

The Lighthouse Green Fuels Order

Application Reference: EN0110025

Applicant: LGF Projects Limited

Applicant's Completed Section 51 Advice Log

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Planning Inspectorate

Lighthouse Green Fuels Project

Section 51 Advice Log

Version: 29 July 2026

This document comprises a record of the s51 advice that has been given by the Planning Inspectorate to the applicant LGF Projects Limited during the pre-application stage. It will be updated by the Planning Inspectorate after every interaction with the applicant within which s51 advice has been given.

The applicant will always be given the opportunity to comment on the Planning Inspectorate's draft record of the s51 advice given before it is published on the relevant project page on the [Find a National Infrastructure Project website](#).

The role of the advice log at the acceptance stage

Section 55(4) of the PA2008 requires the Planning Inspectorate to consider, amongst other things, the extent to which the applicant has had regard to the s51 advice given by the Planning Inspectorate in connection with the application when deciding if the application can be accepted for examination. Section 51 advice includes:

- advice given about applying for an order granting development consent
- advice given about making representations about an application for an order granting development consent

The applicant will use this advice log as the tool for demonstrating:

- regard to the s51 advice given to the applicant by the Planning Inspectorate
- regard to any s51 advice given to others by the Planning Inspectorate

The applicant will submit a final version of this advice log which demonstrates regard to all s51 given by the Planning Inspectorate at the pre-application stage as part of the application.

Lighthouse Green Fuels– Applicant meeting index	
Date of meeting	Meeting overview
15 September 2025	Inception Meeting: • Welcome and introductions • The Proposed Development • The pre-application service offer • Practical Arrangements • Next Steps • Any other business A meeting note is available for this meeting on the Find a National Infrastructure Project Website. View meeting note (PDF, 171KB).
04 November 2025	Pre-application prospectus
13 November 2025	Programme document feedback
09 December 2025	Project update meeting: • Draft document review • Draft development consent order • Compliance with regulation 6 of the APFP regs • Consultation Events • Revised Programme Document Next Meeting
05 March 2026	Project Update Meeting • Issues tracker • Consultation • Draft document review Next meeting
29 July 2026	Project Update Meeting

	• Section 51 Advice on draft document review and issues tracker • Government Guidance
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Lighthouse Green Fuels– Log of s51 given to the applicant

Meeting date: 15 September 2025

Topic	s51 advice given	Applicant regard to s51 advice given
Inception Meeting note	A meeting note is available for this meeting on the Find a National Infrastructure Project website. 15 September 2025	The meeting note summarises the discussion between the Applicant and Planning Inspectorate during the Inception meeting. One action was recorded, for the Planning inspectorate to provide comments on the Applicant's Programme Document. The Applicant's regard to those comments is provided in this table in the meeting date 13 November 2025.
Section 51	The Inspectorate advised that a note of the meeting would be taken and published on its website in accordance with section 51 of the Planning Act 2008. It was confirmed that any advice given under section 51 does not constitute legal advice upon which applicants (or others) can rely.	The Applicant has not treated the meeting note as legal advice.
Environmental constraints and issues.	The Planning Inspectorate advised the applicant to engage with the Health and Safety Executive (HSE) at the earliest opportunity to support regulatory compliance	The Applicant consulted HSE as part of the statutory consultation. HSE provided a response to the PEIR which included a list of the Major Hazard Sites and Major

	and facilitate an efficient development process.	Accident Hazard Pipelines where the Proposed Development crosses their consultation zones. HSE also responded to the targeted consultation.
Consultation	The Planning Inspectorate advised that consultation materials must clearly distinguish between the current project and the previous scheme to avoid confusion and ensure clarity for stakeholders.	The consultation brochure, newsletter, exhibition banners, SoCC and project website all provided information explaining the changes. The below text was included: <i>“What has changed since our 2024 consultation?</i> <i>• Location: The proposed SAF facility will now be located approximately 500 metres northeast of the previous site. This new location has been chosen due to its suitability, size and proximity to necessary infrastructure to support SAF production. This will enable the full SAF production process to be accommodated in one location.</i> <i>Feedstock: The new proposal will use sustainably-sourced biomass as its primary feedstock, replacing the previous plan to use municipal solid waste-derived feedstock (household waste). This change supports greater carbon savings.”</i>
Meeting date: 04 November 2025		

Topic	s51 advice given	Applicant regard to s51 advice given
Pre-application prospectus	The Inspectorate has advised that, following a 6-month review of our services, our Pre-application Prospectus has been updated: 2024 Pre-application Prospectus. The update log at the bottom of the page summarises the changes and clarifications that have been applied. Applicants with a live project at the pre-application stage of the process, please familiarise yourself with the update and consider how it might affect your pre-application programme and interaction with our services. Please note in particular: • the establishment of land and rights negotiations tracking as a primary service feature – this means it is now expected for all applicants to develop and share a land and right negotiations tracker in 1 of 2 available templates, irrespective of the service tier they have subscribed to • clarified expectations of applicants when preparing to interact with the Inspectorate at meetings – including clarified rights for the Inspectorate to delay or refuse service where pre-meeting expectations are not	The Applicant prepared a simplified land and rights negotiations tracker using the template provided in the Prospectus. The simplified land and rights negotiations tracker was shared with the Planning Inspectorate in advance of the update meeting held on 9 December 2025 and subsequently updated the Simplified land and rights negotiations tracker for the update meeting with PINS on 5 March 2026. A detailed land and rights negotiations tracker was prepared and shared with the Planning Inspectorate in advance of the project update meeting on 29 July 2026. The detailed land and rights negotiations tracker was considered more proportionate to the complexity of landowner negotiations for this stage of the pre-application process. The Applicant has had had regard to the October 22 and November 4 2025 updates to the Prospectus.

	upheld e.g. an updated programme document or 9 issues tracker is not provided, on time, to inform a meeting agenda.	
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Meeting date: 13 November 2025		
Topic	s51 advice given	Applicant regard to s51 advice given
Programme document feedback	S51 advice regarding the Applicant's first submitted Programme Document The applicant supplied the Inspectorate with its initial Programme Document as specified in the 2025 Pre-application Prospectus. Having reviewed the document, the Inspectorate considers that the Programme Document should cover some additional content, as set out in the government's pre-application guidance. The Inspectorate has recently published a Programme Document template which the applicant is now advised to refer to for future iterations. The template and accompanying	The Applicant's first update of the Programme Document in December 2025 prior to the Statutory Consultation took account of this Section 51 advice. A detailed description of the changes made to the Programme Document is provided in the following rows.

	information is set out in the Pre-application Prospectus. In the next iteration, the applicant is advised to include the following:	
Programme document feedback	Background to the project: • a brief explanation of the Planning Act 2008 process and why the applicant is required to apply for development consent through this process, or signposting to this information on the applicant's website • brief details of any licenses or non-planning consents required which are not included in the draft development consent order, or signposting to this information on the applicant's website • a brief summary of the policy context for the application, or signposting to this information on the applicant's website	A new section was inserted into the December 2025 Programme Document at Section 2 titled 'Background to the Project.' Section 2 explains why the Applicant is applying for development consent with reference to the Section 35 Direction, summarises the relevant NPS, Marine, SAF, energy, climate change and Local Planning Policy. Section 2 also confirms where details of other consents and licenses can be found.

Programme document feedback	The Planning Inspectorate's pre-application service • a statement reflecting the pre-application tier service that the applicant has subscribed to, with justification as required, signposting as appropriate to the Planning Inspectorate's Pre-application Prospectus • where applicable, a statement identifying which supplementary components listed in the annex to the Pre-application Prospectus the applicant intends to develop	Section 3 of the December 2025 Programme Document titled 'The Planning Inspectorate's pre-application service' explains why the Applicant selected the standard tier pre-application service and confirmed that supplementary pre-application components would be reviewed following the statutory consultation. The Applicant subsequently updated this section of the Programme Document in March and May to confirm which supplementary components had been submitted as part of the DCO Application. See Section 3 of the Applicant's Pre-application Programme Document (Application Document Ref. 1.5).
Programme document feedback	The pre-application programme • further detail regarding the programme of activities to support the intended design approach • further detail regarding the programme of activities relating to the development of key application	Additional detail was added to the pre-application process timetable contained in Section 4 of the December 2025 Programme Document to specify the indicative date for the preparation of the DCO application documents. The Applicant also proposed dates for future meeting with PINS in paragraph 4.1.3.

	documents, including the draft development consent order • details of all interactions requested between the applicant and the Planning Inspectorate including proposed timescales for future project update meetings and, where applicable, multiparty meetings. The Inspectorate notes that the applicant has indicated that may not request the Inspectorate's draft documents review service. Should this change it would be helpful to have the timescales for this provided and brought to the Inspectorate's attention at the earliest opportunity. • details of all planned future interactions between the applicant and relevant statutory bodies, including local authorities, outside of the statutory consultation any intended financial support	Due to the short period of time between the receipt of the EIA Scoping opinion and submission of the PEIR, the Applicant was engaging with statutory bodies on an ad hoc basis prior to the submission of the December 2025 Programme Document. As such, planned future interactions were not provided. Paragraph 6.2.5 of the December 2025 Programme Document confirmed that a planning performance agreement was not sought by any local authority.
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	agreements, such as Planning Performance Agreements (PPAs)	
Programme document feedback	Main issues for resolution a statement that the applicant will be producing a 'potential main issues for examination' document for submission with the application	Paragraph 5.1.1 of the December 2025 Programme Document confirmed that the Applicant will submit a 'Potential Main Issues for Examination document' in support of the DCO Application (Application Document Reference 5.6).
Programme document feedback	Engaging with statutory bodies - a summary of how the applicant is engaging with statutory bodies, including details of any recurring meetings and/ or working groups, outside of the statutory consultation - a statement reflecting which statutory bodies the applicant expects will produce pre-application 'principal areas of disagreement summary statements'	Section 6 of the December 2025 Programme Document outlined the statutory bodies that the Applicant is engaging with. No statutory bodies have expressed an interest in the productions of pre-application 'principal areas of disagreement summary statements' during discussion with the Applicant.
Programme document feedback	Engaging with local authorities	Paragraph 6.2.5 of the December 2025 Programme Document confirmed that a planning

	- the Inspectorate notes that the programme document refers to two host authorities, but there is no explicit reference to any neighbouring authorities. It would therefore be helpful to have a list of the main local authorities affected by the application and a summary of how the applicant is engaging with, them including details of any recurring meetings and/or working groups, outside of the statutory consultation. - a statement reflecting whether the applicant will enter into a planning performance agreement with any affected local authorities	performance agreement was not sought by any local authority.
Programme document feedback	Pre-application risks the Inspectorate notes the risks and issues listed, and advises that it would be helpful to have further detail regarding the ongoing monitoring and tracking of these including the degree to which the applicant expects	The main risk and issues to achieving the pre-application programme were contained in Section 5 of the December 2025 Programme Document and were discussed during the 9 December project update meeting with the Planning Inspectorate. The Applicant agreed to share an Issues Tracker with PINS ahead of the next

	specific issues raised by local authorities and statutory bodies to be resolved before the application is submitted a statement of which local authorities and statutory bodies the risks and issues tracker is being shared with.	project update meeting scheduled for after the completion of the Statutory Consultation period. The risk and issues described in Section 5 were derived from the EIA Scoping consultation responses and the ongoing discussions between the Applicant and statutory bodies. Due to the period of time between receipt of the EIA Scoping opinion and submission of the PEIR, the Applicant intended to describe how it had addressed those comments in the PEIR itself rather than sharing the list in the December 2025 Programme Document.
Programme document feedback	The applicant is advised to give consideration to whether the programme contains sufficient time to include a targeted consultation, should this be required. This is of particular importance considering there is no non-statutory consultation in the current programme. The applicant should also consider whether there is sufficient time between the scoping opinion and statutory consultation that enough detail will be made available for consultation.	The Applicant undertook a targeted consultation prior to submission of the application, as outlined in Chapter 7. The Applicant was confident that there was sufficient time between receipt of the EIA Scoping Opinion and the start of the Statutory Consultation to prepare a detailed PEIR. The Applicant remains confident of this position following a review of the responses to the statutory consultation which did not identify insufficient information in the PEIR.

	With regards to the Adequacy of Consultation Milestone document, the Inspectorate advises that it is important that it includes the views of all relevant local authorities (host and neighbouring, as applicable) and should be submitted to the Inspectorate three months prior to submission. In general, the applicant is advised of the requirement to demonstrate regard to advice given. The applicant is also advised of the requirement to host and maintain the Programme Document on their project website.	An AofCM statement was submitted to PINS on 6 May 2026. The Applicant has had regard to the Section 51 advice given and this is demonstrated in this document. The Applicant also confirms that the latest version of the Programme Document been published on the Applicant's website.
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Meeting date: 09 December 2025		
Topic	s51 advice given	Applicant regard to s51 advice given
Draft Document Review	The Inspectorate (PINS) noted that the Programme Document does not include a review of draft documents.	Following further consideration of PINS's advice, the Applicant submitted draft documents to PINS

	Advice The Inspectorate advised that if the applicant decides to submit any draft documents for the Inspectorate review, then it is strongly recommended that this is communicated to the Inspectorate as early as possible. Early notification will allow sufficient time for scheduling and feedback, which can help avoid delays later in the process.	on May 2026 See the Applicant's response to the S51 advice dated 5 March 2026.
Draft Development Consent Order (dDCO)	The Inspectorate emphasised the importance of clearly distinguishing between primary development and associated development within the draft DCO. This distinction is critical for transparency and for ensuring that the Examining Authority can properly assess the scope of the application. It would be helpful to clarify how the other elements of the proposal will be described in the draft DCO. Advice The Inspectorate advised that the applicant should ensure that the draft DCO explicitly identifies the primary development being applied for, rather than presenting associated development as the main focus.	The Applicant has made some clarificatory updates within the draft Development Consent Order (Application Document Ref. 3.1). Associated development which is necessary for the delivery of the Proposed Development is clearly identified in Schedule 1, Part 1 of the Order with further associated development set out in Schedule 2, Part 2 of the Order. This drafting creates a clear distinction between the primary development being applied for and the associated development. The Explanatory Memorandum (Application Document Ref. 3.2) submitted alongside the draft DCO further explains the approach to the drafting. In particular, Annex 1 to the Explanatory Memorandum contains a table which identifies which Work Number falls within the Section 35 direction, which falls within an

	Failure to make this distinction clear can lead to confusion during examination and may result in requests for clarification or additional documentation. To assist with this, the Inspectorate advised that the applicant may wish to review similar projects where this issue has been addressed effectively, such as: • Palm Paper • Hinckley Rail Freight Interchange These projects included generating stations as part of their applications and provide useful examples of how to structure and present primary versus associated development.	existing threshold of the PA 2008, and which falls within the meaning of associated development.
Compliance with regulation 6 of the APFP regs	The Inspectorate reminded the applicant of the need to comply fully with Regulation 6 of the Applications: Prescribed Forms and Procedures (APFP) Regulations. This regulation sets out the documentation requirements for a valid application. Advice The Inspectorate advised that the applicant should review the relevant guidance and	The Applicant has submitted the following documents in accordance with Regulation 6 of the APFP Regulations: • Electricity Grid Connection Statement (Application Document Ref. 7.1) • Pipelines Statement (Application Document Ref. 7.2)

	ensure that all required documents are complete, accurate, and submitted in the correct format. In particular, the Inspectorate recommends examining the approach taken by the Hinckley Rail Freight Interchange project, which provided a comprehensive Grid Statement. This example demonstrates best practice in meeting regulatory requirements and may serve as a useful reference for preparing their own documentation.	Harbour Facilities Statement (Application Document Ref. 7.3) The Applicant has reviewed PINS's 'advice on the Preparation and Submission of Application Documents' (last updated 29 July 2026) regarding the format of the application documents. The Application Guide (Application Document Ref: 1.2) lists the documents that make up the Application and how these comply with relevant legislative and policy requirements.
Consultation Events	The Inspectorate advised that it may be helpful to have an in-person consultation event in January 2026. This advice is based on the proximity of other planned events to the Christmas period, which may limit stakeholder availability and engagement.	An additional consultation event was arranged on Thursday 8 January 2026 at Billingham Rugby Club. Further information about this event is provided in the Consultation Report (Application Document Reference 5.1.1).
Revised Programme Document	Just before the meeting the applicant shared a revised Programme Document for Inspectorate review.	The Applicant had arranged a meeting with both host authorities on 28 November 2025, prior to the beginning of the statutory consultation period and decided to wait until after the consultation period had concluded and it had the opportunity to review any comments made by the host authorities before scheduling further meeting and therefore

	Advice The Inspectorate advised that it would be helpful to include detail of any planned future interactions/meetings with statutory bodies including LPAs, and any neighbouring authorities. It would be helpful to clarify how the other elements of the proposal will be described in the draft DCO. The revised PD does not plan for the applicant to use the Inspectorate's draft documents review service. As advised above. It would be helpful to have the timescales for this provided and brought to the Inspectorate's attention at the earliest opportunity.	no detail of future meetings was provided in the December Programme Document. The Applicant consulted neighbouring authorities as part of the statutory consultation and wanted to review any response before deciding to arrange a series of meetings with the neighbouring authorities. Interaction with the statutory bodies was adhoc and as the statutory consultation had recently commenced and the statutory bodies were reviewing the PEIR, the Applicant did not consider it necessary to detail planned future interactions with the statutory bodies. The Applicant has signed up to Defra's Lead Environmental Regulation (LER) Pilot. The Applicant officially started the pilot in June; however, we have been engaging regularly since April. The Applicant meets with the LER fortnightly to discuss regulatory issues. We are currently in discussions to extend the Pilot when the initial phase ends in October 2026. Part 1 of Schedule 1 of the draft Development Consent Order clearly lists the Works which constitute the authorised development and Part 2 of Schedule 1 lists the works which constitute further associated development. Part 3 of Schedule 1 list other ancillary works. See the
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		draft Development Consent Order (Application Document Ref. 3.1). Following further consideration of PINS's advice, the Applicant submitted draft documents to PINS on May 2026 See the Applicant's response to the S51 advice dated 5 March 2026.
Next Meeting (Feb 2026 date to be confirmed)	The Inspectorate requested that the Applicant set out the key issues and risks for the project ahead of the next meeting. This will enable the Inspectorate to undertake background research on similar issues encountered in other projects and provide informed advice. Advice Please prepare and share a summary of the key issues and risks in good time before the next meeting. This proactive approach will support a smoother acceptance and examination process by allowing the Inspectorate to identify potential challenges early and suggest strategies for addressing them.	The Applicant shared an Issues tracker with the Planning Inspectorate on 2 March 2026 in advance of the project update meeting in March 2026. The Issues Tracker summarised the main issues during the pre-application stage, the issues held by the statutory bodies and local authorities, and the Applicant's position on the likelihood of the issue being resolved during the pre-application stage.

Meeting date: 05 March 2026		
Topic	s51 advice given	Applicant regard to s51 advice given
Issues Tracker	The Inspectorate noted its concerns that several issues are predicted to remain unresolved at submission. Advice PINS advised progressing these as far as possible now, as unresolved matters become much harder and more time consuming to address during examination. The Inspectorate advised that lack of agreement on key methodologies particularly environmental assessment could create challenges in examination. The applicant should aim to secure agreement or clearly set out where positions differ. Post-meeting note: The Inspectorate highlights paragraph 5.4.27 of NPS EN-1 and the expectations on applicants to include with their application such information as may reasonably be required to assess a potential derogation	The Applicant notes the Planning Inspectorate's concern that third party agreements along the connection corridors were expected to have a low likelihood of resolution during the pre-application stage. Since production of the first Issues Tracker, the Applicant has made positive progress with third parties to reach agreement with the connection corridors and intends to continue the positive discussion during the post submission period and through to examination. A number of key methodologies were outlined within the Appendix 2B: Scoping Report (ES Vol III, Application Document Ref. 6.3.3), of which all were considered for use in the environmental assessment. Engagement is ongoing with the statutory bodies to refine the assessment methodologies. The Applicant notes that the competent authority responsible for carrying out the statutory assessment required by Regulation 63 of the Habitats Regulations, undertaking an appropriate assessment before deciding whether to grant consent. The SoS is the competent authority for

	under the Habitats Regulations, should Natural England indicate in pre-application that the proposed development is likely to adversely impact the integrity of habitat sites.	the purposes of the Habitat Regulations Assessment and Natural England is a statutory consultee.
Consultation	Advice The Inspectorate advised the applicant that they should ensure the Consultation Report clearly describes the consultation carried out, including the planned targeted consultation. The Consultation Report should also include summaries of responses received and should demonstrate how the project has had regard to those responses including any changes to the scheme (or if none, why not).	The Consultation Report (Application Document Reference 5.1.1) details the pre-application engagement and consultation activities that the Applicant has carried out in relation to the Proposed Development. Chapter 3 Pre-consultation engagement provides details of the public launch of the Proposed Development and early engagement with parties. Chapter 4 'Environmental Impact Assessment (EIA) consultation' provides an overview of the consultation and engagement activities undertaken with regard to the Environmental Impact Assessment (EIA) process. Chapter 5 'Statement of Community Consultation (SoCC)' provides details of the development of the Statement of Community Consultation (SoCC) in advance of the consultation. Chapter 6 'Statutory' consultation' – reports on the activities undertaken in respect of the statutory consultation in accordance with the SoCC and the

		requirements of sections 42, 46, 47 and 48 of the Act in place at the time of the consultation. Chapter 7 'Summary of responses to consultation' provides a summary of feedback received in response to the consultation and explains how the Applicant has considered this feedback. Chapter 8 Targeted consultation provides an overview of targeted consultation undertaken between Monday 13 April 2026 and Wednesday 13 May 2026 and responses received.
Draft document review	The Inspectorate noted that the applicant's current Programme Document does not programme time for the Inspectorate review of any draft documents. Advice The Inspectorate advised the applicant they may wish to use the Inspectorate's draft document review service, particularly if any of the documents include any novel drafting. The following draft application documents can be reviewed within the standard tier service:	The Applicant revised its position and decided to submit the following draft documents to PINS for review on 27 May 2026. • Draft Explanatory Memorandum • Draft Development Consent Order which will include: ○ Articles at front end ○ Schedule 1- authorised development ○ Schedule 2- requirements, including discharge of requirements ○ Deemed Marine Licence • Draft Works Plans

	• draft DCO, including protective provisions and/ or draft deemed marine licence(s) • draft DCO explanatory memorandum • draft sample works plans and land plans • draft consultation report including section 42 consultee list • draft HRA report The Inspectorate allows 6 weeks to review the documents and provide feedback. This could be shorter or longer depending how complex and novel the project or the issues it raises might be, subject to our agreement. The Inspectorate advised that the applicant is expected to share relevant draft application documents with key stakeholders, enabling those stakeholders to provide a response, outlining any areas of concern or disagreement. The Inspectorate also advised the applicant to share draft environmental statement chapters with statutory bodies, local authorities and other relevant stakeholders	• Draft Land Plans • Draft Book of Reference (Introductory text only) • Draft Environmental Statement Volume I Chapter 4: Proposed Development • Draft Report to inform Habitat Regulations Assessment (HRA) Draft application documents were issued to the following stakeholders for review: • LER; • EA; • Natural England; • CEFAS; and • MMO. The following chapters and documents were issued for review: • Marine Ecology Effects; • Underwater Noise Assessment; • Terrestrial Ecology; • Sediment Sampling and Analysis; • HRA (Habitat Regulations Assessment); and • FRA (Flood Risk Assessment). The Applicant received feedback on the draft documents on 1 July and subsequently where
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	where they are aware that they may have substantial interests that may need addressing.	possible the feedback provided by regulators has been taken into account in the finalisation of documents, and this is certainly the case for any significant issues raised, however in some cases it was agreed with the regulators that their points will be addressed post submission and, where possible, prior to examination. The feedback from relevant consultees has been considered within the Statutory Consultation Responses and Comments tables within each technical chapter of the Environmental Statement, Chapters 8 to 22 (Application Document Ref. 6.1).
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Meeting date: 29 July 2026		
Topic	s51 advice given	Applicant regard to s51 advice given
Section 51 Advice	The applicant asked how the Planning Inspectorate intends to assess applicants' regard to s51 advice given to 'others' (in view of s55(4)(e) of the Planning Act 2008), and whether the Ministry of Housing, Communities and Local Government (MHCLG) and/ or the Inspectorate plans to broaden the guidance on this matter.	The Applicant has had regard to the Section 51 advice from the Planning Inspectorate and has prepared the regard to advice in line with the 'Planning Act 2008: Guidance on preparing an application: Part 1 - Pre-application steps' and the 'Planning Act 2008: Guidance on the acceptance stage of an application' guidance.

	The Inspectorate advised that a pragmatic and proportionate approach can likely be taken by applicants on a case-by-case basis, when deciding the extent of regard that needs to be demonstrated to any s51 advice given to others. This will likely depend on the relevance of the advice given to the context of the project and matters that are likely to be material to the acceptance and examination stages. This is in view of the wording given at paragraphs 7.7 to 7.11 of the government's 'Planning Act 2008: Guidance on preparing an application: Part 1 - Pre-application steps', and paragraphs 2.3 and 2.4 of the 'Planning Act 2008: Guidance on the acceptance stage of an application'. Paragraph 3.9 of the guidance on acceptance establishes a connection between s51 advice and the satisfactory standard, where applicants should "give reasoning" when diverging from any section 51 advice given. In most cases, the Inspectorate advised that advice to members of the public to date has been more generic about how to participate in the DCO process, rather than being project specific. However, pertinent project specific advice could be given to statutory	We can confirm that Artificial Intelligence (AI) was used to provide summaries within the Consultation Report (Application Document Ref. 5.1.1) and it was used to assist with data processing for the ground conditions desk study contained in Appendix 21A: Coastal and Estuary Processes (ES Volume III, Application Document Ref. 6.3.18), having regard to the published Planning Inspectorate case work guidance: https://www.gov.uk/guidance/use-of-artificial-intelligence-in-casework-evidence. No advice to others has been shared according to the Inspectorate's 'record of advice' on its website. Therefore, the applicant did not identify any advice given to others to which it needed to have regard.
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	parties, members of the public and other stakeholders through the Inspectorate chairing multi-party meetings in addition to the usual means of answering requests for advice in connection with an application, depending on the relevance and substance of the matters raised. The Inspectorate said that it was alert to the use of AI in representations and the potential for it to generate voluminous and wide-ranging content. The Inspectorate seeks to ensure the responsible use of AI (through its published policy on the 'Use of artificial intelligence in casework evidence') and will seek to address any obvious unreasonable behaviour. Any advice given is published on the Inspectorate's 'record of advice' on its website, in accordance with s51 of the Planning Act 2008 and Regulation 11 of the APFP Regulations. Applicants can view this advice using the search function, with any project-specific advice linked to the relevant website project page. The Inspectorate will consider whether any particular advice given to 'others' during pre-application should be captured and linked in its Advice Log, to assist applicants in demonstrating and	
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	recording its regard to such advice, as part of its review of its pre-application services.	
Government Guidance	The Inspectorate agreed to signpost to any relevant, emerging information or advice given to other applicants about the new acceptance tests (for those applications being submitted to the Inspectorate before the application for Lighthouse Fuels is made). The applicant was pointed to the Inspectorate new s55 checklist, which has been amended to take account of the changes to legislation under the Planning and Infrastructure Act 2025 (coming into force from 24 July 2026). The s55 checklist is published as part of its 'Advice on the Preparation and Submission of Application Documents'. Other advice pages are also in the process of being updated.	Regard has been had to the Inspectorate new s55 checklist for the preparation and submission of application documents.
Consultation Report	The applicant asked what form the Consultation Report should take, where consultation has been carried out under the previous legislative requirements and where such reports have already progressed to an advanced degree. The applicant said it may choose to scale-down the section in regard	A Consultation Report (Application Document Ref. 5.1.1) and the Consultation Report Appendix Parts 1 – 7 (Application Document Ref. 5.1.2 – 5.1.8) have been submitted with the Application.

	to consultation feedback, owing to the removal of the adequacy of consultation test. The Inspectorate stated there is no prescribed form and referred to paragraph 8.5 of the 'Planning Act 2008: Guidance on preparing an application: Part 1 - Pre-application steps', which states that there is "no statutory requirement to produce a consultation report". Applicants can therefore decide whether to submit a short engagement summary with its DCO application, "if they consider this adds value". Paragraph 2.4 of the 'Planning Act 2008: Guidance on the acceptance stage of an application' makes clear that the "degree to which the applicant has chosen to carry out pre-application engagement and consultation, and the applicant's approach to this, is not a statutory consideration in determining whether an application should be accepted in accordance with section 55 of the Planning Act". The adequacy of any engagement or consultation "is also not a consideration in the assessment of a DCO application". Consequently, applicants can therefore decide what form any such engagement	The Adequacy of Consultation Milestone Statement is contained within Consultation Report Appendix 1 Adequacy of Consultation Milestone Statement (Application Document Ref. 5.1.8). Regard has been taken to the Inspectorate's comments on the requirements of Consultation.
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	summary may take, and the extent of content an applicant deems to be necessary.	
Initial Assessment of Principal Issues (IAP)	In answer to questions from the applicant, the Inspectorate explained that Examining Authorities have already been working towards preparing more concise and tailored IAPs identifying the principal issues arising from the application that require examination (as required by s88(1) of the Planning Act 2008), before the publication of the government's latest 'Planning Act 2008: Guidance on the pre-examination stage of an application' (3 July 2026 version, paras 4.6 to 4.13). Examples include the IAPs published for the examination of applications for 'A66' and 'Keadby'. In June 2025, the Inspectorate also revised its template for the Rule 6 notice, as shown in the Rule 6 letters issued for 'Peartree Hill Solar' and 'Dean Moor Solar', where new standard text (in annex c) was added to help explain to parties that the IAP is not intended to be a comprehensive or exclusive list of the issues that may be subject to examination, and that matters in relation to national policy, compulsory	Whilst the Applicant awaits the IAP for the Lighthouse Green Fuels Project, regard has been taken to the Planning Act 2008: Guidance on the pre-examination stage of an application' (3 July 2026 version, paras 4.6 to 4.13). Regard has been taken to the new template for the Rule 6 notice and the new standard text regarding the IAP.

	acquisition, human rights and equality duties, will be an integral part of the examination (without needing to be stipulated or repeated in the IAPI).	
Pre-examination stage	The Inspectorate confirmed the government's expectation that the pre-examination stage should be kept as short as possible for most applications, generally lasting no more than four months (see para 2.1 of the 'Planning Act 2008: Guidance on the pre-examination stage of an application'). The Inspectorate said that applicants will therefore need to ensure that the relevant representations period can open as early as possible during pre-examination and to have suitable venues ready for the Preliminary Meeting and initial examination hearings. The Inspectorate added that the executive agency had already made preparations for ensuring efficient and proportionate examinations, citing the four and a half month examination of the 'Frodsham Solar Project' application as an example.	The Applicant has had regard to the government's expectations on the pre-examination stage timelines. The Applicant is prepared to open relevant representation periods as early as possible during pre-examination.

Issues Tracker	The Inspectorate said it is advising all applicants to set out the likely main issues arising from their proposed developments clearly in their 'Issues Trackers' and at an early stage during pre-application, to enable constructive dialogue and allow the Inspectorate to focus its s51 advice on the main principal issues and risks. Applicants should be open and transparent about the information made available at pre-application, identifying key issues early and the progress made to address these before submission of the DCO application (see paragraphs 3.4 and 3.8 of the 'Planning Act 2008: Guidance on preparing an application: Part 1 - Pre-application steps'). Applicants should clearly record the progress made in reaching agreements with statutory parties (and others) on the methodology to be used and the extent of surveys, assessments and mitigation measures needed to address any significant effects on designated sites, heritage assets, protected species and other sensitive receptors arising from proposed development, as well as where reliance is being made on any precedents and	The Applicant has prepared and submitted an 'Issues Tracker' in the form of our Potential Main Issues for the Examination (Application Document Ref. 5.6). Constructive dialogue has been had with the Inspectorate, within this Applicant's Completed Section 51 Advice Log (Application Document Ref. 1.6), the constructive dialogue with the Inspectorate and the regard had to this dialogue is outlined within this document. The Applicant has also partaken in consultation with the Inspectorate from early on in the Application's lifecycle. The Consultation Report (Application Document Ref. 5.1.1) outlines our engagement with the Inspectorate and other Stakeholders. A number of key methodologies were outlined within the Appendix 2B: Scoping Report (ES Vol III, Application Document Ref. 6.3.3), of which all were considered for use in the environmental assessment. Engagement is ongoing with the statutory bodies to refine the assessment methodologies. The Potential Main Issues for Examination (Application Document Ref. 5.6) document outlines any issues in agreeing methodologies, the extent of surveys, assessments and mitigation
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	conventions in other made DCOs (while justifying any departures). Advice on the applicant's Issues Tracker has been issued separately.	measures needed to address any significant effects on sensitive receptors arising from the Proposed Development.
Publication of application documents	The Inspectorate advised that there is still a government expectation on publishing the application as early as possible, not less than 6 months before submission by the applicant, where possible, and by the Inspectorate on its Find a National Infrastructure Project website after submission and before an acceptance decision (see paras 3.12 to 3.15 of 'Planning Act 2008: Guidance on the acceptance stage of an application').	As outlined in the Consultation Report (Application Document Ref. 5.1.1), the project website for the proposed development has been live since the previous iteration of the project and has been updated to reflect the changes to the site location and proposed development details. Additionally, A press release introducing the Proposed Development and outlining the changes made to the previous proposal was published on the project website on 10 November 2025. A copy of the press release can be found in Consultation Report Appendix A1 Annex A1-5 Project introduction press release (Application Document Ref. 5.1.2).

Lighthouse Green Fuels – Log of s51 advice given to others

Person s51 advice given to	s51 advice given	Applicant regard to s51 advice given
No advice to others has been shared according to the Inspectorate's 'record of advice' on its website. Therefore, the applicant did not identify any advice given to others to which it needed to have regard.		



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