

## **Redcar and Cleveland Borough Council**

### **Planning (Development Management)**

APPLICATION NUMBER: R/2022/0176/CD  
LOCATION: TEESREP BIOMASS POWER STATION LAND  
AT TEESPORT TEES DOCK ROAD  
GRANGETOWN TS6 6AF  
PROPOSAL: DISCHARGE OF CONDITIONS 47 & 62 FOR  
CONSENT TO CONSTRUCT AND OPERATE  
AN ELECTRICITY GENERATING STATION  
PURSUANT TO S36 OF THE ELECTRICITY  
ACT 1989 AND DEEMED PLANNING  
PERMISSION PURSUANT TO TOWN &  
COUNTRY PLANNING ACT 1990.  
  
ISSUED TO MGT TEESSIDE LIMITED  
  
ORIGINAL DATED: 15 JULY 2009  
(R/2008/0671/EA) AND VARIED BY  
(01.08.10.04/351C) 23 OCTOBER 2015

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### **APPLICATION SITE**

The application relates to the discharge of conditions relating to planning application R/2008/0671/EA

The planning permission sought consent for consent to construct and operate an electricity generating station pursuant to s36 of the electricity act 1989 and deemed planning permission pursuant to town & country planning act 1990 and was approved conditionally on 15/07/09

### **CONDITION DETAILS**

The following information has been submitted for conditions 47 and 62

47. The commissioning of the Development shall not commence until a scheme covering the monitoring and delivery to and from the Site by road of biomass fuel and post-combustion residues has been submitted to, approved in writing by, and deposited with the Council. The scheme shall include provision for it to be reviewed annually with the Council.

Reason: To ensure that the delivery of biomass fuel and disposal of postcombustion residues by road are managed and do not harm the free flow of traffic on the highways network.

**Report received by Local Planning Authority on 23/02/22**

(62) At least 4 months prior to the operation of the Development, the Company must submit to and approve in writing with the Council a report on Combined Heat and Power (CHP) feasibility assessing potential commercial opportunities for the use of heat from the Development. The report must provide for ongoing monitoring and full exploration of potential commercial opportunities to use heat from the development as part of a Good Quality CHP scheme (as defined in CHPQA Standard issue 5), and for the provision of subsequent reviews of such opportunities as necessary.

Reason: To ensure that waste heat is available for use to the benefit of the local domestic, commercial and industrial users when the demand arises.

**Report received by Local Planning Authority on 23/02/22**

## **CONSULTATION RESPONSES**

### **National Highways**

*No objection*

### **Redcar and Cleveland Borough Council (Development Engineers)**

*The proposals are acceptable to highways*

### **Redcar and Cleveland Borough Council (Environmental Protection) (Nuisance)**

*No objection*

## **PLANNING CONSIDERATIONS**

The application relates to conditions concerning delivery of biomass fuel to the site and the removal of post combustion residues. The submitted information has been considered by the Council's engineers and National Highways. Neither of these consultees have raised any objection to the submitted information and therefore it is considered appropriate to discharge condition 47.

Condition 62 relates to the requirement of a report investigating the potential of CHP. The submitted report demonstrates that discussions have taken place with neighbouring landowners and developers to investigate the potential for the sharing of heat. The submitted report is considered to be sufficient to discharge the requirements of condition 62, however it is noted that further discussions are to take place with investors in the area once the development becomes operational.

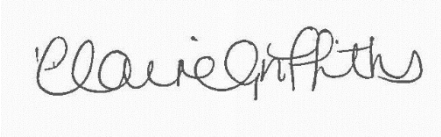
It is noted that information has been submitted in support of two further conditions that have previously been discharged. The submitted information is noted and has been added to the record for future reference should it be required.

The application falls outside of the catchment for nitrate neutrality and outside of scope for requiring additional information / assessment.

## RECOMMENDATION

Taking into account the content of the report the recommendation is to discharge conditions 47 and 62.

Case Officer	
Mr D Pedlow	Principal Planning Officer
<i>David Pedlow</i>	14 April 2022

Delegated Approval Signature	
Claire Griffiths	Development Services Manager
	19/04/2022