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Norwich to Tilbury

Volume 8: Examination Documents

**Document: 8.3.17 Draft Statement of Common Ground - Ralos
Projects Ltd - Clean Version**

Final Issue B

May 2026

Planning Inspectorate Reference: EN020027

nationalgrid

Revision History

Version	Date	Submitted at
A	26 February 2026	Deadline 1
B	12 May 2026	Deadline 4

Ralos Projects Ltd

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 Ralos Projects Ltd regarding specific issues arising during construction and/or operation from the interface between the proposed Norwich to Tilbury Project and Land off Marsh Lane, Bracon, Ash, Norfolk.

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 Ralos Projects Ltd

3. Summary of Matters Under Discussion

As requested by the Examining Authority, the below table provides an 'at a glance' summary of matters which are under discussion, together with a deadline by which such matters are expected to be resolved.

SoCG ID	Summary of matter under discussion	Deadline for resolution
7.1	Whether the overhead line works will permanently reduce the solar farm's developable area.	By deadline 7
7.2	Removal of PV panels for haul road, unsure with pulling area	By deadline 7
7.3	Earthing study needs to be carried out to understand the financial impact	Likely to continue beyond deadline 7
7.4	Potential construction-related effects, such as, SUDS, dust or damage to equipment. Haul Road needs to remain.	Likely to continue beyond deadline 7
7.5	Additional costs to the stakeholder due to the NG works going on	Likely to be discussed beyond deadline 7

4. Background

4.1 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.

5. Stakeholder Interests

Ralos Projects Ltd has been in correspondence with National Grid over the potential interaction with the Norwich to Tilbury proposals. This has been identified as the proposed Solar Farm, close to Land off Marsh Lane, Bracon, Ash, Norfolk. The proposals are understood as: *Solar farm of approximately 28MW along with associated ancillary equipment including substations, fences and batteries. The site benefits from a direct grid connection to a local 33Kv National Grid transmission line and it is proposed to be a temporary permission for 40 years and was granted planning permission in July 2025 (Ref: 2023/1055). The grid connection date is to be confirmed.*

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 Ralos Projects Ltd to demonstrate how their interests may be affected, how Ralos Projects Ltd or National Grid and its contractors can collectively reduce those effects and input to agree the implementation of such measures.

Engagement history

- 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: 1st October 2024, 10th September 2025, 14th November 2025, 4th March 2026, 27th April 2026
- The parties continue to engage through regular email correspondence in relation to the matters described in this Statement of Common Ground.

6. Matters Agreed

ID	Issue	Agreement reached	Date agreed	Relevant documentation
6.1	Timescale	Planning application has been approved for the solar development	4 th of July 2025	

7. Matters Currently Under Discussion

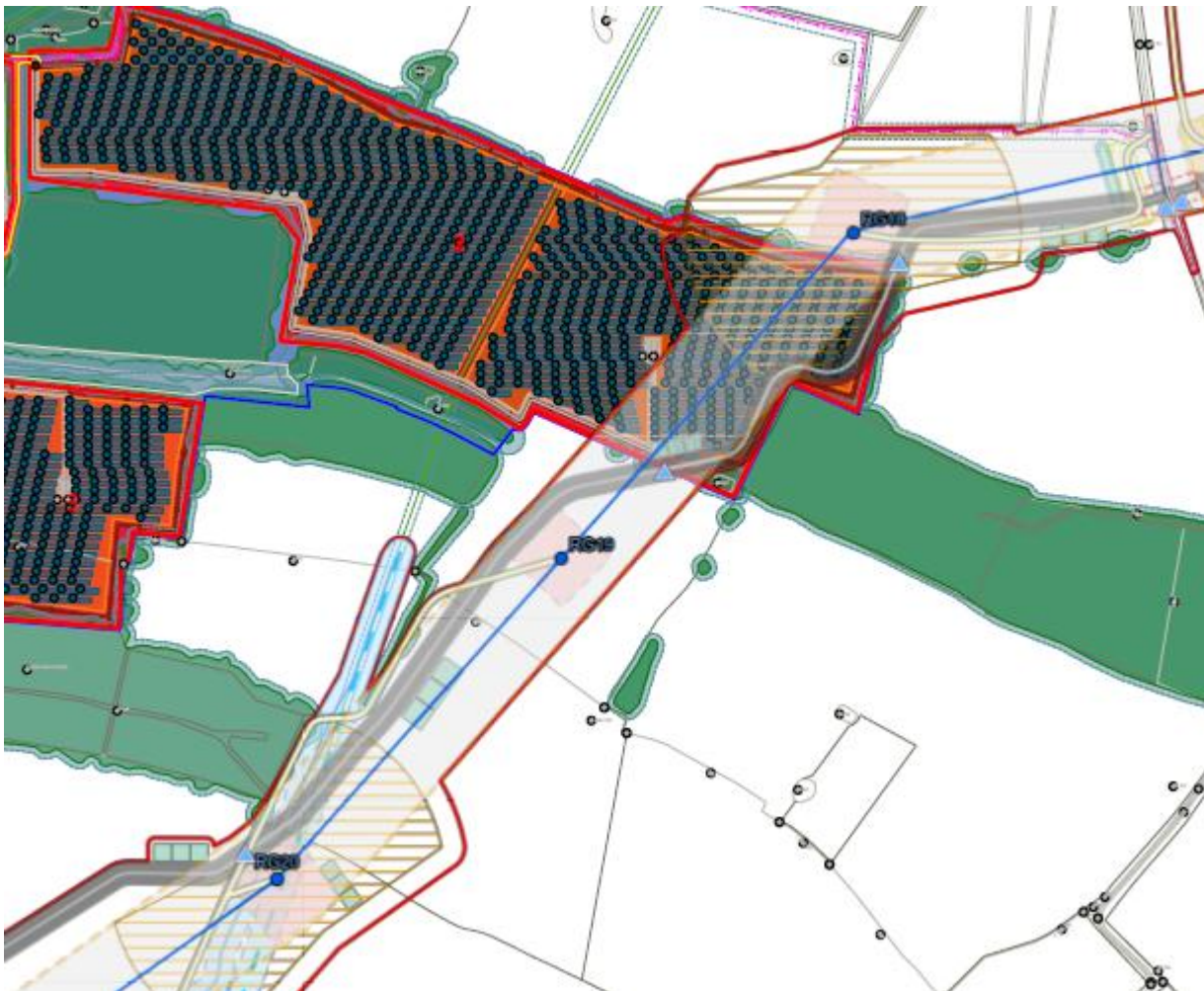
ID	Issue	National Grid Position	Stakeholder Position	Status	Relevant documentation
7.1	Permanent loss of development footprint	<p>It is confirmed that there will only be a loss of footprint should the proposed pulling zone have to remain for operational purposes.</p> <p>The Applicant, in developing its design (including overhead line alignment and project order limits) and DCO limits of deviation, has identified 'pulling zones' for conductor installation and future reconductoring of the overhead line. It is recognised that the 'pulling zones' around tower RG18 are of concern to Ralos Projects development.</p>	The permanent loss of development footprint could potentially result in an inability to install the fully consented Solar PV generation facility, causing associated economic loss.	Ongoing discussion	2023/1055F planning application with South Norfolk Council on behalf of Ralos Projects Ltd.

ID	Issue	National Grid Position	Stakeholder Position	Status	Relevant documentation
		<p>As part of detailed design and construction planning, the Applicant will seek to reduce the size of the zones needed around the aforementioned tower.</p> <p>Where the Applicant needs to retain “pulling zones” that have an impact on the stakeholder’s interest, the Applicant will pay compensation where it is due under either the Compensation Code or relevant statutory provisions.</p>			
7.2	Temporary Removal of Panels to create space for construction works	It is not yet confirmed whether the project will require the temporary removal of panels to facilitate its development. The Applicant will continue to engage with Ralos Projects Ltd, as the detailed design develops, to understand and address any implications of the project on the development. The Applicant believes that through modifications to the detail of its proposals, any potential temporary impacts on either the extent of solar panels or performance of the site, could be limited.	Removal of panels from the scheme will result in an inability to achieve full generation capability from the Solar PV facility, causing associated economic loss.	Ongoing discussion	

ID	Issue	National Grid Position	Stakeholder Position	Status	Relevant documentation
7.3	Modifications to Existing Equipment	<p>The Applicant recognises Ralos Projects' concerns in relation to potential earthing implications of the Project on the stakeholder's solar development. Where additional earthing is required as a result of the project. The Applicant will work with stakeholders to ensure sites are protected.</p> <p>The Applicant is commissioning a report to screen the site for earthing impact from the OHL. Previously, the Applicant completed an earthing screening study of some other sites near the route. The study showed the project will have no earthing impact on solar farms with a project interface.</p> <p>The detailed design of the Project will continue into 2027. It won't be possible to finalise the assessment of earthing requirements until the detailed design is further progressed.</p> <p>Any earthing interaction and coupling studies will be compliant with BS EN 50522, ENA TS 41-24 and the relevant national and NG OHL design standards. If</p>	<p>Any requirement for additional earthing in relation to proximity of the 400kV infrastructure will result in an economic cost burden. This cost burden is not captured in the CAPEX model for our solar scheme.</p>	Ongoing discussion	

ID	Issue	National Grid Position	Stakeholder Position	Status	Relevant documentation
		<p>additional earthing is required within your site boundary, the Applicant's proposed approach would be to support to upgrade the existing system. Compensation may be due under either the Compensation Code or relevant statutory provisions.</p>			
7.4	Temporary Construction Effects	<p>Based on the current design, haul roads will need to remain within the solar farm, possibility that SUDS location can be moved, this position will be confirmed through the detailed design. The Applicant will implement appropriate mitigation and reinstatement should any construction related effects arise.</p>	<p>Any consequential losses and additional maintenance burden resulting from NG works will need to be captured and recompensed – for further discussion.</p>	Ongoing discussion	
7.5	Operational Effects (excluding reduced panel numbers)	<p>The Applicant does not expect its infrastructure to result in any operational impacts on the solar facility. The Applicant will continue to engage with Ralos Projects Ltd to confirm operational interfaces as the detailed design progresses and ensure to adverse effects arise.</p>	<p>Consideration should be given to additional operational costs for the Solar PV facility as a result of the NG works.</p>	Ongoing discussion	

Figure 1 Interaction between the Project alignment and the Ralos development



8. Signatures

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

For National Grid

Name: _____

Position: _____

Date: _____

For Ralos Projects Ltd

Name: _____

Position: _____

Date: _____

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