



Department for
Energy Security
& Net Zero

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Our ref: 2326u
Your ref: IS0196 - Riverside Stables RM4 1RT

8 January 2026

Dear Ms Shaw,

**SCREENING DECISION BY THE SECRETARY OF STATE UNDER THE
ELECTRICITY WORKS (ENVIRONMENTAL IMPACT ASSESSMENT)
(ENGLAND AND WALES) REGULATIONS 2017 (“THE 2017
REGULATIONS”)**

NAME OF SCHEME: IS0196 - Riverside Stables RM4 1RT

Decision:

The Secretary of State concludes that the proposed works are not EIA development under the 2017 Regulations and do not require a statutory EIA as they are unlikely to have significant effects on the environment due to their nature, location and size. A copy of this letter has been sent to the Brentwood Borough Council and Epping Forest District Council (“the LPAs”) for information.

Screening decision for a proposed development (“the proposed development”) to:

- Upgrade a 11kV, 675m line from single phase to 3-phase



Department for Energy Security & Net Zero

Secretary of State considerations:

The Secretary of State has considered the factors set out in Schedule 3 of the 2017 Regulations, together with the information within the supplied documentation (“the Application”) by Southern Electric Power Distribution PLC (“the Applicant”) in relation to the impacts on the environment of the proposed development and the views of the LPAs. In reaching his decision the Secretary of State notes the following factors:

1. The proposed development does not fall within Schedule 1 (mandatory EIA).
2. The proposed development falls under Schedule 2 of the 2017 Regulations as the electricity line is to be installed above ground in a sensitive area.
3. The proposed development falls within the following designated areas:
 - Curtismill Green SSSI
 - Curtismill Green and Wattons Green Registered Common Land
4. Natural England was consulted regarding the designated sensitive area in June 2025 and had no objections to the development.
5. The Applicant consulted with the Brentwood Borough Council LPA who had no objection to the proposed development (reference: 25/00703/UKP) in May 2025. It concluded that the proposed development is not an EIA development.
6. The Applicant consulted with the Epping Forest District Council LPA who had no objection to the proposed development (reference: PRE/0350/25) in May 2025. It concluded that the proposed development is not an EIA development.
7. The Applicant consulted with Open Spaces Society in September 2025, who had no objections to the proposed development.
8. The proposed development is a minor modification to an existing piece of infrastructure and not likely to have a significant effect on the Natural Landscape.

Yours sincerely,

John McKenna
Head of Network Planning team
Energy Infrastructure Planning Delivery Team