

AENC-NG-CNS-REP-0235

# Norwich to Tilbury

**Volume 8: Examination Documents**

**Document: 8.3.19 Draft Statement of Common Ground - Conrad Energy**

**Final Issue A**

**February 2026**

**Planning Inspectorate Reference: EN020027**

**nationalgrid**

# Conrad Energy

## Draft Statement of Common Ground

### **1. Purpose of the Statement of Common Ground**

This Statement of Common Ground (SoCG) has been prepared to outline the areas of agreement and any remaining points of discussion between National Grid and Conrad Energy regarding specific issues arising during construction and/or operation from the interface between the proposed Norwich to Tilbury Project and Conrad Energy, Land Adjacent to Billericay Power Generation Plant, Old Church Lane, Mountnessing, Brentwood, Essex, CM13 1UP.

This Statement of Common Ground relates to Conrad Energy's interest in both solar and gas. The aim is to clarify the shared understanding of any issues and facilitate an efficient resolution process.

### **2. Parties to the SoCG**

This SoCG is agreed between National Grid and Conrad Energy.

### **3. Background**

#### **3.1 Description of the Project/Development**

National Grid Electricity Transmission plc ('National Grid') owns and maintains the national high voltage electricity transmission network throughout England and Wales. The transmission network connects the power from where it is generated to the regional Distribution Network Operators who then supply businesses and homes.

National Grid holds the Transmission Licence for England and Wales, and its statutory duty is to develop and maintain an efficient, coordinated and economical system of electricity transmission and to facilitate competition in the generation and supply of electricity, as set out in the Electricity Act 1989.

National Grid has developed plans for Norwich to Tilbury (referred to as the 'Project'). The Project would support the UK's net zero target through the connection of new low carbon energy generation in East Anglia and by reinforcing the transmission network.

The Project comprises reinforcement of the transmission network between the existing Norwich Main Substation in Norfolk and Tilbury Substation in Essex, via Bramford Substation, the new East Anglia Connection Node (EACN) Substation and the new Tilbury North Substation.

The reinforcement is needed because the existing transmission network, even with current upgrading, will not have sufficient capacity for the new renewable energy (a substantial proportion of which would be generated by offshore wind) that is expected to connect to the network over the next 10 years and beyond. Completion of the Project, together with other new reinforcements across the country, will meet this future energy transmission demand both in East Anglia and across the UK.

The Project is a Nationally Significant Infrastructure Project (NSIP), and National Grid is seeking development consent under statutory procedures set by government. NSIPs are projects of certain types, over a certain size, which are considered by the government to be of national importance, hence permission to build them needs to be given at a national level, by the relevant Secretary of State (in this case the Secretary of State for Energy Security and Net Zero). Instead of applying to the local authority for planning permission, the developer must apply to the Planning Inspectorate for a Development Consent Order (DCO) that would grant development consent.

National Grid has submitted an application for development consent to the Planning Inspectorate. The Examining Authority (consisting of five examining inspectors), after a period of public examination, will make their recommendation to the Secretary of State for Energy Security and Net Zero, who in turn will decide on whether development consent should be granted for the Project.

The Project is identified as critical to delivering a network which supports the clean power pathways for 2030 delivery.

The Planning Act 2008 places duties on National Grid as the DCO applicant to consult with prescribed or affected persons as well as to take account of responses to consultation and publicity. In accordance with these statutory requirements, National Grid has undertaken two non-statutory and one statutory consultation to inform its proposals, with further targeted consultations.

## **4. Stakeholder Interests**

Conrad Energy has legal interests that have the potential to interact with the Norwich to Tilbury proposals. This has been identified as Conrad Energy, Land Adjacent to Billericay Power Generation Plant, Old Church Lane, Mountnessing, Brentwood, Essex, CM13 1UP. The proposals understood as: *the construction and operation of a Solar PV Farm together with ancillary infrastructure and equipment, landscaping and access*. A planning application was submitted to Brentwood Borough Council under the reference 24/01263/FUL. The application was approved on 30<sup>th</sup> April 2025.

National Grid is seeking to ensure that the interests of both parties and how they may be affected by the interaction are understood. From this position the aim is for the parties to agree actions to avoid or reduce the implications and for any remedial measures to be agreed. On this basis we seek the input from Conrad Energy to demonstrate how their interests may be

affected, how Conrad Energy or National Grid and its contractors can collectively reduce those effects and input to agree the implementation of such measures.

### **Discussions Held**

- Non-statutory consultation April-June 2022 (graduated swathe)
- Non-statutory consultation June – August 2023 (draft alignment)
- Statutory consultation April – July 2024
- Landowner consultation June – July 2025
- Teams Meeting Date: 15<sup>th</sup> August 2024, 12<sup>th</sup> September 2025, 3<sup>rd</sup> February 2026.

## 5. Matters Agreed

ID	Issue	Agreement reached	Date agreed	Relevant documentation
5.1				

## 6. Matters Currently Under Discussion

ID	Issue	National Grid Position	Stakeholder Position	Status	Relevant documentation
6.1	Permanent loss of development footprint	<p>National Grid’s internal design process of the Overhead Line route has attempted to avoid location of assets that would result in loss of development. Currently one pylon location (TB204) may result in loss of development footprint but cannot be avoided. TB203 located to the north east of the site is located on strip of land adjacent to PV panels. There is a section of oversail between TB203 and TB204 but this will have no net effect on development.</p> <p>The placement of TB203 could result in the loss of PV panels due to pylon area and pulling zones needed for</p>	<p>03/02/2026 - Conrad requires confirmation of towers heights and clearances under the OHL.</p> <p>Potential alteration to the planning application of the site if anticipated losses.</p>	Ongoing discussion with key points yet to be confirmed.	24/01263 planning application with Brentwood Borough Council on behalf of Conrad Energy.

ID	Issue	National Grid Position	Stakeholder Position	Status	Relevant documentation
		<p>maintenance and installation. National Grid are currently looking at design solutions to mitigate and limit impact on both areas surrounding TB203-TB204. This is to facilitate the removal of the requirement for a pulling zone at TB203 for construction. Any mitigation measures will need to remain inside the limits of deviation.</p> <p>National Grid will continue to engage with Conrad throughout the detailed design stage.</p>			
6.2	Temporary Removal of Panels to create space for construction works	<p>If panels either, have to be removed to facilitate construction or their installation is delayed pending completion of the National Grid works, it is understood that Conrad could experience a loss as a result.</p> <p>TB204 may result in the temporary removal of PV panels from part of the site where the pylon is intended to be located.</p> <p>26/01/2026 - National Grid are reviewing the potential to remove the pulling zone from TB203 as National Grid understands that this will allow Conrad to utilise a larger area of their site.</p>	<p>03/02/2026 - Conrad requires the CAD drawing so that it can be overlaid with the potential loss and removal of the solar panels. This is also to review the anticipated shading.</p> <p>Conrad also seeks term and design of the scaffolding</p> <p>Existing haul road locations will also have an impact on the location</p>	<p>Ongoing discussion with key points yet to be confirmed.</p> <p>27/01/2026 - Temporary removal of panels is expected to be a requirement for construction of both TB203 and TB204.</p>	

ID	Issue	National Grid Position	Stakeholder Position	Status	Relevant documentation
		<p>High level construction dates are to be provided for temporary losses of the panels. National Grid would seek anticipated loss figures from Conrad Energy for the area lost for temporary construction and permanent panel removal.</p>	<p>of panels. Full construction details and areas need to be provided so that losses can be anticipated.</p>		
6.3	<p>Modifications to Existing Equipment</p>	<p>To ensure adequate earthing in response to oversail or close proximity of 400kv infrastructure. National Grid will continue to engage with Conrad as the detailed design develops.</p>	<p>03/02/2026 - Conrad cannot provide comment until the information is provided by National Grid.</p>	<p>Ongoing discussion with key points yet to be confirmed</p>	
6.4	<p>Temporary Construction Effects</p>	<p>The extent temporary Haul Road Access within the Solar Farm site is required, is to be confirmed at the detailed design stage. Additional maintenance access could be required due to net effects such as dust or compensation for damage/repair to operational equipment. Any change to the Haul Road Location will need to be within the Limits of Deviation, National Grid will continue to engage with Conrad at the detailed design stage.</p>	<p>03/02/2026 - Conrad have requested a change in the haul road to enter the field for TB204 at the Southeastern entrance.</p>	<p>Ongoing discussion with key points yet to be confirmed</p>	

ID	Issue	National Grid Position	Stakeholder Position	Status	Relevant documentation
		7/01/2026 - Discussions are ongoing and finalisation of proposals will be confirmed following final design development.			
6.5	Operational Effects (excluding reduced panel numbers)	<p>National Grid does not envisage any impacts resulting from the projects operation. NG will continue to engage with Conrad throughout the detailed design stage.</p> <p>11/02/2026 - National Grid has provided a CAD drawing so that Conrad can overlay this onto their plans.</p>	<p>03/02/2026 - Conrad seeks the worst-case scenario area that needs to be avoided so that and area of losses and non-development can be anticipated.</p> <p>The proposed tower locations will cause shading on any panels installed to the North of the pylons.</p> <p>National Grid to provide towers heights so that Conrad can anticipate a loss in generation figure.</p>	Ongoing discussion with key points yet to be confirmed.	
6.6	Timescales	27/01/2026 - Construction of solar farm proposed for 2027. National Grid expect to be working within a constructed solar site. National Grid will continue to engage with Conrad, sharing construction programme information as necessary to	03/02/2026 - Conrad seeks full confirmation of duration of works on the site.	Ongoing discussion with key points yet to be confirmed.	

ID	Issue	National Grid Position	Stakeholder Position	Status	Relevant documentation
		ensure co-ordination between the two developments. 03/02/2026 - As Conrad intend to construct from 2027 National Grid requests their planned timescales for construction to review anticipated interaction.	High level dates have been provided but they are subject to change		

## 7. Signatures

This Statement of Common Ground is agreed upon by the undersigned parties:

For National Grid

Name: \_\_\_\_\_

Position: \_\_\_\_\_

Date: \_\_\_\_\_

For Conrad Energy

Name: \_\_\_\_\_

Position: \_\_\_\_\_

Date: \_\_\_\_\_

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