable or low carbon energy, and give significant weight to the benefits associated with renewable and low carbon energy generation and the proposal’s contribution to a net zero future;</i></li> <li><i>b) recognise that small-scale and community-led projects provide a valuable contribution to cutting greenhouse gas emissions;</i></li> <li><i>c) in the case of applications for the repowering and life-extension of existing renewable sites, give significant weight to the benefits of utilising an established site.”</i></li> </ul>

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- Ref 1 Department for Energy Security and Net Zero (2024) Overarching National Policy Statement for energy (EN-1) [online]. Available at: <https://assets.publishing.service.gov.uk/media/65bbfdbc709fe1000f637052/overarching-nps-for-energy-en1.pdf> [Accessed 29 May 2024].
- Ref 2 Department for Energy Security and Net Zero (2024) National Policy Statement for electricity networks infrastructure (EN-5) [online]. Available at: <https://assets.publishing.service.gov.uk/media/65a78a5496a5ec000d731abb/nps-electricity-networks-infrastructure-en5.pdf> [Accessed 29 May 2024].
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- Ref 9 Planning Act 2008 [online]. Available at: <https://www.legislation.gov.uk/ukpga/2008/29/contents> [Accessed 08 July 2024].
- Ref 10 Ministry of Housing, Communities and Local Government and Department for Levelling Up, Housing and Communities (2024) Introduction to National Infrastructure Planning Guidance. Available at: <https://www.gov.uk/guidance/introduction-to-national-infrastructure-planning-guidance> [Accessed 29 May 2024].

# **2C. Local Plan Policy: Section 5**



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## 2C. Local Plan Policy: Section 5

### 2C.1 Overview

- 2C.1.1 **Supplementary PEI Report Volume 3 Part A Appendix 2C** is provided to outline the potentially relevant local planning policies, policy themes and allocations affecting Section 5 of the Grimsby to Walpole Project (the Project). The local policy and allocation review is relevant at the time of authoring the Supplementary Preliminary Environmental Information (PEI) Report. This will be reviewed throughout the evolution of the Project design and environmental assessments, to take account of changes in local planning policy documents prior to the submission of the DCO application.
- 2C.1.2 **Supplementary PEI Report Volume 3 Part A Appendix 2C** considers the local development plan policy documents in order and details of the local policy allocations within a 5 km buffer either side of the draft Order Limits for Section 5, to ensure the cumulative impacts of other developments are considered. For each relevant policy document, an extract(s) of the relevant Proposals Map and accompanying Inset Maps are provided and the general policies relevant to the Project on a district wide basis are identified.
- 2C.1.3 For the Supplementary PEI Report, this appendix focuses on local planning policies, policy themes and allocations affecting or relevant to Section 5 of the Project only. For information on the local policies relevant to Sections 1-4 and 6-7 of the Project, please refer to June 2025 PEI Report Volume 3 Part A Appendix 2Ci Local Plan Policy: Section Specific (Ref 1) and Appendix 2Cii Local Plan Policy: Route wide (Ref 2).
- 2C.1.4 The relevant local policy documents applicable to this section are listed below:
- i. South East Lincolnshire (covering South Holland District Council and Boston Borough Council):
    - South East Lincolnshire Local Plan (South Holland District Council and Boston Borough Council joint plan) adopted 2019 (Ref 3);
    - Surfleet achieved neighbourhood plan area designation in March 2017. There is no Made neighbourhood plan.
  - ii. Lincolnshire County Council:
    - Lincolnshire Minerals and Waste Local Plan: Core Strategy and Development Management Policies, adopted in 2016 (Ref 4);
    - Lincolnshire Minerals and Waste Local Plan Site Locations, adopted 2017 (Ref 5); and
    - A new Lincolnshire Minerals and Waste Development Local Plan is being prepared and includes a preferred approach to the future planning of minerals and waste in Lincolnshire covering policies and a series of mineral aggregate sites to meet future requirements. A consultation on the preferred approach was undertaken between 30th July and 24th September 2024 (Ref 6).



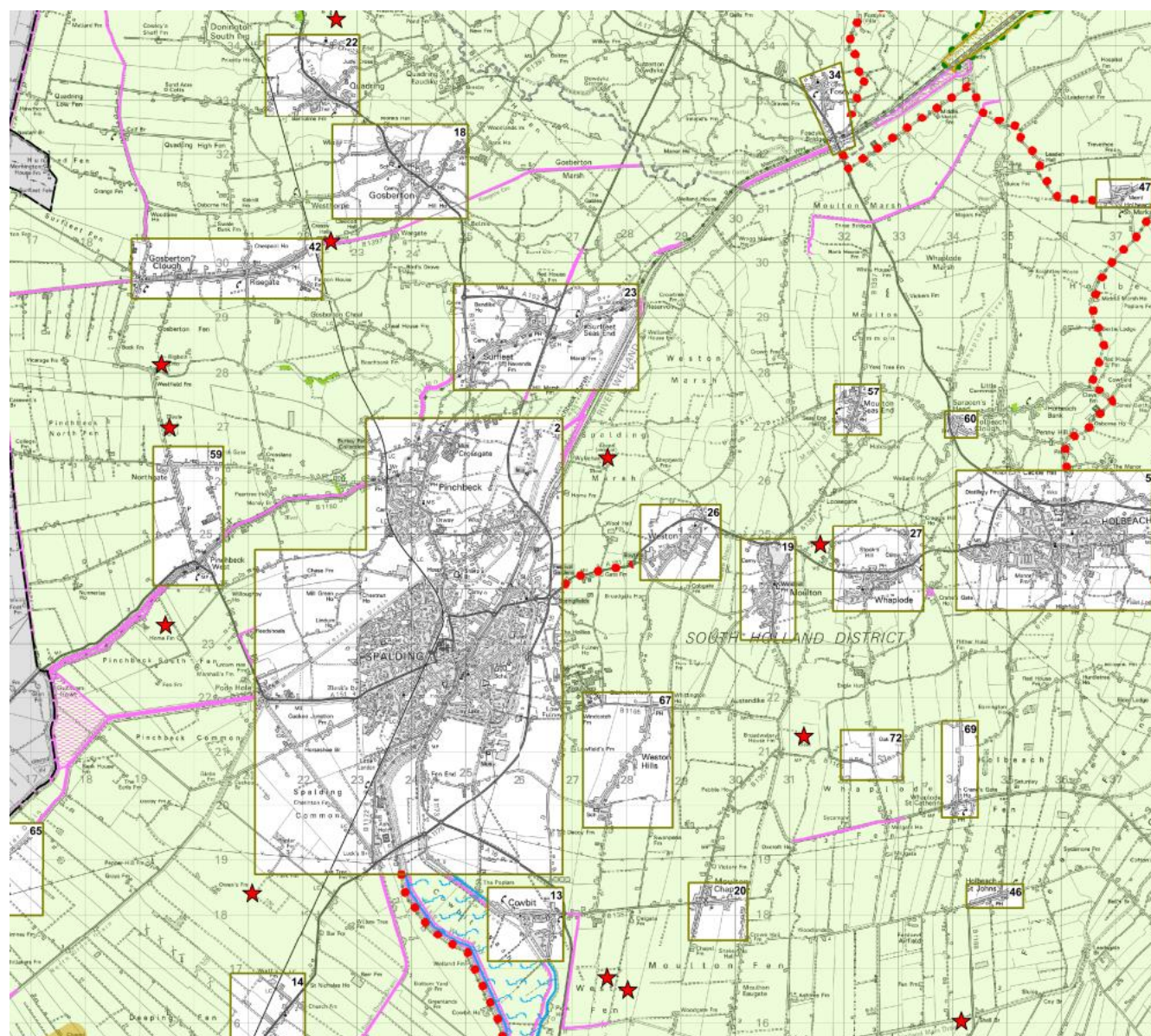
## **2C.3 South East Lincolnshire South East Lincolnshire (covering South Holland District Council and Boston Borough Council)**

### **South East Lincolnshire Local Plan, adopted 2019**

- 2C.3.1 This section provides an extract from the adopted Local Plan for South East Lincolnshire within Image 2C-2. The South East Lincolnshire Local Plan Policy Inset maps for Surfleet and Weston are presented in Image 2C-3 and Image 2C-4 respectively. Relevant policies from the adopted South East Lincolnshire Local Plan are provided in Table 2C-1 below.



Image 2C-2 South East Lincolnshire Local Plan Policies Map



	Inset Map Boundary	
	Countryside.....	Policy 1,9,19,22,23
	Settlement Boundary.....	Policy 1,19,22,23
	Town Centre Boundary.....	Policy 24,25,26,27
	Conservation Area.....	Policy 29
	Housing Commitment.....	Policy 11
	Housing Allocation.....	Policy 11,13,14
	Existing Residential Gypsies/Traveller Site.....	Policy 20
	Existing Main Employment Area.....	Policy 7
	Proposed Main Employment Area.....	Policy 7
	Established Employment Sites.....	Policy 7
	Proposed Mixed Use Employment Site.....	Policy 7
	Existing Restricted Use Site.....	Policy 7
	Prestige Employment Site.....	Policy 8
	Primary Shopping Area.....	Policy 24,26
	Primary Shopping Frontage.....	Policy 26
	Local Wildlife Site.....	Policy 28
	Local Nature Reserve.....	Policy 28
	Recreational Open Space.....	Policy 32
	Green Infrastructure.....	Policy 32
	Historic Park and Garden.....	Policy 29
	Safeguarding Corridor.....	Policy 13,14,33,34
	Cycle Route.....	Policy 33
	Ancient Monument.....	Policy 29





Table 2C-1 South East Lincolnshire Local Plan 2011-2036 (Adopted March 2019)

Policy/Allocation Reference	Policy Context
Policy 1: Spatial Strategy	<p>Policy 1 seeks to direct development towards the settlements in line with the order they appear in the settlement hierarchy.</p> <p>In the Countryside development will be permitted that is necessary to such a location and/or where it can be demonstrated that it meets the sustainable development needs of the area in terms of economic, community or environmental benefits.</p>
Policy 2: Development Management	<p>Policy 2 seeks to ensure sustainable development considerations are met, including the consideration of:</p> <ol style="list-style-type: none"> <li>1. size, scale, layout, density and impact on the amenity, trees, character and appearance of the area and the relationship to existing development and land uses.</li> <li>2. quality of design and orientation.</li> <li>3. maximising the use of sustainable materials and resources.</li> <li>4. access and vehicle generation levels.</li> <li>5. the capacity of existing community services and infrastructure.</li> <li>6. impact upon neighbouring land uses by reason of noise, odour, disturbance or visual intrusion.</li> <li>7. sustainable drainage and flood risk.</li> <li>8. impact or enhancement for areas of natural habitats and historical buildings and heritage assets; and</li> <li>9. impact on the potential loss of sand and gravel mineral resources.</li> </ol>
Policy 3: Design of new Development	<p>Policy 3 promotes high quality and inclusive design and layout. Design which is inappropriate to the local area, or which fails to maximise opportunities for improving the character and quality of an area, will not be acceptable.</p>
Policy 4: Approach to Flood Risk	<p>Much of the land within the Local Plan area is at significant risk of flooding and this will increase with climate change. Policy 4 sets out the council's approach to flood risk.</p>
Policy 7: Improving South East Lincolnshire's Employment Land Portfolio	<p>The South East Lincolnshire authorities will, in principle, support proposals which assist in the delivery of economic prosperity and some 17,600 jobs in the area, 3,800 in Boston Borough and 13,800 in South Holland District. The following Established Employment Sites, as identified on the Policies Map, perform an important role in the local economy and will be protected for new B1, B2 or B8 development and/or redevelopment in Class B1, B2 or B8, provided the proposed development is of a scale that respects the character of the area and/or neighbouring land uses.</p> <p>Established Employment Site SR001 Gosberton Road Surfleet Established Employment Site SR002 Seas End Road Surfleet</p>



	Established Employment Site WE001 Flamingo Flowers, Weston
Policy 11 Distribution of new housing	<p>New housing site allocations will be made to meet approximately, the following housing numbers:</p> <p>Surfleet:</p> <ul style="list-style-type: none"> <li>• Sur003 Land north of Station Road. The site area is 1.23 ha, with a total capacity yield 20 dwellings.</li> <li>• Sur006 Land south of Park Lane. The site area is 1.30 ha, with a total capacity yield 26 dwellings</li> <li>• Sur016 Land west of Coalbeach Lane. The site area is 2.18 ha, with a total capacity yield 44 dwellings.</li> <li>• Weston</li> <li>• Wsn003 Land north of High Road. The site area is 6.11 with a capacity yield of 135 dwellings.</li> <li>• Wsn022 Land east of Small Drove site area 3.88 with a capacity yield of 60 dwellings.</li> <li>• Wsn029 Land off high road, site area 2.83 with a capacity yield of 57 dwellings.</li> </ul>
Policy 12 Housing Reserve Sites	Sur018 Land between Station Road and the A152. The site area is 5.06 ha, with a total capacity yield 101 dwellings.
Policy 28: The Natural Environment	Policy 28: The Natural Environment supports protecting, managing and enhancing a high quality, comprehensive ecological network of interconnected designated sites, sites of nature conservation importance and wildlife-friendly greenspace.
Policy 29: The Historic Environment	<p>The Local Plan recognises the diverse historic nature of the area of South East Lincolnshire. Much of it is drained marsh and fen has resulted in an open and flat landscape, consequently leading to listed buildings and other dominant heritage assets being visible within the countryside e.g. church towers, spires and historic windmills. The Plan states that it is important to protect these heritage assets from inappropriate development.</p> <p>Policy 29 encourages development proposals to conserve and enhance the character and appearance of designated and non-designated heritage assets. Policy 29 provides clear requirements for each class of heritage asset.</p> <p>With respect to development proposals that would affect the significance of a heritage asset (whether designated or non-designated), including any contribution made to its setting, applications should be informed by proportionate historic environment assessments and evaluations such as heritage impact assessments, desk-based appraisals, field evaluation and historic building reports.</p>
Policy 30: Pollution	<p>Development proposals are not permitted where, taking account of proposed mitigation measures, they would lead to unacceptable adverse impacts upon:</p> <ol style="list-style-type: none"> <li>1. health and safety of the public.</li> <li>2. the amenities of the area; or</li> </ol>

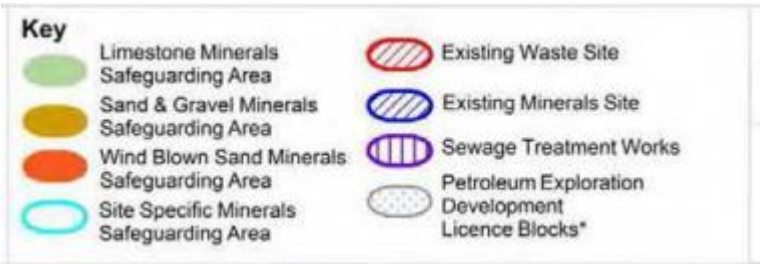
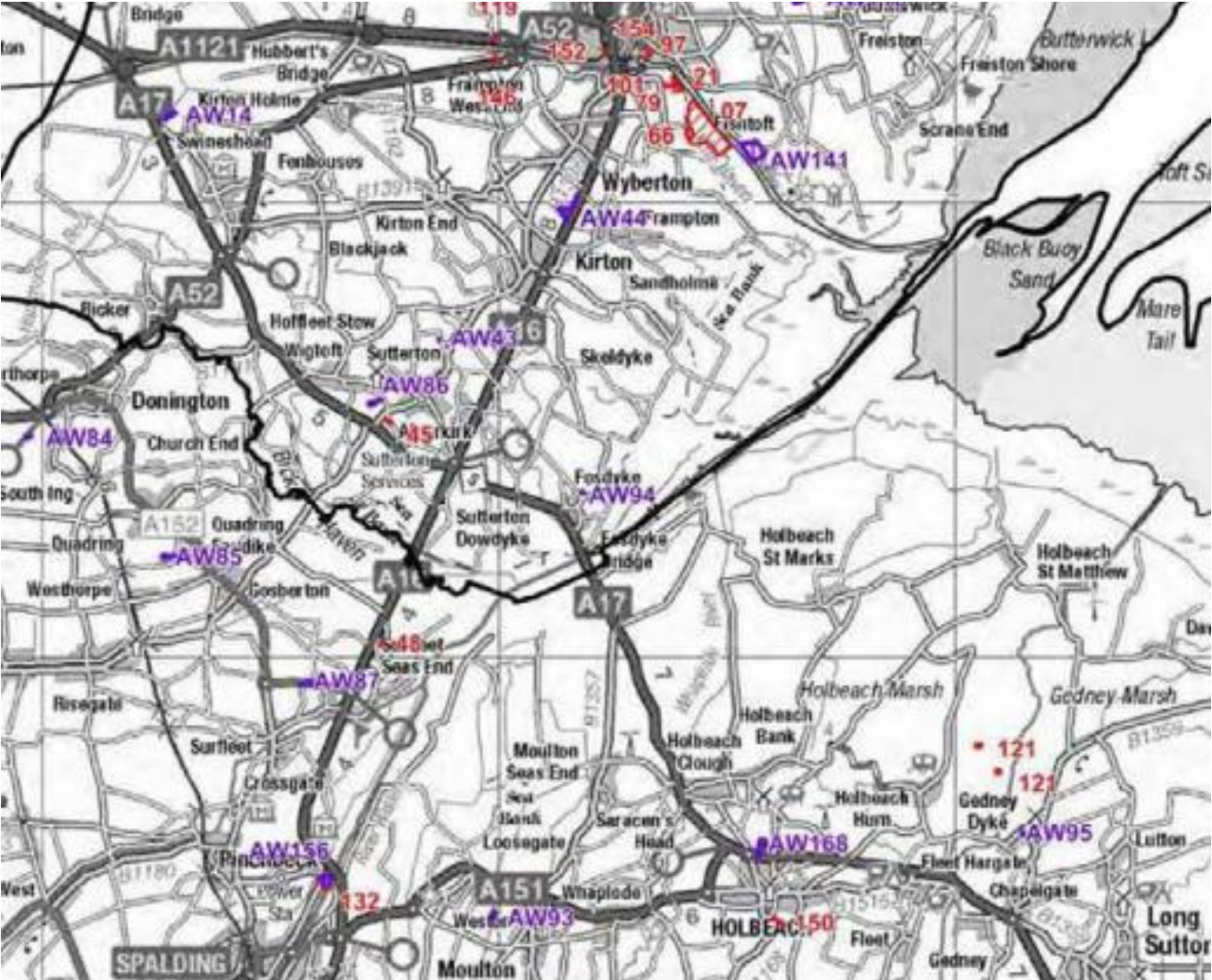
	3. the natural, historic and built environment;
Policy 31: Climate Change and Renewable and Low Carbon Energy	<p>Policy 31 requires that all development proposals will be required to demonstrate that the consequences of current climate change has been addressed, minimised and mitigated.</p> <p>Policy 31 Part B Renewable Energy, supports the development of renewable energy facilities, associated infrastructure and the integration of decentralised technologies on existing or proposed structures, provided, individually, or cumulatively, there would be no significant harm to:</p> <p>1. visual amenity....it is important that proposals assess their impact individually and in combination with other similar developments on: residential amenity.</p> <p>All development proposals are required to demonstrate that the consequences of current climate change have been addressed and mitigated through design, adoption of sequential approach and SuDS schemes.</p>
Policy 32: Community, Health and Well-Being	<p>Policy 32: requires development to contribute to the creation of socially cohesive and inclusive communities; reducing health inequalities; and improving the community's health and well-being. This includes protecting and enhancing PRowWs and amenity greenspaces.</p> <p>Policy 32 highlights that development will not be permitted unless it Protects and enhances existing public rights of way and creates new links to the rights of way network.</p>
Policy 33: Delivering a More Sustainable Transport Network	Policy 33 seeks improvements to existing transport infrastructure and services and encourages the protection of existing footpaths, cycle routes and public rights of way from development.
Policy 36: Vehicle and Cycle Parking	All new development, including change of use, should provide vehicle and cycle parking, in accordance with the minimum Parking Standards adopted by the Local Planning Authorities. Parking for residents, employees and visitors should be integral to the design and form of all new development.

## 2C.4 Lincolnshire County Council

### Lincolnshire adopted Minerals and Waste Local Plan

- 2C.4.1 This section provides extracts from the Lincolnshire adopted Minerals and Waste Local Plan (Ref 4). Relevant policies from the Local Plan are provided in Table 2C-2. Table 2C-3 provides extracts relating to relevant draft policies from the emerging Lincolnshire Minerals and Waste Local Plan Review (2022) (Ref 6). Table 2C-4 provides extracts relating to relevant policies in the adopted Lincolnshire County Council Local Transport Plan 5 (adopted February 2022) (Ref 7), which is designed to cover the short, medium, and longer-term time horizons for transport and highways for the whole of Lincolnshire.

Image 2C-5      Lincolnshire Mineral and Waste Local Plan



## Lincolnshire Minerals and Waste Local Plan: Core Strategy and Development Management (2016)

Table 2C-2 Lincolnshire Minerals and Waste Local Plan policies

Policy/Allocation Reference	Policy Context
Policy M11: Safeguarding of Mineral Resources	M11 highlights that applications for non-minerals development in a mineral safeguarding area must be accompanied by a Minerals Assessment.
Policy DM1: Presumption in favour of sustainable development	When considering development proposals, the County Council will take a positive approach that reflects the presumption in favour of sustainable development contained in the National Planning Policy Framework.
Petroleum Exploration Development Licence (PEDL) Block	Large areas of Lincolnshire are covered by a PEDL which grants exclusive rights to search and bore for, and get, petroleum within a specified area. There is no policy in reference to this area designation in the plan.
W8 Safeguarding Waste Management Sites	Site AW94 Fosdyke Bell Lane Sewage Treatment works

## Lincolnshire Minerals and Waste Local Plan Review (2022)

Table 2C-3 Lincolnshire Minerals and Waste Local Plan Review Draft policies

Policy/Allocation Reference	Policy Context
Policy DM1: Presumption in favour of sustainable development	When considering development proposals, the County Council will take a positive approach that reflects the presumption in favour of sustainable development contained in the National Planning Policy Framework.

## Lincolnshire County Council Local Transport Plan 5

Table 2C-4 Lincolnshire County Council Local Transport Plan 5

Policy/Allocation Reference	Policy Context
Policy GREEN4	Aims to use the local and strategic development management processes to ensure that development is planned, delivered and managed to reduce the need to travel and to support the delivery of sustainable transport modes. Supports the provision of improved walking, cycling and public transport services and facilities as part of new development and actively encourage innovative solutions such as car clubs, mobility hubs, active travel plans and other sustainable solutions as opposed to single occupancy car use.



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- Ref 3 Lincolnshire County Council, Boston Borough Council, and South Holland District Council (2019) South East Lincolnshire Local Plan 2011-2036 (Adopted March 2019). [online] Available at: <https://www.southeastlincslocalplan.org/wp-content/uploads/2019/02/Local-Plan-text-March-2019.pdf>. [Accessed 29 May 2024].
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