

SUMMARY OF TOWN PLANNING STATEMENT OF EVIDENCE

24 JULY 2026

**THE NATIONAL GRID ELECTRICITY TRANSMISSION PLC (WEST BURTON TO RATCLIFFE-
ON-SOAR REFURBISHMENT PROJECT)
COMPULSORY PURCHASE ORDER 2026**

SUMMARY OF STATEMENT OF EVIDENCE

PAUL JARVIS
DIRECTOR
WSP

1. SUMMARY OF STATEMENT

- 1.1 I was instructed by National Grid Electricity Transmission plc to provide town planning advice in relation to the West Burton to Ratcliffe-on-Soar refurbishment project and am giving evidence on behalf of NGET in respect of the planning and consenting matters relevant to the Order. I am a Chartered Town Planner and the Infrastructure Planning Service Line Director for WSP. I have worked as a town planner for thirty-two years and have been a member of the Royal Town Planning Institute for thirty years.
- 1.2 The purpose of the Project is to enable the refurbishment of existing 400 kV overhead line circuits and associated infrastructure between West Burton and Ratcliffe-on-Soar. The Project includes the refurbishment of overhead lines, repair of overhead line accessories, gantry refurbishment, replacement of underground electric cables, and replacement and/or refurbishment of tower foundations and components, together with associated temporary construction compounds and access.
- 1.3 The Project is supported at all levels of planning policy. The NPS for Energy (**NPS EN-1**) and the NPS for Electricity Networks Infrastructure (**NPS EN-5**) identify low carbon energy infrastructure, including network reinforcement such as the Project, as critical national priority infrastructure. NPS EN-1 establishes that secure, reliable and affordable energy supply is critical to the UK economy and society, and that the need case for critical national priority infrastructure will outweigh residual effects in all but the most exceptional cases. NPS EN-5 provides strong national policy support for electricity network reinforcement by recognising the critical role of transmission infrastructure in delivering energy security, Clean Power 2030 and Net Zero objectives.
- 1.4 The National Planning Policy Framework also provides policy support for the Project, setting out a presumption in favour of sustainable development and supporting the transition to net zero by 2050. Local development plan policies across the relevant local planning authority areas of Bassetlaw, West Lindsey, Newark and Sherwood, Gedling and Rushcliffe similarly support the provision of low-carbon and renewable energy infrastructure and the maintenance and enhancement of essential infrastructure.
- 1.5 The key benefits that will arise from the Project include: meeting energy demand and customer connection requirements; transitioning to a net zero/low carbon economy; providing critical network reinforcement; and ensuring energy security and reliability of supply which are also supported and aligned with local and national policy.
- 1.6 NGET's position is that the component parts of the Project either do not comprise development within the meaning of section 55 of the Town and Country Planning Act 1990, or fall within the scope of the permitted development rights under the Town and Country Planning (General Permitted Development) (England) Order 2015. No objector to the CPO has challenged this position.
- 1.7 The majority of the Project works, including the refurbishment of the overhead lines, the repair of overhead line accessories and gantry refurbishment, fall within section 55(2)(c) of the TCPA and accordingly do not constitute development requiring planning permission.
- 1.8 Where the Project works do constitute development, they are permitted development (**PD**) under the GPDO. The principal PD rights relied upon are Schedule 2, Part 15, Class B; Schedule 2, Part 4, Class A; and Schedule 2, Part 2, Class B. The exclusions to these permitted development rights have been considered and do not apply in respect of the Project works.
- 1.9 Consideration has also been given to whether any of the Project works require consent under section 37 of the Electricity Act 1989. As the Project involves reconductoring existing overhead line infrastructure, the exemption under Regulation 3(1)(e) of the Overhead Lines (Exemption) (England and Wales) Regulations 2009 applies, and no section 37 consent is required.
- 1.10 NGET has undertaken a proportionate review of the potential environmental impacts associated with the Project works. The review confirmed that the Project is not

Environmental Impact Assessment development for the purposes of the Town and Country Planning (*Environmental Impact Assessment*) Regulations 2017 or The Electricity Works (*Environmental Impact Assessment*) (England and Wales) Regulations 2017. As such, PD rights are not precluded.

- 1.11 Secondary consents may also be required depending on the location of elements of the works and environmental constraints. These are not considered to be impediments to the Project as required permissions are being tracked on an ongoing basis and are being recorded throughout the lifecycle of the Project.
- 1.12 As set out above, given that there have been no objections regarding the overall approach to consenting in respect of this Project, I have not provided a response to any objections to the Project on this basis. The responses to objections are provided in the statements of Ms Evans, Mr Harper and Mr Kirby.

2. CONCLUSION

- 2.1 As my Statement of Evidence has demonstrated, there is planning policy support for the Project within the NPSs, the NPPF and local development plan policy and the key benefits that will arise from the Project are in accordance with the NPS EN-1 and EN-5.
- 2.2 Many aspects of the Project are considered not to be 'development' requiring planning permission under TCPA. Where consent is required, consent for the Project is in place as Project works are consented pursuant to NGET's PD rights under the GPDO.
- 2.3 No objections received have challenged the consenting approach or planning policy support for the Project. It is my professional view that there are no planning or permitting impediments which would prevent the successful implementation of the Project works as the works can be undertaken under permitted development rights. In my view, there are no physical or legal impediments to the delivery of the project.

3. DECLARATION

- 3.1 I confirm that the evidence prepared for this Inquiry and contained within this statement of evidence are my true and professional opinions. I confirm that I have understood and complied with my duty to the Inquiry as an Expert Witness and have provided my evidence impartially and objectively. I confirm that I have no conflicts of interest.

Paul Jarvis



24 July 2026