

Project Union: East Coast

Section 51 Advice Log Version: 27 August 2026

This document comprises a record of the s51 advice that has been given by the Planning Inspectorate to the applicant National Gas Transmission during the pre-application stage. It will be updated by the Planning Inspectorate after every interaction with the applicant within which s51 advice has been given.

The applicant will always be given the opportunity to comment on the Planning Inspectorate's draft record of the s51 advice given before it is published on the relevant project page on the [Find a National Infrastructure Project website](#).

The role of the advice log at the acceptance stage

Section 55(4) of the PA2008 requires the Planning Inspectorate to consider, amongst other things, the extent to which the applicant has had regard to the s51 advice given by the Planning Inspectorate in connection with the application when deciding if the application can be accepted for examination. Section 51 advice includes:

- advice given about applying for an order granting development consent
- advice given about making representations about an application for an order granting development consent

The applicant will use this advice log as the tool for demonstrating:

- regard to the s51 advice given to the applicant by the Planning Inspectorate
- regard to any s51 advice given to others by the Planning Inspectorate

The applicant will submit a final version of this advice log which demonstrates regard to all s51 given by the Planning Inspectorate at the pre-application stage as part of the application.

Project Union: East Coast – Applicant meeting index	
Date of meeting	Meeting overview
15 July 2026	Advice in relation to amendments to the Planning Act 2008 (PA2008)
05 August 2026	Project Update Meeting • Project Segmentation and DCO Structure • Safety Case Development • Emergency and Unscheduled Maintenance • Consultation Following PIA2025 Changes • Environmental Information and Acceptance Requirements • Environmental Outcome Reports • EIA Scoping • Programme Documentation and Issues Tracking

Project Union: East Coast – Log of s51 given to the applicant

15 July 2026

Topic	s51 advice given	Applicant regard to s51 advice given
Advice in relation to amendments to the Planning Act 2008 (PA2008)	In light of the amended legal framework which will be introduced from 24 July 2026 by the Planning and Infrastructure Act 2025, the Planning Inspectorate issued written advice to the applicant on 15 July 2026 requesting for: • evidence within the submitted application in relation to duties under s46 and s48 of the PA2008 to be provided as an appendix to any engagement summary document that the applicant may choose to submit or, where the applicant chooses not to submit such a document, as a discrete document titled 'Section 46 and section 48 information' • evidence within the submitted application in relation to new s55(4)(e) of the PA2008 to be provided in a submission version of this expanded advice log template	

05 August 2026

Topic	s51 advice given	Applicant regard to s51 advice given
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Project Segmentation and DCO Structure	The Inspectorate discussed the applicant's ongoing consideration of whether the proposed development may be consented through one or more Development Consent Orders. The Inspectorate advised that, should separate applications be pursued, the scope of each application should be clearly defined and the relationship between the proposals should be explained. The Inspectorate highlighted the importance of considering the implications of any proposed approach for the Environmental Impact Assessment process, including cumulative effects, project interrelationships and relevant case law relating to project segmentation. The applicant was advised to seek its own legal advice on these matters and to ensure that any approach adopted is clearly explained and justified within the application documentation.	
Safety Case Development	The Inspectorate discussed safety considerations associated with the project and noted the importance of ongoing engagement with local authorities, emergency services and other relevant stakeholders as project development progresses. The Inspectorate highlighted the need to consider how matters such as highway safety, emergency access arrangements and operational access routes may interact with the project and identified these as issues that may require further consideration as the project develops.	

Emergency and Unscheduled Maintenance	The Inspectorate noted that emergency and unscheduled maintenance activities have been raised as considerations on other pipeline projects. The Inspectorate advised that the applicant should consider whether such activities could give rise to environmental effects and, where relevant, how these effects may be assessed and mitigated. The Inspectorate also discussed the importance of considering operational access requirements associated with maintenance activities, including the potential interaction with the local highway network.	
Consultation Following PIA2025 Changes	The Inspectorate explained that recent legislative changes do not prescribe a specific approach to consultation and that it is for applicants to determine a proportionate strategy that is appropriate to the circumstances of their project. The Inspectorate advised that consultation activities should focus on identifying and addressing the principal issues associated with the proposed development and progressing matters requiring engagement with statutory consultees and other stakeholders. The Inspectorate noted the relationship between consultation activities, application quality and the satisfactory standard test, including the importance of demonstrating that issues have been progressed sufficiently to enable a robust examination.	

Environmental Information and Acceptance Requirements	The Inspectorate noted that there is no longer a statutory requirement to publish Preliminary Environmental Information and discussed the provision of appropriate environmental information to support consultation activities. The Inspectorate also highlighted changes to the Section 55 acceptance documentation and discussed the revised consultation-related requirements applicable at the acceptance stage.	
Environmental Outcome Reports	The Inspectorate encouraged the applicant to consider the potential implications of Environmental Outcomes Reports and to keep emerging legislative requirements under review as project development progresses.	
EIA Scoping	The Inspectorate noted the benefits of undertaking project definition and environmental assessment work at an early stage to support the scoping process. The Inspectorate advised that early consideration of key environmental issues can assist in informing future scoping discussions and requests for environmental assessment advice.	
Programme Document and Issues Tracking	The Inspectorate discussed the applicant's programme documentation and advised that summaries of the principal environmental and planning issues should continue to be refined as further information becomes available. The Inspectorate noted that maintaining an issues tracker throughout the pre-application	

	process would assist ongoing engagement and support future discussions regarding the progression of key topics. The Inspectorate further advised that an updated summary of the principal project issues may be beneficial closer to the submission of the scoping request, when additional project development work has been completed.	
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