

AENC-NG-FIN-REP-0002

Norwich to Tilbury

Volume 4: Compulsory acquisition information

Document: 4.2.1 Addendum to the Funding Statement - Change Request 2 (Little Bromley) (CA2)

Final Issue CA2

March 2026

Planning Inspectorate Reference: EN020027

The Infrastructure Planning (Compulsory Acquisition) Regulations 2010
Regulation 5(b)

nationalgrid

Contents

1.	Addendum to the Funding Statement	1
1.1	Overview	1
1.2	The Project	1
1.3	Proposed Change Application 2	3
1.4	Description of Change Request 2 (Little Bromley)	3
1.5	Purpose of this document	4
1.6	Funding Statement	4

Addendum to the Funding Statement

1.1 Overview

- 1.1.1 On 29 August 2025, National Grid Electricity Transmission plc (the Applicant) submitted an application to the Secretary of State for Energy Security and Net Zero for a Development Consent Order (DCO) to authorise the construction and operation (and maintenance) of the proposed upgrade to the electricity transmission system in East Anglia between Norwich and Tilbury (the Project).
- 1.1.2 The application for the Project was accepted for Examination by the Planning Inspectorate on 26 September 2025 and has been allocated the reference number EN020027. The Examination of the Project commenced on 10 February 2026 and is expected to close on 10 August 2026.
- 1.1.3 This document, **Addendum to the Funding Statement – Change Request 2 (Little Bromley) (Revision CA2) (document reference 4.2.1)**, has been prepared by the Applicant to support Proposed Change Application 2 for Change Request 2 (Little Bromley) to the DCO application for the Project. The proposed change applies to a very discrete geographical area of the Project, and as a consequence, the vast majority of the Project will remain entirely unchanged.
- 1.1.4 This document confirms that Change Request 2 (Little Bromley) does not significantly alter the costs of the Project and will be funded in the same manner as the remainder of the Project.
- 1.1.5 It has therefore been concluded that there are no amendments required to the **4.2 Funding Statement [REP1-004]** as a result of Change Request 2 (Little Bromley).

1.2 The Project

- 1.2.1 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.
- 1.2.2 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 county, will meet this future energy transmission demand both in East Anglia and across the UK.

1.2.3 The Project comprises:

- A new 400 kilovolt (kV) electricity transmission connection of approximately 180 km overall length from Norwich Main Substation to Tilbury Substation via Bramford Substation, a new EACN Substation and a new Tilbury North Substation, including:
 - Approximately 159 km of new overhead line supported on approximately 509 pylons, either standard steel lattice pylons (approximately 50 m in height) or low height steel lattice pylons (approximately 40 m in height) and some of which would be gantries (typically up to 15 m in height) within proposed Cable Sealing End (CSE) compounds or existing or proposed substations
 - Approximately 21 km of 400 kV underground cabling, some of which would be located through the Dedham Vale National Landscape (an Area of Outstanding Natural Beauty (AONB¹))
- Up to seven new CSE compounds (with permanent access) to connect the overhead lines to the underground cables
- Modification works to connect into the existing Norwich Main Substation and a substation extension at the existing Bramford Substation
- A new 400 kV substation on the Tendring Peninsula, referred to as the EACN Substation (with a new permanent access). This is proposed to be an Air Insulated Switchgear (AIS) substation
- A new 400 kV substation to the south of Orsett Golf Course in Essex, referred to as the Tilbury North Substation (with a new permanent access). This is proposed to be a Gas Insulated Switchgear (GIS) substation
- Modifications to the existing National Grid Electricity Transmission overhead lines to facilitate the connection of the existing network into the new Tilbury North Substation to provide connection to the Tilbury Substation
- Ancillary and/or temporary works associated with the construction of the Project.

1.2.4 In addition, third party utilities diversions and/or modifications would be required to facilitate the construction of the Project. There would also be land required for environmental mitigation and Biodiversity Net Gain (BNG).

1.2.5 As well as the permanent infrastructure, land would also be required temporarily for construction activities including, for example, working areas for construction equipment and machinery, site offices, welfare, storage and temporary construction access.

1.2.6 A detailed description of the Project is included in **Environmental Statement (ES) Chapter 4: Description of the Proposed Project [APP-130]**.

¹ National Landscape is the rebranded name of an Area of Outstanding Natural Beauty (AONB) from 22 November 2023

1.3 Proposed Change Application 2

- 1.3.1 Following submission of its DCO application, the Applicant has continued engagement with stakeholders. As a result of this engagement, the Applicant is proposing to incorporate a design change into the Project (Change Request 2 (Little Bromley)). The change applies to a very discrete geographical area of the Project, and as a consequence, the vast majority of the Project will remain entirely unchanged.
- 1.3.2 The Applicant issued **9.2 Notification of proposed change to DCO application – Change Request 2 (Little Bromley) [AS-050]** to the Examining Authority (ExA) on 12 December 2025 which set out the Applicant’s intention to make a proposed design change (Changes Request 2 (Little Bromley)) to the DCO application. Details of Change Request 2 (Little Bromley) are provided below. The ExA responded to the notification **[AS-050]** on 19 December 2025 **[PD-008]**. The Applicant replied to the ExA’s response on 24 December 2025 **[AS-051]**.
- 1.3.3 This document has been submitted to support Proposed Change Application 2 for Change Request 2 (Little Bromley). Change Request 2 (Little Bromley) relates to an amendment to the Order Limits in order to support a small modification to the route of the Applicant’s construction access (for use when a third-party access is not available) and a further small modification to the route for the private permanent Abnormal Indivisible Load (AIL) access route. The amendments respond to further engagement with landowners and are intended to reduce temporary and permanent impacts on land uses.
- 1.3.4 On 27 March 2026, the Applicant formally submitted Change Request 2 (Little Bromley) seeking the ExA’s consent to incorporate the proposed change into the DCO application. This Addendum forms part of that submission.
- 1.3.5 In parallel to the submission of Proposed Change Application 2, the Applicant has also submitted a separate application (Proposed Change Application 1) for a separate design change (Change Request 1 (Bulphan)). Details relating to Proposed Change Application 1 are included in separate application documents submitted by the Applicant to the ExA on 27 March 2026.

1.4 Description of Change Request 2 (Little Bromley)

- 1.4.1 Change Request 2 (Little Bromley) applies to a very discrete geographical area of the Project and, as a consequence, the vast majority of the Project will remain entirely unchanged if the Proposed Change Application 2 is accepted.
- 1.4.2 The Project’s proposed access arrangement to the proposed East Anglia Connection Node (EACN) substation (“Proposed Route”) will use a route passing to the south of Little Bromley, Essex.
- 1.4.3 The strategy for access to the EACN is detailed in **Section 5.7.10** of the **7.3 Outline Construction Traffic Management Plan (CTMP) [APP-309]**.
- 1.4.4 The Proposed Route would potentially serve as access during both the construction and operational phase of the Project.

- 1.4.5 Change Request 2 (Little Bromley) would involve two modifications to the Proposed Route:
- First, a section of the Proposed Route nearest to Bentley Road is realigned to the south., for the permanent access relating to AILs during the operational phase of the Project. The need for a permanent AIL route is to ensure supply standards for the connection are met in the future (by allowing replacement of any component at short notice).
 - Second, to the north-west of the first modification, the Proposed Route for both construction and operational vehicles is changed to generally follow the alignment of the Proposed Route presented at statutory consultation between 10 April and 26 July 2024.
- 1.4.6 In both cases, the modifications respond to feedback from affected landowners in order to secure an operational access arrangement that meets the Project need whilst also facilitating ongoing land management.
- 1.4.7 The first modification (concerning the AIL arrangement) is intended to minimise the effects of the Project on future arable cropping. The second modification ensures that the Proposed Route more closely follows field boundaries.
- 1.4.8 Additionally, precautionary amendments to existing wood pole supported infrastructure that cross the proposed access route modification is accommodated as part of this change (i.e. uplifting UKPN assets).
- 1.4.9 The proposed change would not fundamentally change the Project as a whole, nor as described in the section above.

1.5 Purpose of this document

- 1.5.1 This addendum to the **4.2 Funding Statement [REP1-004]** has been prepared by the Applicant to support Proposed Change Application 2 for Change Request 2 (Little Bromley) to the DCO application for the Project.
- 1.5.2 The purpose of this addendum is to demonstrate that the amendments to the Order Limits for the Project, as proposed by Change Request 2 (Little Bromley), will not impact the Applicant's ability to adequately fund the Project. The requirement for the document is due to the fact the DCO would authorise the compulsory acquisition of land or interests in land or rights over land. This leads to the requirement under Regulation 5(b)(ii) of the Infrastructure Planning (Compulsory Acquisition) Regulations 2010 (CA Regulations) for a statement indicating how the implementation of these powers in the DCO in respect of the additional land would be funded.
- 1.5.3 This document should be read alongside and is informed by other application documents, in particular, the **4.2 Funding Statement [REP1-004]**.

1.6 Funding Statement

- 1.6.1 An assessment of the proposed changes to the Order Limits, as a result of Change Request 2 (Little Bromley), to review the potential impact on the values set out within the **4.2 Funding Statement [REP1-004]** has been undertaken.

- 1.6.2 The estimated cost of the Project, inclusive of Change Request 2 (Little Bromley), remains approximately £1,200 million (2025/26 price base) as set out in the **4.2 Funding Statement [REP1-004]**.
- 1.6.3 The Applicant confirms that additional compulsory acquisition and/or temporary use powers are sought for Change Request 2 (Little Bromley). The Applicant will seek to secure voluntary agreements with affected landowners wherever possible. The Applicant has issued Heads of Terms to the landowners of affected land parcels offering to enter into voluntary negotiations to secure the land and rights over land required on the affected land parcels required to construct and maintain the proposed Change Request 2 (Little Bromley).
- 1.6.4 The Applicant is, however, seeking powers of compulsory acquisition and temporary possession, including over the additional land intended to be brought within the Order Limits, in case those negotiations are unsuccessful. As is explained in **Proposed Change Application 2: Addendum to the Statement of Reasons – Change Request 2 (Little Bromley) [Revision CA2] [document reference 4.1.1]** these powers are considered necessary and proportionate in order that the necessary mitigation works can be delivered and subsequently maintained.
- 1.6.5 National Grid has taken expert advice on the likely costs of implementing the Project, inclusive of Change Request 2 (Little Bromley), including the cost of construction and the funding of the acquisition of the interests in land described in the **4.3 Book of Reference [AS-018]** and **Proposed Change Application 2: Supplementary Book of Reference – Change Request 2 (Little Bromley) [Revision CA2] [document reference 4.3.1]**.
- 1.6.6 The assessment of the required funding has taken into account the total cost of payments for acquiring both freehold land and rights over land. This total cost includes the estimated value of compensation payable in relation to disturbance, severance and injurious affection, third party professional fees, blight, and claims arising under both s10 of the Compulsory Purchase Act 1965 and Part 1 of the Land Compensation Act 1973. The cost of acquiring all the necessary land and rights is estimated to be £184.9 million (2024/2025 figures), inclusive of Change Request 2 (Little Bromley) (either in isolation or in combination Change Request 1 (Bulphan) also being accepted).
- 1.6.7 Specialist property consultants who use national, regional and local data are employed to compile the Property Cost Estimate. National Grid's in-house specialists cross-check the data given to an individual project against data supplied to recent and current projects to ensure greater overall accuracy.
- 1.6.8 It is possible that some local factors may emerge after the initial estimates have been prepared. Experience across National Grid projects indicates that a 10% contingency is sufficient to contain such costs. The figures quoted in this Statement contain such contingency.
- 1.6.9 The land acquisition costs, and potential compensation claims for blight will be fully met as and when they are required under the provisions of the DCO, and this would include any 'early payments' under the blight provisions of the Town and Country Planning Act 1990.

- 1.6.10 The overall costs of the Project include securing the necessary resources for land related activities in connection with the construction of the Project. These resources will be procured through a tender process that will commence in advance of a decision being made on the application for development consent by the Secretary of State.
- 1.6.11 As a result of the above, it has been concluded that there are no amendments required to the **4.2 Funding Statement [REP1-004]** as a result of Change Request 2 (Little Bromley).

National Grid plc
National Grid House,
Warwick Technology Park,
Gallows Hill, Warwick.
CV34 6DA United Kingdom

Registered in England and Wales
No. 4031152
nationalgrid.com