



Planning Inspectorate
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All interested parties, statutory parties
and any other person invited to the
preliminary meeting

Your Ref:

Our Ref: EN010166

Date: 8 May 2026

Dear Geoff Bullock

**Application by Uniper UK for an order granting development consent for the
Connah's Quay Low Carbon Power Project (EN010166)**

**Planning Act 2008 and The Infrastructure Planning (Examination Procedure) Rules
2010 –Rule 8(3)**

Procedural decision – Addition of Deadline 7 within timetable

I write to provide notification that the Examining Authority (ExA) has made a procedural decision to include an additional deadline within the existing timetable.

This additional deadline, **Deadline 7**, is to ensure all parties are clear on the date by which to submit any comments they may have on comments made on the Report on the Implications for European Sites (RIES).

The timetable with the additional deadline is set out in **annex A** as follows.

If you have any queries on these matters, please do not hesitate to contact our office using the contact details at the head of this letter.

Yours sincerely,

Nick Ely

Nick Ely
Examining Authority

Annex A

Examination Timetable

The Examining Authority (ExA) is under a duty to **complete** the examination of the application by the end of the period of 6 months beginning with the day after the close of the preliminary meeting. **The ExA may however decide to close the examination earlier and on the date specified in the timetable if it considers that the application and relevant matters have been examined adequately.**

The examination of the application primarily takes the form of the consideration of written submissions. The ExA will also consider any oral representations made at hearings.

Item	Matters	Date
1.	Procedural deadline A Deadline for receipt by the ExA of: <ul style="list-style-type: none">written submissions on the examination procedure, including any submissions about the use of virtual methodsrequests to be heard orally at the preliminary meetingrequests to be heard at issue specific hearing 1 (ISH1) regarding the draft development consent order and general principles of the proposed developmentrequests to be heard at issue specific hearing 2 (ISH2) regarding Ecology, Traffic and Transportsuggested locations for site inspections (accompanied or unaccompanied), including justification, for consideration by the ExA	Tuesday 30 December 2025
2.	Preliminary meeting	Tuesday 13 January 2026 10:00hrs
3.	Issue Specific Hearing 1 (ISH1) regarding the draft Development Consent Order and general principles of the proposed development	Tuesday 13 January 2026 14:00hrs
4.	Issue Specific Hearing 2 (ISH2) regarding Ecology, Traffic and Transport	Wednesday 14 January 2026 10:00hrs
5.	Issue by the ExA of: <ul style="list-style-type: none">the examination timetable	As soon as practicable following the Preliminary Meeting
6.	Deadline 1 For receipt by the ExA of: <ul style="list-style-type: none">comments on relevant representations (RR)summaries of all RR exceeding 1500 words	Tuesday 27 January 2026

	<ul style="list-style-type: none"> • written representations from interested parties and summaries of any that exceed 1500 words • post-hearing submissions, comprising written summaries of oral submissions and responses to oral submissions where requested by the ExA • Initial Statements of Common Ground (SoCG) with the parties listed at annex B • Initial Statement of Commonality for all SoCGs • the applicant's updated documents - clean versions and versions showing tracked changes since the last submitted version: <ul style="list-style-type: none"> ○ Guide to the Application ○ draft Development Consent Order ○ Explanatory Memorandum ○ Consents and Agreements Position Statement ○ Book of Reference ○ Land and Rights Negotiations Tracker ○ Statement of Reasons ○ Schedule of Negotiations and Powers Sought • requests to be heard at notified hearings listed at annex C • requests to be heard at an open floor hearing (OFH) • requests to be heard at a compulsory acquisition hearing (CAH) • any further information requested by the ExA under rule 17 of The Infrastructure Planning (Examination Procedure) Rules 2010 • comments on any further information/submissions accepted by the ExA 	
7.	<p>Deadline 2 For receipt by the ExA of:</p> <ul style="list-style-type: none"> • comments on any submissions received by Deadline 1 • Local Impact Reports (LIR) from relevant local planning authorities • any further information requested by the ExA under rule 17 of The Infrastructure Planning (Examination Procedure) Rules 2010 	Tuesday 10 February 2026
8.	<p>Publication by the ExA of:</p> <ul style="list-style-type: none"> • the ExA's first written questions (ExQ1) 	Tuesday 17 February 2026
9.	<p>Deadline 3 For receipt by the ExA of:</p> <ul style="list-style-type: none"> • comments on any submissions received by Deadline 2 	Tuesday 10 March 2026

	<ul style="list-style-type: none"> • responses to the ExA’s first written questions (ExQ1) • updated SoCGs with the parties listed at annex B in clean and tracked changed versions • updated Statement of Commonality for all SoCGs in clean and tracked changed versions • the applicant’s updated documents - clean versions and versions showing tracked changes since the last submitted version: <ul style="list-style-type: none"> ○ Guide to the Application ○ draft Development Consent Order ○ Explanatory Memorandum ○ Consents and Agreements Position Statement ○ Book of Reference ○ Land and Rights Negotiations Tracker ○ Statement of Reasons ○ Schedule of Negotiations and Powers Sought • comments on LIRs • any further information requested by the ExA under Rule 17 of The Infrastructure Planning (Examination Procedure) Rules 2010 	
10.	<p>Time reserved for hearings:</p> <ul style="list-style-type: none"> • issue specific hearing (ISH3) regarding Air Quality, Ecology, Water Environment and Flood Risk • issue specific hearing (ISH4) regarding Landscape and Visual Amenity; and Climate Change • compulsory acquisition hearing 1 (CAH1) • open floor hearing (OFH1) 	<p>Week commencing 16 March 2026</p>
11.	<p>Deadline 4</p> <ul style="list-style-type: none"> • comments on any submissions received by Deadline 3 • post-hearing submissions, including written summaries of oral submissions and any documents requested by the ExA • updated SoCGs with the parties listed at annex B in clean and tracked changed versions • updated Statement of Commonality for all SoCGs in clean and tracked changed versions • the applicant’s updated documents - clean versions and versions showing tracked changes since the last submitted version: <ul style="list-style-type: none"> ○ Guide to the Application ○ draft Development Consent Order ○ Explanatory Memorandum ○ Consents and Agreements Position Statement ○ Book of Reference ○ Land and Rights Negotiations Tracker 	<p>Tuesday 31 March 2026</p>

	<ul style="list-style-type: none"> o Statement of Reasons o Schedule of Negotiations and Powers Sought • Any further information requested by the ExA under Rule 17 of The Infrastructure Planning (Examination Procedure) Rules 2010 	
12.	<p>Deadline 5</p> <ul style="list-style-type: none"> • comments on any submissions received by Deadline 4 • updated SoCGs with the parties listed at annex B in clean and tracked changed versions • updated Statement of Commonality for all SoCGs in clean and tracked changed versions • the applicant's updated documents - clean versions and versions showing tracked changes since the last submitted version: <ul style="list-style-type: none"> o Guide to the Application o draft Development Consent Order o Explanatory Memorandum o Consents and Agreements Position Statement o Book of Reference o Land and Rights Negotiations Tracker o Statement of Reasons o Schedule of Negotiations and Powers Sought • any further information requested by the ExA under Rule 17 of The Infrastructure Planning (Examination Procedure) Rules 2010 	Tuesday 21 April 2026
13.	<p>Time reserved for hearings (not required)</p> <ul style="list-style-type: none"> • issue specific hearings (ISH) (if required) • compulsory acquisition hearing 2 (CAH2) (if required) 	Week commencing 4 May 2026
14.	<p>Publication by the ExA of:</p> <ul style="list-style-type: none"> • the ExA's second written questions (ExQ2) (if required) • ExA's commentary on, or schedule of changes to, the dDCO (if required). • Report on the Implications for European Sites (RIES) and any associated questions (if required) 	Tuesday 5 May 2026
15.	<p>Deadline 6</p> <ul style="list-style-type: none"> • comments on any submissions received by Deadline 5 • post-hearing submissions (if required), including written summaries of oral submissions and any documents requested by the ExA • responses to the ExA's second written questions (ExQ2) 	Friday 29 May 2026

	<ul style="list-style-type: none"> • comments on the ExA’s commentary on, or schedule of changes to, the draft DCO (if required) • final Guide to the Application (in clean and tracked versions) • final dDCO to be submitted by the Applicant in the SI template. (Applicant to provide the email notification from https://publishing.legislation.gov.uk/validation confirming the document has successfully passed validation, and the PDF version of the SI validation report obtained from the link in the notification email. The Applicant should also provide a clean (all tracking removed) standalone MS Word version of the dDCO, with no header or cover page.) • final updated Explanatory Memorandum (in clean and tracked versions) • final Consents and Agreements Position Statement (in clean and tracked versions) • final updated Book of Reference (in clean and tracked versions) and schedule of changes to BoR • final Land and Rights Negotiations Tracker (in clean and tracked versions) • final updated statement of reasons (in clean and tracked versions) • final Statements of Common Ground (in clean and tracked versions) • final Statement of Commonality of SoCGs (in clean and tracked versions) • list of matters not agreed where SoCG could not be finalised • final Schedule of Negotiations and Powers Sought (in clean and tracked versions) • final signed and dated section 106 (if required, in clean and tracked versions) • comments on the RIES • any further information requested by the ExA under Rule 17 of The Infrastructure Planning (Examination Procedure) Rules 2010 	
16.	<p>Deadline 7</p> <ul style="list-style-type: none"> • comments on any comments received on the RIES • any further information requested by the ExA under Rule 17 of The Infrastructure Planning (Examination Procedure) Rules 2010 	Monday 8 June 2026
17.	<p>Close of examination The ExA intends to close the examination on this date. See ‘Note about the close of examination date’.</p>	Tuesday 9 June 2026

Note about the close of examination date

The ExA is under a duty to complete the examination of the application by the end of the period of 6 months beginning with the day after the close of the preliminary meeting. **The ExA may however decide to close the examination earlier and on the date specified in the timetable if it considers that the application and relevant matters have been examined adequately.**

Submission times for deadlines

The time for submission of documents at any deadline in the timetable is 23:59 on the relevant deadline date, unless instructed otherwise by the ExA.

This communication does not constitute legal advice.

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