

Our ref: 794-PLN-NPI-00181

Date: 24 July 2025

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Planning Department
Staffordshire Moorlands District Council
Moorlands House
Stockwell Street
Leek
Staffordshire
ST13 6HQ

Dear Sir/ Madam,

Full Planning Application for the Erection of a 300 Megawatt (MW) Battery Energy Storage System (BESS) on land off Leek Road, Werrington, Stoke-on-Trent, ST9 0DQ

In accordance with the provisions of the Town and Country Planning (General Development Procedure) Order 1995 (as amended), please accept the accompanying information as a formal planning application in respect of the above-mentioned development.

The application submission information has been submitted online via the Planning Portal website (reference PP-14157519). The details forming the overall submission have been informed from national and local validation checklists, in addition to Pre-application advice from the Local Planning Authority (ref: SMD/2025/0250) and are as follows:

- Planning Application Form;
- Ownership Certificate;
- This Covering Letter;
- Planning, Design and Access Statement;
- Outline Fire Safety Management Plan section within the Planning, Design and Access Statement;
- Alternative Site Selection Assessment;
- Green Belt Assessment;
- Statement of Community Involvement;
- Topographical Survey;
- Agricultural Land Classification Assessment;
- Desktop Archaeology Report;
- Built Heritage Statement;

- Preliminary Ecological Impact Assessment with River Condition Assessment within;
- Biodiversity Net Gain Report;
- Bat Potential Roost Feature Assessment;
- Barn Owl Nest Survey;
- Great Crested Newt eDNA Survey;
- Flood Risk Assessment and Conceptual Drainage Strategy;
- Ground Conditions – Desktop Study and Preliminary Risk Assessment;
- Cut and Fill Assessment;
- Mineral Resource Assessment;
- Indicative Landscaping Scheme;
- Landscape and Ecological Management Plan;
- Landscape and Visual Impact Assessment;
- Transport Statement;
- Construction Traffic Management Plan;
- Noise Impact Assessment;
- Arboricultural Survey;
- Arboricultural Impact Assessment;
- Outline Battery Safety Management Plan;
- Verification and Compliance Report;
- Drawings:
 - LEEK-D-PL-INT-003-R01 - Site Location Plan;
 - LEEK-D-PL-INT-004-R03 - Site Layout Plan;
 - LEEK-D-PL-INT-005-R03 - Site Layout Plan;
 - LEEK-D-PL-INT-006-R01 – Existing Site Plan;
 - Leek Road Parameters Plan v01b;
 - LEEK-D-SD-EXT-001-R01 - Welfare Unit;
 - LEEK-D-SD-EXT-002-R01 - 400kV Transformer;
 - LEEK-D-SD-EXT-003-R01 - 400kV Control Room;
 - LEEK-D-SD-EXT-004-R01 - Private Switch Room;
 - LEEK-D-SD-EXT-005-R01 - Auxiliary Transformer;
 - LEEK-D-SD-EXT-006-R01 - 2.4m High Palisade Fence;
 - LEEK-D-SD-EXT-007-R01 LEEK-D-SD-EXT-007;
 - LEEK-D-SD-EXT-008-R01 - Battery Container - (BESS Battery);
 - LEEK-D-SD-EXT-009-R01 - AC Twin Skid;
 - LEEK-D-SD-EXT-010-R01 - Standby Generator;
 - LEEK-D-SD-EXT-011-R01 - 3.4m High Gallagher Electric Fencing;
 - LEEK-D-SD-EXT-012-R01 - Fire Fighting Water Tank;
 - LEEK-D-SD-EXT-013-R01 - Spare Parts Container;
 - LEEK-D-SD-EXT-014-R01 - CCTV And Light Post.

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The application fee of £37,140 (includes Planning Portal service charge) has been paid separately by the Applicant to Staffordshire Moorlands District Council.

I trust the information provided is sufficient, but should you require any additional information, please do not hesitate to contact me.

Yours sincerely,
for RPS Consulting Services Ltd

Grant Fixter
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