

South Kent Energy Park

Section 51 Advice Log Version: 20 May 2026

There is a statutory duty under ['section 51 \(s51\) of the Planning Act 2008'](#) for The Planning Inspectorate to record the advice that it gives in relation to an application or potential application, and to make this publicly available.

This document comprises a record of the advice that has been provided by The Planning Inspectorate to the applicant South Kent Energy Park Limited and their consultants during the pre-application stage. It will be updated by The Planning Inspectorate after every interaction with the applicant during which s51 has been provided. The applicant will always be given the opportunity to comment on The Planning Inspectorate's draft record of advice before it is published.

The applicant will use this advice log as the basis for demonstrating regard to s51 advice within the application.

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Date of meeting	Meeting overview
<u>20 May 2026</u>	Emailed advice about feedback in relation to the initial Programme Document submitted to the Planning Inspectorate on 19 May 2026

South Kent Energy Park - s51 Advice Library

Topic	Email advice 20 May 2026
Initial Programme Document feedback	<p>Overall, the Programme Document provides a helpful high-level overview of the anticipated pre-application process and demonstrates awareness of the key components expected under the Planning Inspectorate's pre-application service. The Inspectorate welcomes the preparation of this document at this stage and recognises that it will continue to evolve as the project progresses.</p> <p>The Inspectorate would encourage the applicant to continue developing the programme so that it more clearly explains how the various workstreams will be coordinated to support the preparation of a robust application for submission. There may be benefit in providing some additional clarity on how environmental assessment, design development, consultation and document preparation will interact and inform one another throughout the pre-application period. The inclusion of an indicative programme is welcomed. As this is refined, the applicant may wish to further explain the purpose and intended outcomes of individual stages within the programme, particularly consultation and stakeholder engagement. Providing some additional detail on how feedback from these activities will be used to inform the evolution of the proposed development could help to demonstrate how the programme supports an iterative and proportionate approach to scheme development.</p> <p>The Inspectorate notes the main issues for resolution section. As the project develops, the applicant may find it useful to focus this section more closely on the principal, project-specific issues and consenting risks that are likely to influence the application, and to outline how these will be taken forward through the pre-application process. It may also be helpful for the applicant to identify those issues likely to be key considerations at examination, such as land use and site selection matters, and ensure these are clearly addressed within the programme.</p> <p>The Inspectorate also welcomes the early engagement with host authorities and other stakeholders. As the programme evolves, it may assist to provide further clarity on how engagement activity is expected to align with the programme to support the timely identification and resolution of key issues, including the anticipated approach to progressing Statements of Common Ground where appropriate.</p> <p>Finally, the Inspectorate notes the assumptions made in relation to emerging legislative changes. The applicant is encouraged to keep these matters under review and to</p>

	ensure that the programme remains sufficiently flexible and adaptable as the policy and legislative context evolves.
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