



Response to

NIAUR Consultation

Vacant Sites within the NIE Land Bank

prepared by

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for and on behalf of

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22 July 2010

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Premier Power Limited welcomes the opportunity to offer its comments on this consultation. PPL's comments are as follows:

**1. Should the sites be released to the market?
Should these sites be offered for lease or sale for power generation or any other purpose?**

PPL would consider that the main sites listed as Belfast West, Kilroot and Coolkeeragh should continue to be reserved for power generation development and remain in Land Bank. These sites were recognised by the Department in 1992 as strategic sites and remain as such.

The other smaller sites listed in Annex 1D (Camlough) and Annex 1E (Lisahally) could be released for either sale or lease to derive the best value for the land and the proceeds used to offset the cost of maintaining the Land Bank.

With regard to whether the land areas should be offered for lease or sale, PPL would consider that NIAUR should continue to evaluate any applications received from parties wishing to lease the land to build and operate power generation facilities.

2. What criteria should be used in any subsequent request for proposals?

On this question, PPL consider that the current arrangements are appropriate and that any applications to lease the land listed from the Land Bank should be evaluated principally on the basis of credibility and viability of the proposed development. Terms of the lease should be negotiated on similar terms to the existing leases under Land Bank.

Any leases for additional land required by prospective developers at Power Station West should be negotiated directly with the Belfast Harbour Commissioners.