

Statement of Common Ground

Between: Sevenoaks District Council (SDC) and Southern Gas Networks (SGN).

Relating to: The provision of gas distribution infrastructure to support the Sevenoaks District Local Plan and supporting Infrastructure Delivery Plan.

1. Purpose of this Statement

- 1.1 This Statement of Common Ground records the shared understanding between Sevenoaks District Council (SDC) and Southern Gas Networks (SGN) regarding gas distribution infrastructure in supporting the level and distribution of growth proposed in the Sevenoaks District Local Plan. It provides evidence of ongoing engagement and collaboration and supports the Infrastructure Delivery Plan by confirming areas of agreement and identifying any matters where further work may be required.

2. Roles and Responsibilities

- 2.1 SDC is responsible for preparing the Local Plan and Infrastructure Delivery Plan, identifying infrastructure needs arising from growth, and securing delivery through planning policy and developer contributions.
- 2.2 SGN owns and operates the local gas distribution network in Sevenoaks District and the wider South East. This includes the management of high, intermediate and low-pressure pipelines, as well as a number of pressure reduction stations. SGN is responsible for assessing the capacity of its network to accommodate new development, planning and delivering any necessary network reinforcements, and facilitating connections for new developments in accordance with relevant regulatory and industry requirements.

3. Evidence Considered

- 3.1 Both parties have considered the following evidence in forming this Statement:
- The scale and distribution of growth set out in the Sevenoaks District Local Plan;
 - The Infrastructure Delivery Plan 2026;
 - SGN Long Term Development Statement 2025;
 - SGN Forecast Methodology 2025-26; and
 - National and local policy and guidance, including the National Planning Policy Framework (NPPF), and Planning Practice Guidance (PPG).

4. Areas of Agreement

- 4.1 SDC and SGN agree that:

1. Proportionate engagement has taken place between SDC and SGN in the preparation of the Sevenoaks District Local Plan, including the assessment of the capacity of the existing gas distribution network, based on current network conditions, to accommodate planned growth.
2. Both parties acknowledge and support the objectives of Local Plan Policy UD1 and agree that the provision of appropriate utility infrastructure is necessary to support the sustainable delivery of planned growth across the District.
3. The preparation of the Infrastructure Delivery Plan has been informed by relevant evidence provided by SGN.
4. The Infrastructure Delivery Plan correctly reflects the findings of SGN's assessment and identifies where gas network reinforcements may be required to support planned growth.
5. The capacity assessments undertaken by SGN are based on current network conditions and available information. Further assessment may be required as development proposals come forward and detailed connection requirements are established.
6. Based on current network conditions and available information, no strategic gas infrastructure constraints have been identified that would prevent the delivery of the growth proposed in the Sevenoaks District Local Plan. Any site-specific infrastructure requirements will be identified through the normal connection and development process.
7. Both parties are committed to ongoing engagement throughout the plan period, including regular review and updating of the Infrastructure Delivery Plan to ensure it remains accurate, up to date and reflective of emerging evidence.

5. Areas of Ongoing Work / Matters Not Yet Agreed

5.1 The following matters will continue to be monitored through ongoing engagement:

1. The capacity of the gas distribution network to support planned growth across Sevenoaks District.
2. Any network reinforcement requirements identified through future development proposals and connection assessments.
3. Changes in network conditions and their implications for infrastructure planning and delivery.

5.2 Both parties are committed to ongoing engagement on these matters throughout the plan period.

6. Delivery and Phasing

6.1 SDC and SGN acknowledge that any reinforcement to the gas distribution network will depend on:

- The timing and phasing of development;
- The location, scale and specific connection requirements of development proposals as they come forward; and
- The findings of any future capacity assessments undertaken by SGN.

6.2 Indicative delivery timescales are set out in the Infrastructure Delivery Plan and will be refined as further information becomes available in due course.

7. Signatures

Signed on behalf of Sevenoaks District Council	
Name:	
Role:	
Date:	

Signed on behalf of Southern Gas Networks	
Name:	
Role:	
Date:	