



MORECAMBE



Morgan

Offshore
Wind Farm

MORGAN AND MORECAMBE OFFSHORE WIND FARMS: TRANSMISSION ASSETS

Without Prejudice Removal of Morgan Land Powers - Funding Statement

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**Morgan Offshore Wind Limited,
Morecambe Offshore Windfarm Ltd**

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Glossary

Term	Meaning
Applicants	Morgan Offshore Wind Limited (Morgan OWL) and Morecambe Offshore Windfarm Ltd (Morecambe OWL).
Development Consent Order	An order made under the Planning Act 2008, as amended, granting development consent.
Environmental Impact Assessment	The process of identifying and assessing the significant effects likely to arise from a project. This requires consideration of the likely changes to the environment, where these arise as a consequence of a project, through comparison with the existing and projected future baseline conditions.
Environmental Statement	The document presenting the results of the Environmental Impact Assessment process for the Project.
Mean Low Water Springs	The height of mean low water during spring tides in a year.
Morecambe Offshore Windfarm: Generation Assets	The offshore generation assets and associated activities for the Morecambe Offshore Windfarm.
Morecambe Offshore Windfarm: Transmission Assets	The offshore export cables, landfall and onshore infrastructure required to connect the Morecambe Offshore Windfarm to the National Grid.
Morgan and Morecambe Offshore Wind Farms: Transmission Assets	The offshore and onshore infrastructure connecting the Morgan Offshore Wind Project and the Morecambe Offshore Windfarm to the national grid. This includes the offshore export cables, landfall site, onshore export cables, onshore substations, 400 kV grid connection cables and associated grid connection infrastructure such as circuit breaker compounds. Also referred to in this report as the Transmission Assets, for ease of reading.
Morgan Offshore Wind Project: Generation Assets	The offshore generation assets and associated activities for the Morgan Offshore Wind Project.
Morgan Offshore Wind Project: Transmission Assets	The offshore export cables, landfall and onshore infrastructure required to connect the Morgan Offshore Wind Project to the National Grid.
National Grid Penwortham substation	The existing National Grid substation at Penwortham, Lancashire.

Term	Meaning
Onshore substations	The onshore substations will include a substation for the Morgan Offshore Wind Project: Transmission Assets and a substation for the Morecambe Offshore Windfarm: Transmission Assets. These will each comprise a compound containing the electrical components for transforming the power supplied from the generation assets to 400 kV and to adjust the power quality and power factor, as required to meet the UK Grid Code for supply to the National Grid.
Transmission Assets Order Limits	The area within which all components of the Transmission Assets will be located, including areas required on a temporary basis during construction and/or decommissioning.

Acronyms

Acronym	Meaning
DCO	Development Consent Order
EIA	Environmental Impact Assessment
FID	Final Investment Decision

Units

Unit	Description
dB	Decibel
DM	Dalcour Maclaren
GW	Gigawatts
kV	Kilovolts
Km	Kilometres
MW	Megawatt

1 Funding Statement

1.1 Introduction

- 1.1.1.1 This Without Prejudice Removal of Morgan Land Powers - Funding Statement is submitted by Morgan Offshore Wind Limited, a joint venture between JERA Nex bp (JNbp) and Energie Baden-Württemberg AG (EnBW) (Morgan OWL), and Morecambe Offshore Windfarm Ltd, owned by Morecambe Offshore Wind Holdco Limited which is part of Copenhagen Infrastructure Partners' (CIP) fifth flagship fund, Copenhagen Infrastructure V (CI V) (together, the Applicants), as part of their joint application to the Secretary of State for a DCO for the construction, operation and decommissioning of the Morgan and Morecambe Offshore Wind Farms: Transmission Assets (the Transmission Assets).
- 1.1.1.2 The Applicants are seeking development consent for the construction, operation and decommissioning of two electrically separate transmission systems connecting two nationally significant infrastructure projects - the Morgan Offshore Wind Project: Generation Assets and the Morecambe Offshore Wind Farm: Generation Assets - to the National Grid Penwortham substation. Following a request from the Applicants, on 4 October 2022 the Secretary of State issued a direction under section 35 of the Planning Act 2008 that the Transmission Assets should be treated as development for which development consent is required. As such, a DCO is required to authorise the Transmission Assets in accordance with Section 31 of the Planning Act 2008.
- 1.1.1.3 Separate development consent orders have been granted to Morgan OWL for the Morgan Offshore Wind Project: Generation Assets¹ and to Morecambe OWL for the Morecambe Offshore Windfarm: Generation Assets².
- 1.1.1.4 The Secretary of State issued questions on 12 March 2026. In relation to the funding for the Morgan Offshore Wind Project: Transmission Assets, the following question (Q.34) was issued:
- 1.1.1.5 ***Morgan Offshore Wind Farm Ltd is requested to provide detailed information regarding its viability, and the necessary funding to underpin both the compulsory acquisition (CA) powers sought and any potential claims for blight, and to explain whether the dDCO provides a clear mechanism to guarantee the necessary funding or whether further wording is required. Morgan Offshore Wind Farm Ltd is requested to provide updates to any relevant documents, including tracked change versions, such as the Funding Statement.***

¹ The Morgan Offshore Wind Project Generation Assets Order 2025 (SI 2025/1012)

² The Morecambe Offshore Windfarm Generation Assets Order 2025 (SI 2025/1366)

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- 1.1.1.6 An updated version of this Funding Statement was provided. The Secretary of State then issued a further Request for Information on 8 July 2026 requesting that:
- 1.1.1.7 *On a without prejudice basis, assuming that compulsory acquisition (CA), temporary possession (TP) and all other land powers were to be refused for the Morgan Offshore Wind Project Transmission Assets Project, the Applicants are requested to provide updated versions of all relevant documents as necessary, which may include (but is not limited to): Statement of Reasons, Funding Statement, Book of Reference, Schedule of Changes to the BoR, draft Development Consent Order (DCO), Land Plan - Onshore, Land Rights Tracker, Access and Rights of Way Plans, Crown Land Plans, Section 135 Progress Tracker, and Planning Statement.*
- 1.1.1.8 This Funding Statement has been updated on a without prejudice basis to reflect the removal of CA and TP powers from Morgan OWL meaning that this Funding Statement relates solely to the Morecambe Offshore Wind Farm: Transmission Assets. All parts of this Funding Statement should be read in conjunction with the application documents.

1.2 Purpose of the Document and Summary

- 1.2.1.1 The purpose of this Funding Statement is to demonstrate that the development of the Morecambe Offshore Windfarm: Transmission Assets will be adequately funded and therefore that funding is no impediment to their delivery.
- 1.2.1.2 Additionally, this Funding Statement has been prepared as it may be necessary to compulsorily acquire land and rights over land for the purposes of developing the Morecambe Offshore Windfarm: Transmission Assets and such powers have therefore been included in the draft DCO (S_SoSQ_34). This Funding Statement explains how Morecambe will provide for the payment of compensation to those affected by compulsory acquisition, temporary possession, or any blight claims in relation to the Morecambe Offshore Windfarm: Transmission Assets .
- 1.2.1.3 This Funding Statement has been prepared in accordance with the requirements of Regulation 5(2)(h) of the Infrastructure Planning (Applications: Prescribed Forms and Procedure) Regulations 2009 and the Department for Communities and Local Government (now the Department for Levelling Up, Housing and Communities) guidance 'Planning Act 2008: Guidance related to procedures for compulsory acquisition of land' (September 2013).

1.3 Project description

- 1.3.1.1 All elements of the Morecambe Offshore Windfarm: Transmission Assets will be located within the Transmission Assets Order Limits. Further details of the Transmission Assets are provided in Volume 1, Chapter 3: Project description of the Environmental Statement (REP6-038). Details of the site selection process for the Transmission Assets

are presented in Volume 1, Chapter 4: Site selection and consideration of alternatives of the Environmental Statement (AS-026).

1.3.1 The Morecambe Offshore Windfarm: Transmission Assets

1.3.1.1 The key components of the Morecambe Offshore Windfarm: Transmission Asset include:

- Offshore:
 - offshore export cables: these export cables will bring the electricity generated by the Morecambe Offshore Windfarm: Generation Assets to the landfall for onward transmission.
- Landfall:
 - landfall site: this is where the offshore export cables are jointed to the onshore export cables via the transition joint bays. This term applies to the entire area between Mean Low Water Springs and the transition joint bays.
- Onshore elements:
 - onshore export cables: these export cables will be jointed to the offshore export cables via the transition joint bays at the landfall site, and will bring the electricity generated by the Morecambe Offshore Windfarm: Generation Assets to the Morecambe substation;
 - onshore substation: the substation for the Morecambe Offshore Windfarm will contain the components for transforming the power supplied via the onshore export cables up to 400 kV; and
 - 400 kV grid connection cables: these export cables will bring the electricity generated by the Morecambe Offshore Windfarm: Generation Assets from the Morecambe substation to the existing National Grid substation at Penwortham.
 - environmental mitigation areas – temporary and/or permanent areas, including accesses identified to provide environmental mitigation only.
 - biodiversity benefit areas - permanent areas, including accesses identified to provide biodiversity benefit only.

1.3.1.2 The key parameters for the Morecambe Offshore Windfarm are as set out in **Table 1.1** below.

Table 1.1: Key parameters for the Morecambe Offshore Windfarm

Parameter	Morgan Offshore Wind Project
Offshore Infrastructure	
Maximum number of offshore export cables	2
Maximum length of offshore export cables (km) – per cable	42

Parameter	Morgan Offshore Wind Project
Offshore Infrastructure	
Maximum length of offshore export cables (km) – all cables	84
Offshore Infrastructure	
Maximum number of onshore export cables	6 (2 circuits)
Maximum number of 400 kV grid connection cables	6 (2 circuits)
Maximum length of onshore export cables (km)	17
Maximum number of onshore substations	1
Maximum length of 400 KV grid connection cables (km)	13

1.4 The DCO undertakers

1.4.1.1 Both Morgan OWL and Morecambe OWL are named undertakers in the draft DCO. Morgan OWL is the named undertaker in respect of the Morgan Offshore Wind Project: Transmission Assets and Morecambe OWL is the named undertaker in respect of the Morecambe Offshore Windfarm: Transmission Assets but only Morecambe OWL will be an undertaker in possession of CA and TP powers.

1.4.1.2

Morecambe

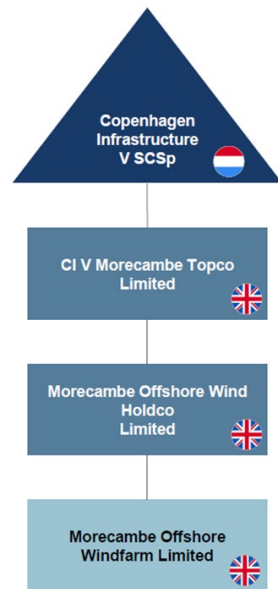
1.4.1.3 Morecambe OWL is registered in Scotland (company registration number SC734062) with its registered office at Morecambe Offshore Windfarm Ltd, 4th Floor, 115 George Street, Edinburgh, Midlothian, Scotland, EH2 4JN.

1.4.1.4 Morecambe OWL is wholly owned by Morecambe Offshore Wind Holdco Limited, which is in turn owned by CI V Morecambe Topco Limited. The over-arching parent company, which provides all funding, is Copenhagen Infrastructure Partners' (CIP) fifth flagship fund, 'Copenhagen Infrastructure V SCSp' (CI V fund).

1.4.1.5 The ownership structure of Morecambe OWL is illustrated by this diagram:

Morecambe

Corporate structure post-change of control



- 1.4.1.6 CIP was founded in 2012 and is the world's largest dedicated fund manager focused on renewable energy investments. It manages over €32 billion in assets over 13 different funds. CIP has a 50GW Global Offshore Wind portfolio and across over 30 different markets has over 160GW of renewable energy projects in development. Within the UK, CIP has a 25GW pipeline, including a 30% share in the Ossian Offshore Wind Farm in Scotland - at up to 3.6 GW capacity this will be one of the world's largest floating offshore wind farms. CIP is also the majority shareholder in the Pentland Floating Offshore Wind Demonstrator, a 100 MW floating project off the north coast of Scotland.
- 1.4.1.7 Copenhagen Offshore Partners (COP) serves as the exclusive development partner to CIP. COP assumes full responsibility for the end-to-end delivery of the Morecambe project, including budget management, maintaining close collaboration with CIP throughout the process. Utilising budget from the CI IV fund (financial report demonstrating the Shareholders assets is included in the Funding Statement Annex 4 (REP4-015) individual project budgets are established on an annual basis and are subject to regular review in conjunction with CIP. For key funding decisions and the disbursement of funds, COP provides strategic advice and formal recommendations to CIP regarding the timing and necessity of such actions. In instances where an earlier-than-anticipated drawdown of funds is required, COP will submit a recommendation to CIP. These decisions are reviewed on a regular basis to ensure that, where early drawdowns are approved, they are executed efficiently and in a timely manner.

1.5 Funding

1.5.1 Funding of the Morecambe Offshore Windfarm: Transmission Assets

1.5.1.1 There will be the necessary funding resources available to develop and construct the Morecambe Offshore Windfarm: Transmission Assets.

1.5.1.2 Morecambe is a special purpose vehicle which does not currently hold substantial assets or revenue generating ability. The necessary financial and funding support comes from its parent company CI V Morecambe Topco Limited, i.e. Copenhagen Infrastructure Partners' CI V flagship fund.

1.5.1.3 Between now and the Final Investment Decision (FID), the Morecambe Shareholders will fund the Morecambe Offshore Windfarm: Transmission Assets through the following:

- Equity Financing (subscription by the Morecambe Shareholders for additional shares in Morecambe);
- Debt Financing (Morecambe Shareholder Loans); or
- By a combination of Equity Financing and Debt Financing.

1.5.1.4 At or around FID, the Morecambe Shareholders are also expected to approve the financing plan for the Morecambe Offshore Windfarm: Transmission Assets as part of the wider Morecambe Offshore Wind Project. Morecambe intends to finance the construction and operation of the Morecambe Offshore Windfarm: Transmission Assets through non-recourse Project Financing (where commercially sensible and prudent) from domestic and/or international investors on market terms.

1.5.1.5 The audited accounts for CI V SCSp for the financial period 01.01.2024 – 31.12.2024 (the parent company of Morecambe OWL) are presented in the Funding Statement Annex 4 (REP4-015). The annual report is presented in accordance with the IFRA Accounting Standards as adopted by the EU. The report demonstrates that Morecambe's Shareholders have substantial assets and given their experience and reputation as the world's largest dedicated fund manager within greenfield renewable energy investments, there will be sufficient funding available to meet all liabilities of the Morecambe Offshore Windfarm: Transmission Assets.

1.5.1.6 The Morecambe Shareholders undertake that they will ensure that the necessary funds will be available when they are due in relation to land acquisition. Given the Morecambe Shareholders' strong balance sheets and credit outlook, no funding shortfalls are anticipated in respect of land assembly.

Guarantees and Security

1.5.1.7 Article 33 (Funding) of the draft DCO requires Morecambe to refrain from exercising the powers of compulsory acquisition granted by the DCO until guarantees or alternative forms of security in respect of the

liability of the undertaker to pay compensation are in place. The form of guarantee or security and the amount of these must be approved by the Secretary of State. It will be for the Secretary of State to satisfy himself/herself that the guarantee or security provided is sufficient to cover the compensation liabilities.

- 1.5.1.8 Article 33 (Funding) of the draft DCO also provides an exception to the need for Morecambe to provide a guarantee or alternative form of security. Morecambe will need to provide the Secretary of State with financial information sufficient to demonstrate that the relevant company has appropriate funding in place to meet any liability to pay compensation without the need for a guarantee or alternative form of security to be put in place. In those circumstances, no guarantee or alternative form of security will be required.

Commercial viability of the Morecambe Offshore Windfarm: Transmission Assets

- 1.5.1.9 Morecambe OWL is confident that the Morecambe Offshore Windfarm: Transmission Assets as part of the wider Morecambe Offshore Wind Project will be commercially viable based on the assessments it has undertaken. The Secretary of State can be confident that funding will be available to meet the compulsory acquisition and wider project costs as they fall due.

1.6 Estimated project costs

1.6.1 The Morecambe Offshore Windfarm: Transmission Assets

- 1.6.1.1 The current cost estimate for delivery of the Morecambe Offshore Windfarm: Transmission Assets that is the subject of the DCO Application is £560,000,000. (see the Socio-economics technical impact report (APP-142).
- 1.6.1.2 This estimate includes costs for development and project management, financing, land acquisition, construction and allowances for severed land.

1.7 Compensation claims

1.7.1 The Morecambe Offshore Windfarm: Transmission Assets

- 1.7.1.1 The DCO will grant Morecambe OWL powers to acquire land and rights in land as necessary to construct the Morecambe Offshore Windfarm: Transmission Assets. These can be used in the event it has not been possible to acquire the necessary interests and rights by agreement.
- 1.7.1.2 Morecambe OWL has sought advice from Dalcour Maclaren (DM) who are expert chartered surveyors with experience in offshore wind farm development. DM have provided possible heads of liability:

- Compulsory acquisition of freehold land and permanent rights
- Compensation arising out of temporary works (disturbance)
- Severance and injurious affection
- Third Party Professional Fees
- Blight
- Claims arising under Section 10 of the Compulsory Purchase Act 1965
- Claims arising under Part 1 of the Land Compensation Act 1973
- Business Loss Claims
- Development and Minerals

1.7.1.3 Further details on the Property Cost Estimates and the heads of claim are presented in the Funding Statement Annex 2 (REP5-016).

1.7.1.4 DM estimate the costs associated with compulsory acquisition and potential compensation claims to be in the region of £15,562,417.

1.7.1.5 Article 33 (Funding) of the draft DCO provides that Morecambe OWL may not exercise a number of its compulsory acquisition powers until it has put in place a guarantee or security equal to its potential liability to compensation under the DCO, or the Secretary of State confirms that no such guarantee is required because Morecambe OWL has provided financial information sufficient to demonstrate that it has appropriate funding in place without a guarantee or alternative form of security to meet any liability to pay compensation under the DCO.

1.8 Conclusion

1.8.1.1 Morecambe OWL will be responsible for providing funding to cover the costs of the delivery of and the compulsory acquisition associated with the Morecambe Offshore Windfarm: Transmission Assets. This funding will be provided by Morecambe's OWL parent company CI V, which has substantial assets and considerable experience of infrastructure development.

1.8.1.2 The Secretary of State can therefore be satisfied that sufficient funding will be available to develop the Morecambe Offshore Windfarm: Transmission Assets and that any liability arising from the exercise of compulsory acquisition powers under the DCO will be met. The Morecambe Offshore Windfarm: Transmission Assets are well-resourced financially and there is no reason to believe that, if the DCO is made, the Morecambe Offshore Windfarm: Transmission Assets will not proceed.