



Teindland Wind Farm PAC Report

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1. Introduction

The following Pre-Application Consultation (PAC) Report outlines the public consultation process undertaken by Teindland Wind Farm Ltd., hereafter known as “the Applicant”, ahead of the submission of a Section 36 Consent application to the Scottish Ministers which seeks consent under the Electricity Act 1989 to construct and operate Teindland Wind Farm (“the Proposed Development”).

Prior to the submission of an application for a ‘Major’ development, Section 35 A-C of the Planning etc. (Scotland) Act and the Town and Country Planning (Development Management Procedure) (Scotland) Regulations 2008 require applicants to undertake detailed pre-application consultation with stakeholders and to summarise the consultation within a PAC Report. As the Proposed Development is not submitted under the terms of the Planning Act, there is no statutory requirement to undertake pre-application consultation. However, the Applicant has broadly followed the pre-application requirements for a ‘Major’ development, as if it were submitted under the terms of the Planning Act. This is referred to further below.

This report provides an account of the pre-application consultation undertaken by the development team for the Proposed Development. It sets out the public consultation that was undertaken, including sending details of the proposal to Moray Council and the local community councils as well as consultation with the wider community. It illustrates that community councils and the wider community have been given the opportunity to comment on an early iteration of the wind farm design and input into design refinements, as well as examine the details of the Proposed Development and comment ahead of the formal application submission. This constructive process of engagement fits with the overall iterative nature of the design process, part of the Environmental Impact Assessment (EIA).

The pre-application consultation was undertaken in accordance the statutory requirements of pre-application consultation for Major developments, which are to:

- Undertake a Scoping exercise with the Energy Consents Unit;
- Formally consult with community councils in the area of the proposed scheme;
- Hold a public event to allow the public to make comments on the proposals;
- Advertise the proposed development and the public event; and
- Submit a report showing that statutory requirements for this process have been fulfilled.

The principal aim of the consultation exercise was to provide the local communities with information about the proposals for a wind farm at Teindland Wood, to provide an opportunity to discuss concerns and have questions answered, to gauge local opinion and consider comments during the iterative design process. In this way the views of the community were considered before the design of the wind farm was finalised and before an application for consent was submitted.

2. Overview of the Proposed Development

The Proposed Development Site (‘the Site’) is located in an area of commercial forestry referred to as Teindland Wood, immediately north of Rothes, in Moray (Appendix 8.1). Access to the Site will be taken from the north of the Site from the B9103 at National Grid Reference (NGR) 330207, 856430.

The Proposed Development will comprise:

- Up to 12 wind turbines, eight with a maximum tip height of up to 230 m and four with a maximum tip height of 200 m;
- Associated foundations and crane hardstandings at each wind turbine location;
- Access tracks linking the turbine locations comprising of a combination of new and upgraded existing tracks;
- Battery Energy Storage System (BESS) compound containing approximately 19 battery containers with a total of approximately 85 MW export capacity;
- One meteorological mast;
- Network of underground cabling;

- Substation compound; and
- One construction and storage compound.

2.1 The Applicant

Teindland Wind Farm Ltd is a joint venture partnership between European Energy UK Limited and Locogen.

European Energy is an internationally recognised and award-winning expert in facilitating the development, construction, and operation of renewable energy systems. It is a subsidiary of European Energy AS, based in Copenhagen, Denmark. The EE group has an international presence across Europe and in Brazil, USA & Australia.

Locogen is a Scottish based renewable energy consultant and developer with a long history of successfully developing and constructing renewable energy projects throughout the UK.

The Applicant has been fully committed to engaging with the community from the early stages of the project development, liaising with the community councils and local residents, and ensuring that any changes to accommodate local views are incorporated where possible. All the Applicant's projects are developed with a strong commitment to local communities mitigating adverse environmental effects, maximising local employment opportunities and ensuring community benefit funds are provided to maximise local benefit. The Applicant was therefore able to draw on their experience in other developments across Europe, as well as their longstanding engagement with key stakeholders in the local community in Moray.

3. Legislation, Policy and Guidance

This section considers legislation, planning policy and other guidance that is relevant to the process of community involvement for the Proposed Development.

3.1 Legislation

Wind Farm proposals with the potential to produce greater than 50MW are subject to the planning and consenting procedures as set out in Section 36 of the Electricity Act 1989 and applications will be made to and determined by Scottish Ministers. As the Proposed Development is in excess of 50MW, this application is therefore a Section 36 application.

3.2 National Planning Framework 4 (NPF4)

In deciding planning applications, planning authorities are guided by the Scottish Government's National Planning Framework 4 (NPF4).¹

Policy 11 of the NPF4 states that planning authorities should support proposals for "all forms" of renewable technologies, including for new and repowered onshore wind farms. Exceptions apply in National Parks and National Scenic Areas, where proposals for onshore wind farms are not supported.

The NPF4 states that, when determining applications for renewable energy developments, planning authorities should ensure that proposals maximise economic impact and minimise certain impacts (including on the surrounding landscape, environment and nearby communities). The NPF4 also states that planning authorities should place "significant weight" on the contribution of a development to renewable energy and greenhouse gas emissions targets.

¹ [Scottish Government - National Planning Framework 4](#)

4. Community Engagement Strategy

This section sets out the details of the methods of engagement used by the Applicant to consult with the community during the preparation of the planning application. It does not provide details of the pre-application engagement carried out with technical consultees such as NatureScot etc. Details of this engagement process are set out in the relevant chapters of the EIA Report. As part of the application process, the Applicant has delivered a wide-ranging public consultation programme regarding the Proposed Development.

In developing the engagement strategy for the Proposed Development and building on previous experience from other wind farm projects elsewhere, the Applicant considers that a programme of consultation involving a series of public exhibitions and targeted engagement with community stakeholders has presented good opportunities for community participation, helping to generate useful feedback which has informed the design evolution of the project. The Applicant has worked closely with members of Moray Council to identify key stakeholders and ensure all local residents and community groups are included in the engagement.

Throughout this engagement process, the Applicant has employed a variety of different methods of engaging with the local communities and interested stakeholders relevant to the Site. This has included:

- One-to-one meetings;
- Editorial content in the local media to update the public about the project and inform about public exhibitions;
- Leaflet drop;
- Public exhibitions; and
- The creation of a dedicated project website containing the latest news/updates, technical reports, exhibition materials, public notices and a method to submit comments direct to the Applicant.

Further details of these are provided in the following sections.

Project Timeline	
July 2022	Scoping Report Submitted
October 2022	Scoping Opinion Received
November 2023 - February 2024	One-to-one engagement with local stakeholders
June 2024	First Public Exhibition, held across two venues Advertised via poster and newspaper ads
September – October 2024	Online website consultation Advertised via leaflet drop
July - October 2024	Ongoing one-to-one engagement with local stakeholders
November 2024	Second Public Exhibition, held across three venues Advertised via poster and newspaper ads and leaflet drop

4.1 Scoping Report

A request for a Scoping Opinion was submitted to the Scottish Government's Energy Consents Unit in July 2022 accompanied by an EIA Scoping Report. Consultee responses and the Scoping Opinion issued by the ECU in September 2022.

The Scoping Report and the Scoping Opinion are included as Technical Appendix A2.1 and Technical Appendix A2.2, respectively, of the EIA Report that accompanies the planning application for the Proposed Development.

4.2 Community Councils

Communication and meetings have taken place between the Applicant and the relevant community councils of Speyside, namely:

- Speyside Community Council,
- Rothes Council,
- Innes Community Council,
- Inchberry Community Council,
- Strathisla Community Council,
- Lennox Community Council and
- Keith Community Council.

Further detail of this engagement is set out in Section 4.4.

The purpose of these communications and meetings was to introduce the Proposed Development and provide an overview of the activities and key stages involved in undertaking an environmental impact assessment. The Applicant provided an indicative timeline for the Proposed Development, and heard any feedback or concerns that local residents and the Community Councils may have. The Applicant also set out various details relating to the Proposed Development such as planned methods for communication, planned consultation activities, community benefits and local infrastructure funding.

4.3 Visit Moray Speyside

The Applicant made contact with and sustained engaged with Visit Moray Speyside - building meaningful dialogue with Chief Executive Office, Gemma Cruickshank. Visit Moray Speyside (VMS) are the Destination Marketing Organisation and Tourism Business Improvement District (BID) Company for the Moray and Speyside area of Scotland. The Applicant undertook meetings with Visit Moray Speyside - these were particularly useful in hearing the perspective of local businesses as well as the tourism angle on renewable energy. This allowed the applicant to bring a wider scope of consideration for future meetings and project development.

4.4 Local Councillors and Parliamentarians

The Applicant made initial contact with the local Member of the Scottish Parliament (MSP) in November 2023 via a virtual meeting and has kept in contact since through written correspondence as well as providing any updates and information to the Office of the elected member when they are approached by members of the public.

With regards to the local Member of Parliament (MP), the Applicant engaged through written means. However, following the July 2024 election (with the redrawing of boundaries) a previous member of Moray Council was elected as the local member whom the Applicant met with whilst in his role as a councillor. The initial contact made provided the members with an overview of the project, an outline of consultation plans and the benefits the project would bring.

All local ward councillors as well as neighbouring councillors and parliamentarians were invited to meet during two rounds of one-to-one meetings as well as attend the Public Consultation events in June and November 2024.

4.5 Timeline of Engagement

The timeline below sets out the key dates in relation to engagement for the Proposed Development.

Date	Activity Undertaken	Details / Outcome
October 2023	<p>First letter of engagement, issued to:</p> <ul style="list-style-type: none"> - Cllr Juli Harris (SNP, Speyside / Glenlivet) - Cllr Derek Ross (Ind, Speyside/Glenlivet) - Cllr David Gordon (Con, Speyside/Glenlivet) - Cllr Donald Gatt Con, Keith and Cullen) - Cllr Tracy Colyer (Con, Keith and Cullen) - Cllr Theresa Coull (SNP, Keith and Cullen) - Cllr Marc Macrae (Con, Fochabers Lhanbryde) - Cllr Shona Morrison (SNP, Fochabers Lhanbryde) - Cllr Ben Williams (Lab, Fochabers Lhanbryde) - Cllr Kathleen Robertson (Con, Forres) - Cllr Graham Leadbitter (SNP, Elgin City South) - Cllr Sandy Keith (Lab, Elgin City North) - Douglas Ross MP (Con, Moray) - Richard Lochhead MSP (SNP, Moray) - Rhoda Grant MSP (Lab, Highlands and Islands) - Douglas Ross MSP (Con, Highlands and Islands) - Sir Edward Mountain MSP (Con, Highlands and Islands) - Emma Roddick MSP (SNP, Highlands and Islands) - Ariane Burgess MSP (Green, Highlands and Islands) - Jamie Halcro-Johnson MSP (Con, Highlands and Islands) - Tim Eagle MSP (Con, Highlands and Islands) - Speyside Community Council - Rothes Council - Innes Community Council - Inchberry Community Association - Strathisla Community Council - Lennox Community Council - Keith Community Council - Visit Moray Speyside 	Provide introduction to scoping layout of the Proposed Development
November 2023	<p>November 2nd:</p> <p>One to one meetings with:</p> <ul style="list-style-type: none"> - Cllr Juli Harris - Cllr Derek Ross - Speyside Community Council - Visit Moray Speyside 	Discussion of the first iteration of the proposed development and seek thoughts on project and community engagement.
	<p>November 20th:</p> <ul style="list-style-type: none"> - Virtual meeting with Richard Lochhead MSP 	Discussion surrounding local communities and his experience with renewable energy developments in the area.
	<p>Follow up letter to:</p> <ul style="list-style-type: none"> - Strathisla Community Council - Lennox Community Council - Keith Community Council - Innes Community Council - Rothes Council (Village Council) - Craigellachie Village Council - Newmill Community Association - Archiestown Village Council 	The letter was sent to the Community Councils the Applicant did not meet with on November 2nd. The letter proposed further meetings in December 2023 - these meetings were postponed due to adverse weather.

	<ul style="list-style-type: none"> - Fochabers Village Association - Glenlivet and Inveravon Community Association - Speyside Forum - Aberlour Community Association - Dufftown and District Community Association - Glenlivet and Inveravon Community Association - Kirkmichael and Tomintoul Community Association Ltd - Speyside Youth - Spirit of Speyside - Tomintoul and Glenlivet Wildlife Group - The Moray Way Association 	
December 2023	<p>Follow up letter to:</p> <ul style="list-style-type: none"> - Strathisla Community Council - Lennox Community Council - Keith Community Council - Innes Community Council - Fochabers Village Association - Archiestown Village Council - Speyside Forum - Aberlour Community Association - Dufftown and District Community Association - Glenlivet and Inveravon Community Association - Kirkmichael and Tomintoul Community Association Ltd - Speyside Youth - Spirit of Speyside - Tomintoul and Glenlivet Wildlife Group - The Moray Way Association 	Follow up on discussions held in November and invite to meet.
	<p>Letter issued to all relevant MSPs</p> <p>Net Zero, Energy and Transport Committee:</p> <ul style="list-style-type: none"> - Sir Edward Mountain MSP - Ben Macpherson MSP - Bob Doris MSP - Mark Ruskell MSP - Jackie Dunbar MSP - Monica Lennon MSP - Douglas Lumsden MSP <p>Highlands and Islands List Members:</p> <ul style="list-style-type: none"> - Rhoda Grant MSP (Lab, Highlands and Islands) - Douglas Ross MSP (Con, Highlands and Islands) - Sir Edward Mountain MSP (Con, Highlands and Islands) - Emma Roddick MSP (SNP, Highlands and Islands) - Ariane Burgess MSP (Green, Highlands and Islands) - Jamie Halcro-Johnson MSP (Con, Highlands and Islands) - Tim Eagle MSP (Con, Highlands and Islands) <p>Shadow Cabinet Members</p> <ul style="list-style-type: none"> - Graham Simpson MSP (Con, Central Scotland) - Shadow Minister for Net Zero, Energy and Transport - Sarah Boyack MSP (Lab, Lothian) - Labour Spokesperson, Energy, Net Zero and Transport - Liam McArthur MSP (Lib Dem, Orkney) - Shadow Spokesperson on the Climate Emergency 	Informed of Proposed Development and seeking meetings in Holyrood with the Applicant.
	<p>Meeting with The Northern Scot</p> <p>Meeting with Energy Voice</p>	Opened meaningful dialogue with the relevant media channels.

January 2024	11th January: Meeting with Jackie Dunbar MSP	Provide introduction to first iteration of the Proposed Development
	19th January: Meeting with Cllr Graham Leadbitter	Provide introduction to first iteration of the Proposed Development
	22nd January: Follow up meeting with Cllr Juli Harris	Discussion of engagement plans
	Letter sent to: <ul style="list-style-type: none"> - Neil Gray MSP (SNP, Airdrie and Shotts) - Cabinet Secretary for Wellbeing Economy, Fair Work and Energy <i>This letter was redirected to Mairi McAllan MSP (SNP, Clydesdale) following a Cabinet Reshuffle.</i>	The letter provided an introduction to the Applicant and requested a meeting.
	December 2023 letter, reissued to all stakeholders as before inviting them to meet in February 2024 as meetings in December 2023 were cancelled due to adverse weather.	
February 2024	Meetings with: <ul style="list-style-type: none"> - Rothes Council - Innes Community Council 	Informed of Proposed Development
May 2024	Letter issued to all key stakeholders	Inform of first public consultations
June 2024	First Public Consultation Event	Presentation of Proposed Development
July 2024	Letter issued to Moray Council Officers Meeting with Moray Council Planning Team	Meeting held to discuss Proposed Development
August 2024	Letter issued to local elected members: <ul style="list-style-type: none"> - Cllr Juli Harris (SNP, Speyside / Glenlivet) - Cllr Derek Ross (Ind, Speyside/Glenlivet) - Cllr David Gordon (Con, Speyside/Glenlivet) - Cllr Donald Gatt Con, Keith and Cullen) - Cllr Tracy Colyer (Con, Keith and Cullen) - Cllr Theresa Coull (SNP, Keith and Cullen) - Cllr Marc Macrae (Con, Fochabers Lhanbryde) - Cllr Shona Morrison (SNP, Fochabers Lhanbryde) - Cllr Ben Williams (Lab, Fochabers Lhanbryde) Senior Councillors: <ul style="list-style-type: none"> - Cllr Kathleen Robertson (Con, Forres) - Cllr Sandy Keith (Lab, Elgin City North) - Graham Leadbitter MP (SNP, Moray West, Nairn and Strathspey) - Richard Lochhead MSP (SNP, Moray) 	Meeting request
September 2024	Letter issued to: <ul style="list-style-type: none"> - Tim Eagle MSP (Highlands and Islands) Engagement with Sir Edward Mountain MSP (Highlands and Islands)	Meeting request
	Leaflet drop to advertise online consultation - sent w/c 02/09 to households in AB38 7; AB38 9; AB55 6; IV30 8 and IV32 7.	Inform of virtual consultation

	Detailed virtual consultation event - ran until October 4th.	Presentation of most up to date project development plans.
October 2024	Meeting with Edward Mountain MSP (as Highlands and Islands Regional List member)	Informed of Proposed Development and took feedback
November 2024	Leaflet Drop - w/c 18/11 to households in AB38 7; AB38 9; AB55 6; IV30 8 and IV32 7.	Advertisement of the second public consultation events.
	Poster advertisement across the area to advertise second consultation events. Poster was displayed in local shop notice boards and doors in Rothes and in Fochabers.	Advertisement of the second public consultation events.
	<p>Letter issued to:</p> <ul style="list-style-type: none"> - Cllr Juli Harris (SNP, Speyside / Glenlivet) - Cllr Derek Ross (Ind, Speyside/Glenlivet) - Cllr David Gordon (Con, Speyside/Glenlivet) - Cllr Donald Gatt Con, Keith and Cullen) - Cllr Tracy Colyer (Con, Keith and Cullen) - Cllr Theresa Coull (SNP, Keith and Cullen) - Cllr Marc Macrae (Con, Fochabers Lhanbryde) - Cllr Shona Morrison (SNP, Fochabers Lhanbryde) - Cllr Ben Williams (Lab, Fochabers Lhanbryde) <p>Senior Councillors</p> <ul style="list-style-type: none"> - Cllr Kathleen Robertson (Con, Forres) - Cllr Scott Lawrence (SNP, Forres) - Cllr Sandy Keith (Lab, Elgin City North) - Douglas Ross MP (Con, Moray) - Richard Lochhead MSP (SNP, Moray) - Rhoda Grant MSP (Lab, Highlands and Islands) - Douglas Ross MSP (Con, Highlands and Islands) - Sir Edward Mountain MSP (Con, Highlands and Islands) - Emma Roddick MSP (SNP, Highlands and Islands) - Ariane Burgess MSP (Green, Highlands and Islands) - Jamie Halcro-Johnson MSP (Con, Highlands and Islands) - Tim Eagle MSP (Con, Highlands and Islands) - Speyside Community Council - Rothes Council - Innes Community Council - Inchberry Community Association - Strathisla Community Council - Lennox Community Council - Keith Community Council - Visit Moray Speyside 	Inform of second public consultation events.
	Second Public Consultation Events	Presentation of revised plans which will be submitted to the ECU

5. The Consultation Process

5.1 Inform

5.1.1 Project Website

There is a dedicated project webpage on European Energy's UK website (<https://uk.europeanenergy.com/our-projects/teindland-wind-farm/>) which includes all of the information in relation to the Proposed Development. The webpage is continually updated to include all the information and materials for the Proposed Development including the information presented at the consultation events held in June and November 2024.

Presenting the information online was done to allow all stakeholders such as residents and community council members who were unable to attend an opportunity to view the materials at their convenience. The website also provided the facility to make comments directly to the project team through the use of a 'Proposal Feedback Form.'

The website has been built to be fully interactive, to allow engagement with the project team via contact buttons and to provide walk-through presentations. The website was also built to be fully functional across a series of platforms (computer, mobile, iPad) and was designed to be as easy to navigate as possible. The website provides details of the Applicant, the Proposed Development, the proposed timeline as well as the required application documents.

5.2 Engage

5.2.1 Public Exhibitions

A series of consultation events were held in June and November 2024 in Speyside to present firstly, an early iteration of the wind farm design and latterly, the final design for the Proposed Development. These events provided an important and timely opportunity for the local communities to provide feedback on the proposals.

Public notices (Appendix 8.3 and 8.5) were published for both the first and second rounds of consultation, as follows:

- Consultation 1
 - Quarter page Northern Scot - Fri 24th and Fri 31st May
 - Quarter page Forres Gazette - Wed 29th May and Wed 5th June
- Consultation 2
 - Quarter page Northern Scot - 15th November and Friday 22nd November
 - Quarter page Forres Gazette - 13th November and 20th November

Notably, the Applicant was proud to engage pupils from the nearby Rothes primary School who attended the first round of exhibitions in June 2024. By doing this, the Applicant felt that they had a positive impact on the future generation of local people and helped to foster an understanding of renewable energy and its benefits.

To ensure as much participation and attendance as possible, it was decided that the events should be held across multiple venues in the communities closest to the Proposed Development across the full working day. These events were communicated through letters which were sent to all local community stakeholders (Appendices 8.1 and 8.2). The following stakeholders received these letters:

Councillors	Parliamentarians
<p><u>Local Ward Councillors:</u> Cllr Juli Harris (Speyside / Glenlivet) Cllr Derek Ross (Speyside/Glenlivet) Cllr David Gordon (Speyside/Glenlivet)</p> <p><u>Neighbouring Ward Councillors</u> Cllr Donald Gatt (Keith and Cullen) Cllr Tracy Colyer (Keith and Cullen) Cllr Theresa Coull (Keith and Cullen) Cllr Marc Macrae (Fochabers Lhanbryde) Cllr Shona Morrison (Fochabers Lhanbryde) Cllr Ben Williams (Fochabers Lhanbryde)</p> <p><u>Senior Councillors</u> Cllr Kathleen Robertson (Forres) Cllr Graham Leadbitter (Elgin City South) Cllr Sandy Keith (Elgin City North) Cllr Scott Lawrence (SNP, Elgin City South)</p>	<p><u>MP</u> Douglas Ross MP (Moray) Graham Leadbitter MP (SNP, Moray West, Nairn and Strathspey) - <i>MP following 2024 General Election</i></p> <p><u>MSP</u> Richard Lochhead MSP (Moray)</p> <p><u>Regional List MSPs - Highlands and Islands</u> Rhoda Grant MSP Douglas Ross MSP Sir Edward Mountain MSP Emma Roddick MSP Ariane Burgess MSP Jamie Halcro-Johnson MSP Tim Eagle MSP</p>
<p>Community Stakeholders</p> <p>Speyside Community Council Roths Council Innes Community Council Inchberry Community Association Strathisla Community Council Lennox Community Council Keith Community Council Visit Moray Speyside Roths Primary School</p>	

The dates and venues were as follows:

- Wednesday 5th June 2024, 2:30pm to 7:30pm at The Grant Hall, Roths.
- Thursday 6th June 2024, 10am to 5:30pm at The Fochabers Public Institute, Fochabers.
- Tuesday 26th November 2024, 10am to 3pm, at The Grant Hall, Roths.
- Tuesday 26th November 2024, 5pm to 8pm, at Inchberry Hall, Inchberry
- Wednesday 27th November 2024, 1pm to 7pm, at The Fochabers Public Institute, Fochabers.

To scale up engagement for the second round of Public Consultation events, the Applicant conducted a leaflet drop (Appendix 8.6) to households in the following postcode areas: AB38 7; AB38 9; AB55 6; IV30 8 and IV32 7 - a total of 9212 households.

Members of the project team were in attendance at all times to answer any questions from attendees and encourage feedback. A public opinion survey (Appendix 8.9) was available at each exhibition with attendees encouraged to complete a form to outline their views on the proposals and the associated community benefit. It was made clear by the project team to all those who attended that completing the public opinion survey did not classify as a formal representation on the application.

At the first round of public consultations, the following materials were utilised:

- Eight exhibition boards (Appendix 8.10)
- Public Opinion Survey / Questionnaires (Appendix 8.9)

At the second round of public exhibitions, the following materials were utilised:

- Eight exhibition boards (Appendix 8.11)
- Public Opinion Survey / Questionnaires (Appendix 8.9)

On round 2, day 2, Local Energy Scotland (LES) was also in attendance to answer any queries in regard to local shared ownership options.

Online Consultation

European Energy utilised online consultation as part of their engagement, running this from September to October 2024. This was advertised via a leaflet drop (Appendix 8.4) to households in AB38 7; AB38 9; AB55 6; IV30 8 and IV32 7.

The way in which this was achieved was by making the Teindland Wind Farm Webpage flow through the information as would be seen on physical exhibition boards - taking the viewer through the proposed plans a step at a time. At the bottom of the page there is an online 'Proposal Feedback Form' for people to complete. This form replicated the physical forms that were made available at both of the in-person consultation events.

5.3 Consider

5.3.1 Summary

First Public Consultation

The first round of public consultation events were held across two venues at The Grant Hall in Rothes and the Fochabers Public Institute in June 2024. These first events allowed for the local community to see the plans for the early iteration of the project and give their thoughts. It was made clear by the Applicant that the project would go through further iteration following these events. This gave those who attended the encouragement to voice their thoughts. The Applicant was happy to spend time with each attendee to receive a full picture of their observations and thoughts.

Second Public Consultation

Around 60 people attended the second round of consultation events which took place across three different locations in the area: The Grant Hall in Rothes, Inchberry Hall and the Fochabers Public Institute in November 2024. This second round of events allowed the Applicant to present their revised plans, showing the local community they had taken into consideration the comments presented at the first round of public events.

These locations were chosen by the Applicant as it was determined that they would offer the best opportunity for as many people to attend as possible. The best attended event was at Inchberry Hall. For local residents that were unable to make their own way to Inchberry, the Applicant arranged for a minibus to take them between Rothes and Inchberry; this was done to ensure as many people were able to attend as possible.

A total of 25 feedback forms – collected both in person and online, were received.

The feedback from the first round of public exhibitions was incorporated into the Applicant's thoughts and position moving forward. It was noted that concerns mostly centred around the visibility, noise, wildlife and access routes. The second round of public exhibitions provided the opportunity to show the public the changes that had been made. The feedback on visibility was considered positive by the Applicant, with attendees happier with the 12 turbine proposals, following the previous 17 turbine scheme. It was established thereafter by the Applicant and the wider project team that reducing the number was a positive move in both contributing to renewable energy generation and limiting local concerns.

The public exhibitions were an important opportunity to collate feedback from residents living near to the Proposed Development site regarding their views on the development. The section below summarises the feedback received from across the two public consultation events in June and November 2024. Eight exhibition

boards were displayed that outlined details of the Proposed Development, the project timeline, landscape and visuals, EIA and EIA Survey updates and the proposed access route.

The Applicant is committed to making sure their proposals are as relevant as possible to the local communities. Feedback taken from the online consultation was that the visualisation material allowed members of the public to understand the visibility of the Proposed Development from key viewpoints including local roads. This allowed the closest residents to understand the scale of the Proposed Development from locations they are familiar with and/or regularly visit. All attendees and respondents were local to the Proposed Development. At the second consultation event, it was made clear that the local residents are more concerned about other types of renewable energy in the area, than they are about this technology.

Across both of the in-person consultations and online form submissions, over half of those who completed a feedback form indicated that they either “strongly support” or “support” renewable energy, with some making comments that they were supportive of Scotland increasing the amount of renewable energy generation and support what is required to meet net zero. Some attendees indicated that they are likely more supportive of offshore wind but understand that onshore wind has an important role to play.

There were mixed comments on the Proposed Development. With regards to visual impact, the rural landscape was of biggest concern to those who attended. The Applicant has continuously considered these concerns and has taken steps where possible to mitigate these, including reducing the number of turbines and adjusting turbine heights. A number of attendees also indicated that they were concerned for the welfare of local wildlife, particularly birds. The Applicant has ensured this has been addressed through the EIA process. The effects of noise and vibration on health was also highlighted by a couple of people; here the Applicant has made clear that noise modelling has been undertaken and considered in the design process and that they are committed to meeting noise conditions set on any consent.

There were a number of positive thoughts and comments on the benefits that the Proposed Development will bring for the local area. These included job creation, increased local revenue and educational benefits. The Applicant is confident that throughout the whole lifespan of the Proposed Development, these benefits will continue. A further area of concern raised was in regard to cumulative effects on the area with regards to impact on local activities. Feedback flagged a local gliding club that a number of local people are members of. The Applicant is very mindful of the need to ensure people are not restricted in the activities they enjoy and how they can co-exist with renewable energy development, and so made it clear to those concerned that this would be taken into consideration ahead of final submission.

Tabular of responses to feedback form

How local are you to the proposed wind farm project?					
Within 2km	Within 5km		Within 10km		10km+
8	9		7		1
Please select your age range					
18-24	25-34	35-44	45-54	55-64	65+
0	0	2	3	7	10
How aware are you of the proposed wind farm project?					
Very Aware		Somewhat Aware		Not aware before today	

14	8	3
What is your general attitude towards wind energy		
Strongly Support 7	Support 9	Neutral 1
Oppose 4	Strongly Oppose 4	
Do you consider renewable energy to be important in tackling the global climate change emergency and meeting the UK's Net Zero ambitions?		
Yes - 20		No - 5
Do you believe that onshore wind has a key role to play in the UK's energy security?		
Yes - 14		No - 10
What benefits do you believe the wind farm will bring to the community? (Check all that apply)		
Job Creation 5	Increased Local Revenue 6	Clean Energy Production 10
Education 2	Other 11	
What concerns do you have about the wind farm? (check all that apply)		
Noise Pollution 11	Visual Effect 13	Effect on Wildlife 16
Other 13		
Do you make use of the Teindland Forest area?		
Yes - 20		No - 5
How would you like to be kept informed about the progress and development of the wind farm project?		
Community Meetings 15	Social Media 8	Newsletters 12
Educational Opportunities 1		
How do you prefer to provide feedback or raise concerns about the wind farm project? (check all that apply)		
Online Surveys 14	Direct Communication 17	Other 3

Comments made in addition to the survey focused on:

- Airspace around the site in relation to a local gliding club - there were concerns regarding height of turbines and turbulence caused next to the busy airfield.
- Hobbies of local residents utilising the woodland and outdoor areas - this includes horse-riding in Teindland Wood; bird spotting; dog walking; cycling and mountain biking on the trails and paths and

running. Comments made it clear that locals would like to see the paths and trails used for these hobbies respected and restored.

- Traffic concerns - comments on this topic are centred around disturbance for the local community and wildlife with regards to heavy traffic (frequency and load size).
- Battery storage - respondents raised concerns regarding fires caused by battery storage.
- Cumulative effects of pylons and onshore wind developments - industrialisation of the countryside.
- Blasting of borrow pits - noise from this close to residential area, which may cause anxiety for elderly residents and wildlife.
- Forestry - locals would like to see restoration of forestry around the development site.

5.4 Respond

Following the consultation events, the Applicant made the public exhibition materials available on the project webpage. They advised through all written communication and at consultation events that they are contactable at any point should any questions or concerns arise.

The Applicant has considered all comments received through pre-application consultation relating to the appropriateness of the site to accommodate a wind farm, the height of the wind turbines and potential impacts on visualisation. In this regard, the Applicant confirms that they consider the site appropriate for wind energy development at the height of turbines proposed, which is discussed within the Planning Statement that accompanies the application for the Proposed Development.

6. Social and Economic Benefits

6.1 Community Benefit

The Applicant is committed to delivering meaningful benefits to local communities through the establishment of a Community Benefit Fund linked to the Proposed Development. In line with established Good Practice, the Applicant will contribute £5,000 per installed MW per year to these funds.

This commitment is intended to ensure that the benefits of the Proposed Development are shared with those who live and work nearby, supporting initiatives that matter most to local residents.

To ensure that the Community Benefit Fund is appropriately designed and responsive to local needs, the Applicant has proactively engaged with:

- Local community councils in both the immediate and wider project area;
- Elected representatives, including local councillors, MPs and MSPs, to gain insight into broader community priorities.

Through these ongoing conversations, the Applicant aims to develop a Community Benefit Fund that is transparent, responsive, and tailored to the aspirations and needs of the host communities.

6.2 Shared Ownership

The Applicant is also committed to offering the community the opportunity for up to 20% shared ownership of the Proposed Development. The form and structure of this community share is open for discussion based on the needs of the community, but could include a revenue share, shareholding, or another form of shared benefit.

The eventual community ownership structure will be agreed through community consultation but ensuring that the options for achieving community ownership remain flexible will maximise the likelihood of securing a successful agreement.

The Applicant is liaising with LES to secure independent, professional advice to assist the community, and will pro-actively support the Community to secure financial support from CARES and/or other funding bodies.

LES has held initial meetings with the community to engage with local residents and gather their views on the potential for shared ownership. A number of parties have expressed interest, and the Applicant is actively working with LES to further these discussions.

7. Summary

The Applicant has conducted a wide-ranging programme of pre-application community consultation for the Proposed Development. Engagement has been ongoing with the local communities since Summer 2023.

The Applicant has continued to undertake in-depth and lengthy discussions with local community members and residents living nearby, to ensure that their questions, concerns and feedback were taken into consideration when shaping the final design of the Proposed Development while ensuring they were fully aware of the timetable and milestones as the project progressed to a planning application. There have been a number of rounds of one-to-one meetings with members of the local community councils.

The process of engagement has helped to highlight the local issues and concerns that are relevant to the development of a wind farm at this site and all feedback from the consultation exercise has been appropriately considered in the design iteration process. The Applicant identified that the main issues raised during consultation for the Proposed Development were: visual impacts on the rural landscape; the impact on local wildlife; traffic access; and noise and vibration disruption. The Applicant has undertaken a robust Environmental Impact Assessment which considers these topics, which accompanies the application for the Proposed Development. The Applicant will prepare a Construction Traffic Management Plan to ensure impact on communities is minimised as far as practicable.

Overall, the Applicant has sought to ensure the community has been involved in the project during the preparation of the planning application. We can conclude that through continual demonstration of willingness to adapt and listen to the local community the local area in general is supportive of the steps that need to be taken in order for Scotland and the UK to reach climate and net zero targets.

The Applicant is committed to continuing meaningful engagement with community stakeholders. The key next steps in the engagement plan include conducting further face-to-face meetings and discussions with the local community, holding a "Meet the Developer" event for local businesses and potential suppliers, and continuing discussions around the Community Benefit Fund and the opportunities for Community Ownership. The Applicant remains focused on ensuring that local voices shape the development process and that opportunities for local participation and benefit are maximised throughout the life of the project.

8. Appendices

8.1 Community Council Stakeholder Letter / Public Exhibition Invite (May 2024)



May 2024

Dear Councillor,

Teindland Wind Farm - Public Consultation Events

I am writing to you on behalf of our company, European Energy UK Ltd and our proposed Teindland Wind Farm development, located in an area of commercial forestry referred to as Teindland Wood, immediately north of Rothes, in Moray. We are hosting our first public consultation events across the 5th and 6th June 2024, with further details below and would like to invite you to attend and meet the project team.

European Energy

Founded in 2004, European Energy develops, finances, constructs and operates wind and solar farms as well as large-scale PtX plants. For the past 19 years, European Energy has been committed to being a leading player in the development of renewable energy. Today, we are working to ensure that a steady stream of green energy is meeting society's many demands for energy. Based in Copenhagen, Denmark, the group has a strong track record as a renewable energy operator across Europe, Brazil, USA and Australia - with 600 employees across 18 countries. As of 2023, we are screening for projects in more than 29 countries and we have actual development activities in 19 countries. We have recently opened our new head office in Glasgow and are delighted to be bringing forward a strong pipeline of Scottish projects. Our dedicated team works closely with local stakeholders, involving landowners, communities, and local businesses in the process.

Teindland Wind Farm

The site has already received a Scoping Opinion from the Energy Consents Unit based on a prospective proposal for a wind farm development consisting of up to 17 turbines between 149m and 230m with a proposed 35–40 year lifespan operation. Further potential energy storage systems are being considered. The development will utilise and upgrade the existing forestry access tracks on site, with sections of new tracks to be constructed. The element of the site located within FLS land was selected from land parcels within Moray and Aberdeenshire as part of the Forestry Commission (now Forestry and Land Scotland) portfolio made available for renewable energy projects. As part of our land agreement with FLS we will develop a clear policy on the benefits that will accrue to the local community and economy.

Public Consultation

We are hosting two public consultation events across 5 and 6 June 2024 to present the most recent up to date plans for Teindland Wind Farm and invite local feedback on the proposals. The events are;

- **5 June 2024, 2:30pm-8pm, The Grant Hall, 46/48 New Street, Rothes**
- **6 June 2024, 11am-6pm, Fochabers Public Institute, 15, High Street, Fochabers**

We are writing to all stakeholders and advertising the events in the local press, however would greatly appreciate any assistance you may be able to offer in making the local community aware of the events. Alternatively, any channels you might advise as a productive way to communicate to local neighbours, we would welcome any feedback.

We would be delighted to meet with you across our two dates as a key local stakeholder to the site to fully walk you through our proposals and brief you. Should you be available to attend one of the events, please contact my colleague, Kirsty O'Brien at [REDACTED] or on [REDACTED] who can ensure a member of the team is on hand to walk you through our proposed scheme at a time suitable to you.

Yours sincerely,

Mark Evans
Country Manager, UK
European Energy

8.2 Community Council Stakeholder Letter / Public Exhibition Invite (November 2024)



05 November 2024

European Energy UK
Limited
39 St Vincent Place,
Glasgow, G1 2ER

No: SC654925
Reg: Scotland
VAT: GB356573275

Dear Councillor,

I am writing to you on behalf of our company, European Energy UK Ltd, and our proposed Teindland Wind Farm development, located in an area of commercial forestry referred to as Teindland Wood, immediately north of Rothes, in Moray. We are hosting our second round of public consultation events across the 26th and 27th of November 2024 and we would like to invite you to attend and meet the project team and see the updates we have made since our previous consultation in June.

European Energy

Founded in 2004, European Energy develops, finances, constructs and operates wind and solar farms as well as large-scale PtX plants. For the past 19 years, European Energy has been committed to being a leading player in the development of renewable energy. We are delighted to be bringing forward a strong pipeline of Scottish projects through our UK head office in Glasgow. Our dedicated team works closely with local stakeholders, involving landowners, communities, and local businesses in the process.

Teindland Wind Farm

The site has already received a Scoping Opinion from the Energy Consents Unit based on a prospective proposal for a wind farm development consisting of up to 17 turbines between 149m and 230m with a proposed 35–40-year lifespan operation. Further potential energy storage systems are being considered. The development will utilise and upgrade the existing forestry access tracks on site, with sections of new tracks to be constructed. The element of the site located within FLS land was selected from land parcels within Moray and Aberdeenshire as part of the Forestry Commission (now Forestry and Land Scotland) portfolio made available for renewable energy projects. As part of our land agreement with FLS we will develop a clear policy on the benefits that will accrue to the local community and economy.

Public Consultation

We are hosting three public consultation events across the 26th and 27th November 2024 to present the most recent up to date plans for Teindland Wind Farm and invite local feedback on the proposals. The events are:

- **Tuesday 26th November, 10am to 3pm:** The Grant Hall, 46/48 New Street, Rothes
- **Tuesday 26th November, 5pm to 8pm:** Inchberry Hall, IV32 7QB, Fochabers
- **Wednesday 27th November, 1pm to 7pm:** Fochabers Institute, 15 High Street, Fochabers

As a key stakeholder, we would be delighted to meet with you and fully walk you through our proposals. Should you be available to attend one of the events, please contact my colleague Iona Yule at [REDACTED] who can arrange a time suitable for you.

Yours sincerely,

Mark Evans
Vice President, Head of UK & Ireland
European Energy

8.3 Public Notice for First Exhibition Events

The Applicant arranged for the following advertisements in The Northern Scot and Forres Gazette - running from:

- Wed 29th May and Wed 5th June
- Fri 24th and Fri 31st May

The Applicant's website was also updated with the advertisements.

Teindland Wind Farm Consultation

The Power of Tomorrow, Today.



Our proposals

We are proposing to develop a wind farm on the Teindland Wood site. Our current proposal includes up to 17 wind turbines with maximum tip heights of up to 230m, for a period of up to 40 years.

The Proposed Development is located in an area of commercial forestry immediately to the north of Rothes, in Moray. These consultations will provide everyone the opportunity to see the current plans and to comment on the proposals so far. Your thoughts on the project will be taken forward and considered in the design process. There will also be a chance to give your views about how the project could benefit the community.

About European Energy

European Energy develop, finance, construct and operate onshore and offshore wind farms and solar projects. Today, we are active in over 28 countries with a wealth of experience working with energy from renewable sources. From our UK Head Office in Glasgow, we are currently bringing forward a portfolio of solar, energy storage and onshore wind projects across the UK.

The Grant Hall, Rothes

46/48 New Street, Rothes
Wed 5th June 14.30 to 19.30

Fochabers Public Institute

15, High Street, Fochabers
Thu 6th Jun 10.00 to 17.30

For more information, or if you would like to make comments relating to the proposal, before July 31st 2024, please visit our website or email us.

www.teindlandwindfarm.com
info@teindlandwindfarm.com

Any comments made are not representations to the Scottish Ministers There will be an opportunity to make representations to the Scottish Ministers upon submission of the application later this year



8.4 Leaflet advertising online consultation

Teindland Wind Farm Online Consultation

Teindland Wind Farm is a joint venture project between European Energy an internationally recognised and award-winning expert in facilitating the development, construction and operation of renewable energy systems, and Locogen, a Scottish based renewable energy consultant and developer with a long history of successfully developing and constructing renewable energy projects throughout the UK.



The proposed site

The proposed site is located in an area of commercial forestry known as Teindland Wood, immediately to the north of Rothies, in Moray.

Our current proposal includes up to 17 wind turbines with maximum tip heights of up to 230m, for a period of up to 40 years.

Online Consultation

You can see our online consultation on our website, at **www.teindlandwindfarm.com**. Here you will find a consultation form which gives you an opportunity to ask questions, share views, opinions and comments about the project. The online consultation will run until 4th October. **Please share your views by 4th October so that your comments can be considered in the design process.**

You can also give your views by email or by post using the contact details below:

In-person consultations

We will be holding a number of consultation events within the community, the first set of which were in June this year. If you would like to come and see us in person, we will be in the Teindland area again later in the year. Dates and venues will be posted on the website and advertised locally.

www.teindlandwindfarm.com
info@teindlandwindfarm.com

European Energy UK Ltd,
39 St. Vincent Place,
Glasgow, G1 2ER



8.5 Public Notice for Second Public Exhibition Events

Quarter Page for second public consultation events

- Northern Scot - 15th November and 22nd November
- Forres Gazette - 13th November and 20th November

Join our team at one of the public consultations and talk to us about the proposed designs for a new wind farm in the Teindland area.

Teindland Wind Farm Community Consultations

■ The Grant Hall, Rothes
46/48 New Street, Rothes
Tue 26th Nov 10.00 to 15.00

■ Inchberry Hall, Inchberry
Fochabers, IV32 7QB
Tue 26th Nov 17.00 to 20.00

■ Fochabers Public Institute
15, High Street, Fochabers
Wed 27th Nov 13.00 to 19.00

These events provide an opportunity to review the plans and share your feedback. We value your thoughts and encourage you to take part in shaping this important project. Your input is crucial in helping us develop a project that contributes to a cleaner, more sustainable energy future for the UK, supporting the nation's transition to renewable energy and strengthening long-term energy security.



www.teindlandwindfarm.com
into@teindlandwindfarm.com

European Energy UK Ltd, 39 St. Vincent Place, Glasgow, G1 2ER



8.6 Leaflet advertising second Public Exhibition Events

- sent w/c 18th November 2024. This was sent to 5 postcode areas – AB38 7; AB38 9; AB55 6; IV30 8 and IV32 7. (9212 households)

Teindland Wind Farm Community Consultation

Join us at one of the public consultations where you can view the proposed designs for a new wind farm within Teindland Forest.

These events provide an opportunity to review the plans and share your feedback. We value your thoughts and encourage you to take part in shaping this important project. Your input is crucial in helping us develop a project that contributes to a cleaner, more sustainable energy future for the UK, supporting the nation's transition to renewable energy and strengthening long-term energy security.



European Energy UK Ltd,
39 St. Vincent Place,
Glasgow, G1 2ER
info@teindlandwindfarm.com
www.teindlandwindfarm.com



Teindland Wind Farm Community Consultation

The Power of Tomorrow, Today.

We are proposing to develop a wind farm on the Teindland Wood site. Our current proposal includes up to 17 wind turbines with maximum tip heights of up to 230m, for a period of up to 40 years. The proposed site is located in an area of commercial forestry immediately to the north of Rothes, in Moray. These consultations will provide everyone the opportunity to see the current plans and to comment on the proposals.

About us

Teindland Wind Farm is a joint venture that brings together European Energy and Locogen. European Energy is an internationally recognised company and is an award-winning expert in facilitating the development, construction and operation of innovative renewable energy systems. Locogen is a Scottish based renewable energy consultant and developer with a long track record of developing and successfully constructing renewable energy projects throughout the UK.



Public Consultations

We have held public consultations and discussions over the course of this year and we will be holding final consultation events within the community prior to the submission of our proposals. If you would like to come and see us in person, the venues and details are here.

You can also give your views by email or by post using the contact details below:

- The Grant Hall, Rothes
46/48 New Street, Rothes
Tue 26th Nov 10.00 to 15.00
- Inchberry Hall, Inchberry
Fochabers, IV32 7QB
Tue 26th Nov 17.00 to 20.00
- Fochabers Public Institute
15, High Street, Fochabers
Wed 27th Nov 13.00 to 19.00



European Energy UK Ltd,
39 St. Vincent Place,
Glasgow, G1 2ER
info@teindlandwindfarm.com
www.teindlandwindfarm.com



Any comments made to us are not representations to the Scottish Ministers. There will be an opportunity to make representations to the Scottish Ministers upon submission of the application.



8.7 Poster advertising Second Public Exhibition Events

- displayed on local shop notice boards and doors in Rothes and in Fochabers



The poster features a background image of a dirt road winding through a dense forest of tall evergreen trees. The sky is visible through the canopy, showing some clouds. The text is overlaid on this image.


Join our team at one of the public consultations and talk to us about the proposed designs for a new wind farm



Teindland Wind Farm Community Consultations

■ The Grant Hall, Rothes 46/48 New Street 26th Nov 10.00 to 15.00	■ Inchberry Hall, Inchberry Fochabers, IV32 7QB 26th Nov 17.00 to 20.00	■ Fochabers Public Institute 15, High Street, Fochabers 27th Nov 13.00 to 19.00
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These events provide an opportunity to review the plans and share your feedback. We value your thoughts and encourage you to take part in shaping this important project. Your input is crucial in helping us develop a project that contributes to a cleaner, more sustainable energy future for the UK, supporting the nation's transition to renewable energy and strengthening long-term energy security.

Further information about the project can also be found on our website

 www.teindlandwindfarm.com
info@teindlandwindfarm.com

European Energy UK Ltd, 39 St. Vincent Place, Glasgow, G1 2ER

8.8 Project Website

Teindland Wind Farm Proposal

Teindland Wind Farm Proposal – Online Consultation

Welcome to our site and to our online consultation for Teindland Wind Farm. Here, you can find out more about the project and European Energy. Our team values consultation as a key component in the development process. We want the local community, members of the public and stakeholders to engage, ask questions and share their local knowledge. At the bottom of the site, you will find a consultation form to download, which will give you an opportunity to ask questions, share views, opinions and comments about the project.

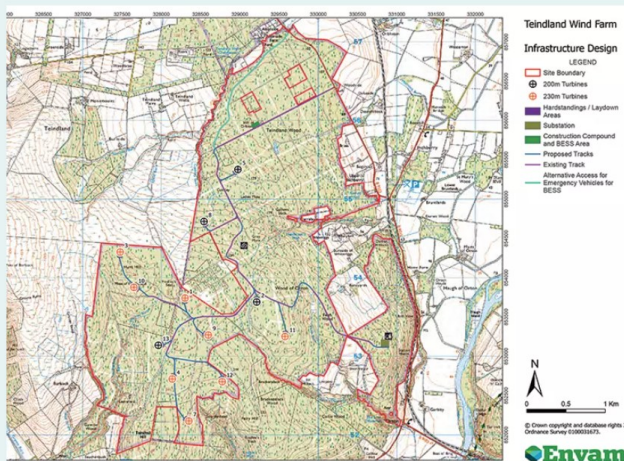


Wind Farm Development

Wind farms are supported in general in Scotland, with developments over 50MW being identified as National Infrastructure in the Scottish Government's National Planning Framework 4 (NPF4), which notes that

“A large and rapid increase in electricity generation from renewable sources will be essential for Scotland to meet its net zero emissions target”

[European Energy Wind Power](#)



TEINDLAND WIND FARM PROPOSAL

The proposed development

The proposed development is located in an area of commercial forestry referred to as Teindland Wood, immediately north of Rothes, in Moray, North East Scotland. The site was chosen from a portfolio made available for renewable energy projects by Forestry Land Scotland. We have submitted scoping documents for the proposed development, and we have received a scoping opinion on behalf of the Scottish Ministers under the Electricity Works (Environmental Impact Assessment) (Scotland) Regulations 2017

[Scoping documents](#)

An evolved design

Since the first round of exhibitions, there has been a great deal of activity, and through surveys and consultation, the turbine locations have been informed and optimised.

For this design we have

- Avoided areas of deeper peat and bog restoration;
- Carried out ecology and ornithology surveys, and avoided sensitive areas;
- Carried out noise surveys and ensured that turbines are at sufficient distance to meet acceptable noise limits;
- Located turbines to optimise views from key locations, and maximise distances from residential properties;
- Developed a track and infrastructure layout that re-uses existing tracks as far as practicable, and minimises environmental impacts;

The above has informed the removing of five turbines from the proposals, and lowering the height of four more.

Teindland Wind Farm Proposal

Key Project Information

This informed and optimised design for Teindland Wind Farm now comprises:

- 12 turbines and crane hardstanding areas; 8 turbines will be up to 230m to tip and 4 turbines will be up to 200m to tip;
- Co-Located Battery Energy Storage System (BESS) with the wind farm to maximise the use of the grid connection;
- On Site substation;
- On Site Access Tracks linking the Turbines and Development infrastructure to the B9103; and
- Site office and staff welfare facilities.

Grid Connection

Teindland Wind Farm has a connection agreement with National Grid ESO at Blackhillock Substation. Scottish Hydro Electric Transmission Plc will deliver this connection. The connection is not reliant on the Highland grid expansion by Scottish and Southern Electricity Networks (SSEN)

TEINDLAND WIND FARM PROPOSAL

The Proposed Access Route

The current proposed Port of Entry is Inverness (with Ardersier under consideration)

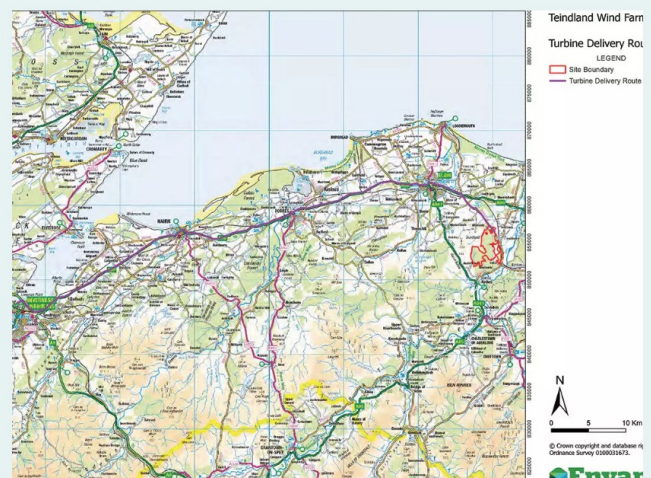
From Inverness the proposed route is as follows:

Loads will depart the harbour eastbound and at the Longman roundabout will turn left onto the A0 southbound.

At the Raigmore interchange, loads will take the first exit onto the A96 then turn right onto the B9103, west of Lhanbryde.

Loads will continue under the bridge (3.9m/ 13')

Loads will then continue south, turn right into the existing Teindland forestry access, continuing to site.



Will works be required?

The proposed loads would not be able to pass underneath the rail bridge in its current form. A detailed civil engineering assessment has been undertaken to review the feasibility of traversing under the bridge. This identified that lowering the road either side of the bridge will provide adequate clearance for the proposed loads to pass under the structure.

Remedial works will be required at various other points along the route to accommodate the loads in the form of physical works or as traffic management interventions. The detailed designs of any remedial works are still to be designed and will be agreed with stakeholders.

TEINDLAND WIND FARM PROPOSAL

Development timeline



Site Search

Working with the grid operators and landowners to identify suitable land, close to substations with capacity.

Environmental studies

Desk-based and field-survey studies to understand the key aspects of the local environment, to inform the design and assess the potential impacts, to ensure the scheme is acceptable.

Consultation

In parallel with the environmental studies will be engagement with the local community to inform them of the proposals and seek their feedback on environmental and human factors that could be affected by the scheme.

TEINDLAND WIND FARM PROPOSAL

Development timeline



Design

The outcome of an iterative process that considers technical factors and environmental (including human) factors to achieve the optimal design for the scheme.

CURRENT PHASE

Second Consultation

A second round of engagement with the local community will be undertaken to provide feedback on how their comments have been considered in the design process.

Application and submission

The application for consent will comprise plans showing the proposals, an Environmental Impact Assessment (EIA) Report and a planning statement that sets out the need and planning policy context for the project.

TEINDLAND WIND FARM PROPOSAL

Development timeline



Application and submission

The application for consent will comprise plans showing the proposals, an Environmental Impact Assessment (EIA) Report and a planning statement that sets out the need and planning policy context for the project.

Consenting authority

This is the opportunity for the public to submit representations to the consenting authority with their views on the scheme, as part of the formal consenting process.

Consenting decision

The Government will decide whether to grant consent for the project and will issue a decision notice. If the project is approved, the decision notice will include planning conditions that the project must adhere to.

nt with the
taken to
r comments
design process.

Where are we in the consultation process?

Post Second Consultation

We hosted two rounds of public consultation events in 2024, to present the most recent up to date plans for the proposed Teindland Wind Farm and to invite local feedback on the proposals. We want to thank everyone who attended or who engaged with the consultation online, and those who contacted us by email. The European Energy UK team values consultation as a key component in the development process.

The first round of events were held;

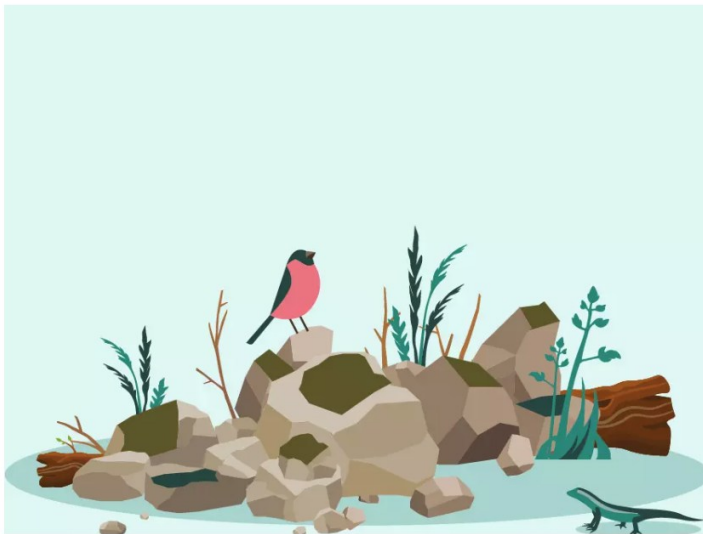
- 5 June 2024, 2.30pm-7.30pm, The Grant Hall, Rothes
- 6 June 2024, 10am-5.30pm, Fochabers Public Institute, Fochabers

with an online consultation which ran from the beginning of September

The second round of events were held

- 26th November 2024 10.00am-3.00pm, The Grant Hall, Rothes
- 26th November 2024 5.00pm-8.00pm Inchberry Hall, Inchberry
- 27th November 2024 1.00pm-7.00pm Fochabers Institute

We are updating the site with information presented at these events and will continue to update and add files as we move further through the process



TEINDLAND WIND FARM PROPOSAL

Environmental Impact Assessment

An EIA is a tool to assess the effects of a project proposal on the environment, and determine if any of these are significant. EIAs make sure that project decision makers think about the likely significant effect on the environment at the earliest possible time and aim to avoid, reduce or offset those effects.

The EIA will consider a number of topics, including (but not limited to) the following:

Ecology and Ornithology	↓
Landscape and Visual Amenity	↓
Hydrology and Peat	↓
Archaeology and Cultural Heritage	↓
Noise and Vibration	↓
Access, Traffic and Transport	↓
Forestry	↓

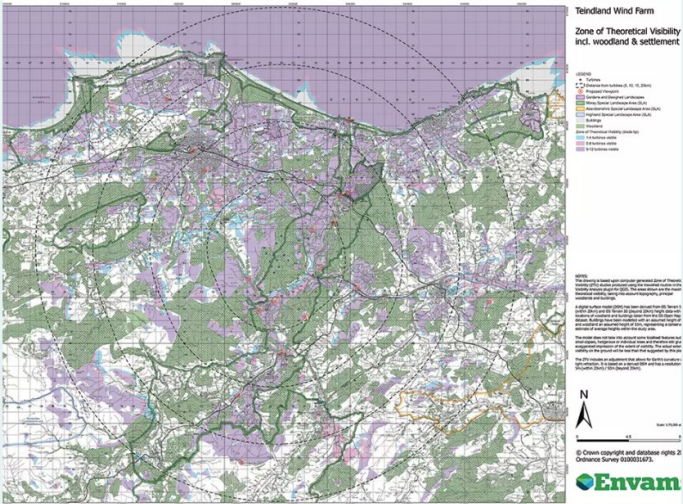
A Landscape and Visual Impact Assessment (LVIA)

A Landscape and Visual Impact Assessment (LVIA) is being undertaken as part of the EIA. The purpose of this is to establish the potential effects of the project on the surrounding landscape and visual receptors. An LVIA evaluates the visual and aesthetic impacts of a project and helps to identify and suggest ways to minimise the effects.

TEINDLAND WIND FARM PROPOSAL

Zone of Theoretical Visibility (ZTV)

This image shows the Zone of Theoretical Visibility (ZTV), which is a tool that considers topography and geography to establish the likely extent of visibility. A ZTV does not take into account buildings, or screening vegetation such as trees. Further assessment and visualisations are available at the next set of consultations in November and will give much more detail on the visual effect of the proposal.



Visualisations

As part of the proposal, we have created a number of visualisations. Photographs have been taken from key viewpoints around the wider area, looking towards the site. Our team then used the ZTV information to produce visualisations of the completed project.

All years	All types
Viewpoint from the A941 NW of Rothes	Type: visualisation
Viewpoint from Provost Christie Drive Rothes	Type: visualisation
Viewpoint from Craigellachie	Type: visualisation
Viewpoint from the A941 in Elgin	Type: visualisation
Viewpoint from the A96 West of Mosstodloch.jpg	Type: visualisation
Viewpoint from Inchberry	Type: visualisation

Public Consultation Boards

If you would like to view the boards from the second round of public consultations, you can see screen versions below. All the information here is already included on our web page

All years	All types
Welcome to the consultation	Type: consultation board
The Proposed Development	Type: consultation board
The Project Timeline	Type: consultation board
Landscape	Type: consultation board
Environmental Impact Assessment	Type: consultation board
Environmental Impact Assessment Update Board 1	Type: consultation board
Environmental Impact Assessment Update Board 2	Type: consultation board
The Proposed Delivery Route	Type: consultation board
Goodbye and our Contact Details	Type: consultation board

ZTV imaging

Here is a larger version of our ZTV imaging. The original file is very large, but we have produced a version here which can be downloaded in a short time.

All years

All types

ZTV

Type: Additional Imaging

Our Partners

Teindland Wind Farm Ltd is a joint venture project with our partners, Locogen.

Our aim is to increase onshore wind capacity for Scotland. We adhere to the Scottish Government's benchmarks that set exemplar standards for projects and for community engagement.



European Energy

European Energy is an internationally recognised and award-winning expert in facilitating the development, construction and operation of renewable energy systems.



Locogen

Locogen is a Scottish based renewable energy consultant and developer with a long history of successfully developing and constructing renewable energy projects throughout the UK.

8.9 Public Exhibition Feedback Form

Teindland Wind Farm Proposal Feedback Form

Below, you will find an editable feedback form which you can download. It is important to us that your views, local knowledge and considered opinions are included as part of the consultation process. Please complete the form as fully as

Name *

First

Last

Email

*

GDPR Agreement

*

☐ I consent to having this website store my submitted information so they can respond to my inquiry.. Please contact info@teindlandwindfarm.com to withdraw this consent

How local are you to the proposed wind farm project?

☐ Within 2km ☐ Within 5km ☐ Within 10km ☐ 10km or more

Please select your age range

☐ 18-24 ☐ 25-34 ☐ 35-44 ☐ 45-54 ☐ 55-64 ☐ 65+

How aware are you of the proposed wind farm project?

- ☐ Very aware
- ☐ Somewhat aware
- ☐ Not aware before today

What is your general attitude towards wind energy

- ☐ Strongly support
- ☐ Support
- ☐ Neutral
- ☐ Oppose
- ☐ Strongly oppose

Do you consider renewable energy to be important in tackling the global climate change emergency and meeting the UK's Net Zero ambitions?

☐ Yes

☐ No

Do you believe that onshore wind has a key role to play in the UK's energy security?

What benefits do you believe the wind farm will bring to the community? (Check all that apply)

☐ Job creation

☐ Increased local revenue

☐ Clean energy production

Other (please specify below)

What concerns do you have about the wind farm? (check all that apply)

☐ Noise pollution

☐ Visual effect

☐ Effect on wildlife

Other (please specify below)

Do you make use of the Teindland Forest area?

☐ Yes

☐ No

If yes, what type of activity/activities do you do there?

Do you have any general comments or suggestions as to how we can be a good neighbour to the local community as we progress our wind farm plans?

Do you have any additional comments or concerns regarding the proposed wind farm project?

Is there anything else that you believe the developers should consider?

How would you like to be kept informed about the progress and development of the wind farm project?

- ☐ Community meetings
- ☐ Social media
- ☐ Newsletters
- ☐ Educational opportunities

Other (please specify below)

How do you prefer to provide feedback or raise concerns about the wind farm project?
(check all that apply)

- ☐ Online surveys
- ☐ Direct communication

Other (please specify below)

8.10 First Public Consultation Boards

Board One



The Power of Tomorrow, Today

Welcome to the Teindland Wind Farm Consultation event.

The European Energy UK team values consultation as a key component in the development process

We want the local community, members of the public and stakeholders to engage, ask questions and share their local knowledge. There will be QR codes and forms throughout the hall so that you can find out more about the project and European Energy.

You will also see feedback forms situated throughout, which give you an opportunity to share views, opinions and comments about the project

We look forward to the opportunity to:



- Meet face to face
- Share the latest proposals
- Discuss the project designs
- Listen to feedback
- Gather comments
- Identify issues that are important to you

We hope that you find the information provided useful. If you have feedback on this design or have any questions, you can contact the project team at any time

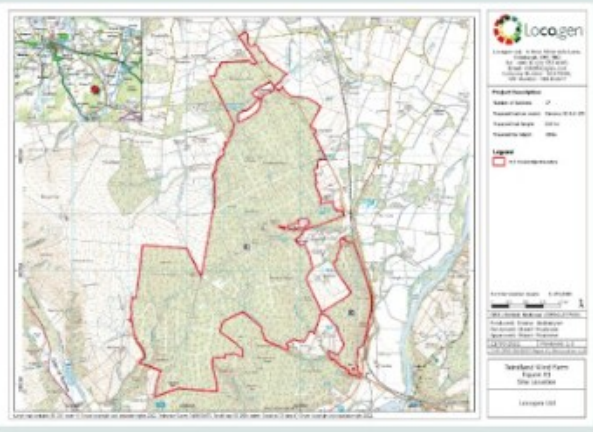
Board Two



The proposed development

Project location

We are currently developing a proposal for a wind farm on land at Teindland Wood, located immediately north of Rothes.



Key project information

At this stage, the proposal for Teindland Wind Farm comprises:

- Up to 17 turbines, with a max. height of 230m
- Co-located battery storage with the wind farm to maximise the use of the grid connection
- On site access tracks linking the turbines and connecting to the B9103
- On site substation
- Site office and staff welfare facilities

Grid connection

Teindland Wind Farm has a connection agreement with National Grid ESO at Blackhillock Substation. Scottish Hydro Electric Transmission Plc will deliver this connection.

Turbine delivery route

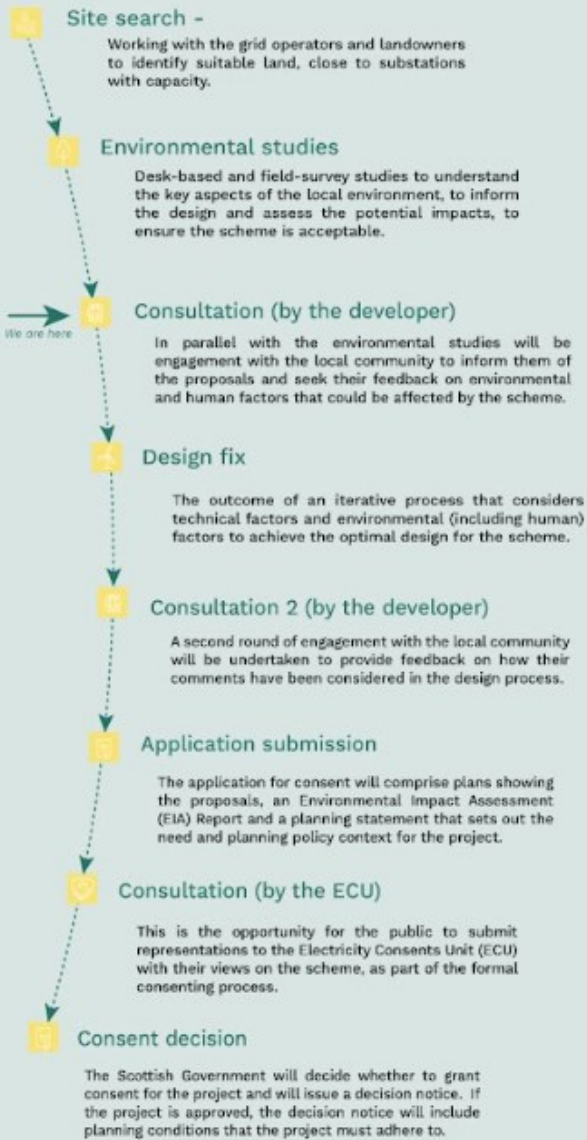
At this stage, it is anticipated that turbines will be delivered to Port of Inverness, and will travel to site via the A96 and A941.



Board Three



Project timeline

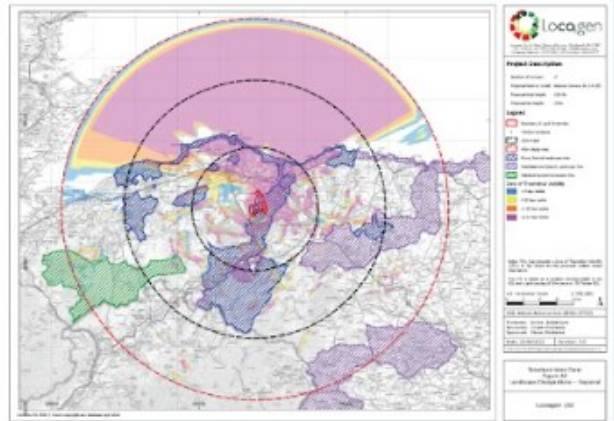


Board Four



Landscape and Visual Impact

Zone of theoretical visibility



A Landscape and Visual Impact Assessment (LVIA) will be undertaken as part of the EIA. The purpose of this is to establish the potential effects of the project on the surrounding landscape.

An LVIA evaluates the visual and aesthetic impacts of a project on the landscape. It helps identify significant visual changes and suggests ways to minimize adverse effects.

A Zone of Theoretical Visibility (ZTV) has been produced, based on the preliminary layout, to inform the LVIA. ZTVs are a tool that establishes the likely extent of the visibility of a project. They show the worst-case scenario as they do not consider screening vegetation or buildings.

The ZTV was created using advanced GIS software, considering topography and other geographical factors.

Board Five



Environmental Impact Assessment

An EIA is a tool used to assess the significant effects of a project proposal on the environment. EIAs make sure that project decision makers think about the likely effects on the environment at the earliest possible time and aim to avoid, reduce or offset those effects.

Teindland Wind Farm has a connection agreement with National Grid ESO at Blackhillock Substation. Scottish Hydro Electric Transmission Plc will deliver this connection.

The EIA will consider a number of topics, including (but not limited to) the following:

Ecology and Ornithology

Potential effects on protected species, birds and habitats.

Landscape and Visual Amenity

A detailed Landscape and Visual Impact Assessment, including a detailed assessment of residential properties in close proximity, will be undertaken.

Hydrology and Peat

Potential effects on waterbodies and watercourses, private water suppliers and peat.

Archaeology and Cultural Heritage

Potential direct effects on archaeological remains and setting effects on cultural heritage assets.

Noise and Vibration

The potential for noise and vibration effects from the turbines, once operational. Construction noise and vibration will also be considered.

Traffic and Transport

The effects of construction traffic on the local road, walking, cycling and public transport networks.



Board Six



Wind Farm Development

How are wind farms developed?

Site selection-

a potentially suitable site is one that has a good wind resource, has a large area that is away from residential properties and environmentally protected areas, has a connection available to the electrical grid, and with a landowner that is supportive. Such sites are examined in more detail to decide whether to take them forward towards a planning application.



Consultation-



once a site has been selected, consultation is undertaken with local communities, governmental bodies and organisations responsible for advising on the protection of the environment. Their views are sought on the potential environmental effects and opportunities for enhancement..

Survey -

professional environmental and technical consultants are used to examine the site and its surroundings, to understand potential sensitivities and ways that any adverse impacts can be mitigated..



Design-



the consultation and survey findings are used to understand if wind farm development at the site is likely to be acceptable. If it is, the layout and mitigation proposals are changed to minimise adverse impacts and maximise enhancement opportunities, whilst maintaining electrical generation capacity.

Documentation and application -

the development proposals, consultation, surveys, design process and assessments of the environmental impact are documented in an Environmental Impact Assessment Report (EIA Report), which (for a project of capacity more than 50 MW) is submitted to the Scottish Government for them to make a decision on consent. The Scottish Government will consult with various bodies including the local council to inform its decision.



Board Seven



The power of tomorrow, today

Why onshore wind?

Wind farms are supported in general, in Scotland, with developments with capacity more than 50 MW being identified as National Infrastructure in the Scottish Government's National Planning Framework 4 (NPF4), which notes that "A large and rapid increase in electricity generation from renewable sources will be essential for Scotland to meet its net zero emissions targets".

Teindland Wind Farm would contribute to the generation of renewable electricity, which has the triple benefits of being the cheapest form of electricity generation, contributing to the UK's energy security, and helping reduce further climate change.

What are the impacts?

Potential impacts will be examined and minimised as far as practicable through the pre-application phase of the project. The main potential impacts of Teindland Wind Farm are currently expected to be: visibility from local areas; potential impact on certain bird species, and potential interference with radar used by the aviation industry. These (and other) potential impacts will be minimised as far as practicable within the design process, and then mitigation provided where practicable for any remaining impacts. The project will only proceed if the anticipated impacts of the final, resulting proposals are deemed acceptable by the Scottish Government, in consultation with community and technical advisory bodies.

There is more information about wind power, the Teindland Wind Farm proposal and European Energy on our website.



www.teindlandwindfarm.com



8.11 Second Public Exhibition Boards

Board One



The Power of Tomorrow, Today

Welcome to the Consultation event.

This second round of public exhibitions is being held to present a progressed design which has been informed by public and consultee feedback, as well as site surveys and environmental assessments.

Information and QR codes can be found throughout the hall so that you can find out more about the project. We encourage you to view the materials on display and speak to the Project Team if you have any questions.

You will also see feedback forms situated throughout, which give you an opportunity to share views, opinions and comments about the project.

We look forward to the opportunity to:

- Meet face to face
- Share the latest proposals
- Discuss the project designs
- Listen to feedback
- Gather comments
- Identify issues that are important to you



We hope that you find the information provided useful.
If you have feedback on this design or have any questions, you can contact the project team at any time.

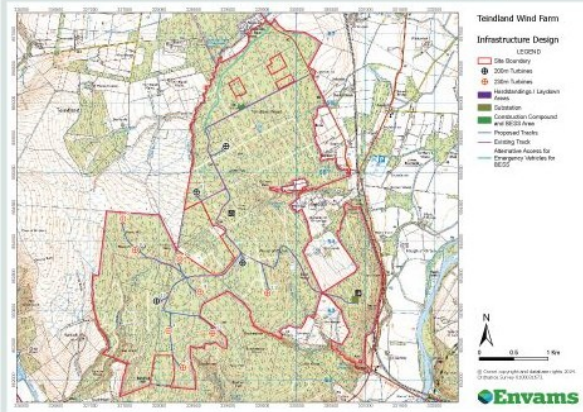
Board Two



The proposed development

Project location

We are currently developing a proposal for a wind farm on land at Teindland Wood, located immediately north of Rothes.



Since the first round of public exhibitions, the design has evolved to that presented above. The turbine locations have been informed and optimised through surveys and consultation. For this design, we have:

- Avoided areas of deeper peat and bog restoration;
- Carried out noise surveys and ensured that turbines are at sufficient distance to meet acceptable noise limits;
- Carried out ecology and ornithology surveys, and avoided sensitive areas;
- Located turbines to optimise views from key locations, and maximise distances from residential properties;
- Developed a track and infrastructure layout that re-uses existing tracks as far as practicable, and minimises environmental impacts;
- The above has informed the removing of five turbines from the proposals, and lowering the height of four more.

This informed and optimised design for Teindland Wind Farm now comprises:

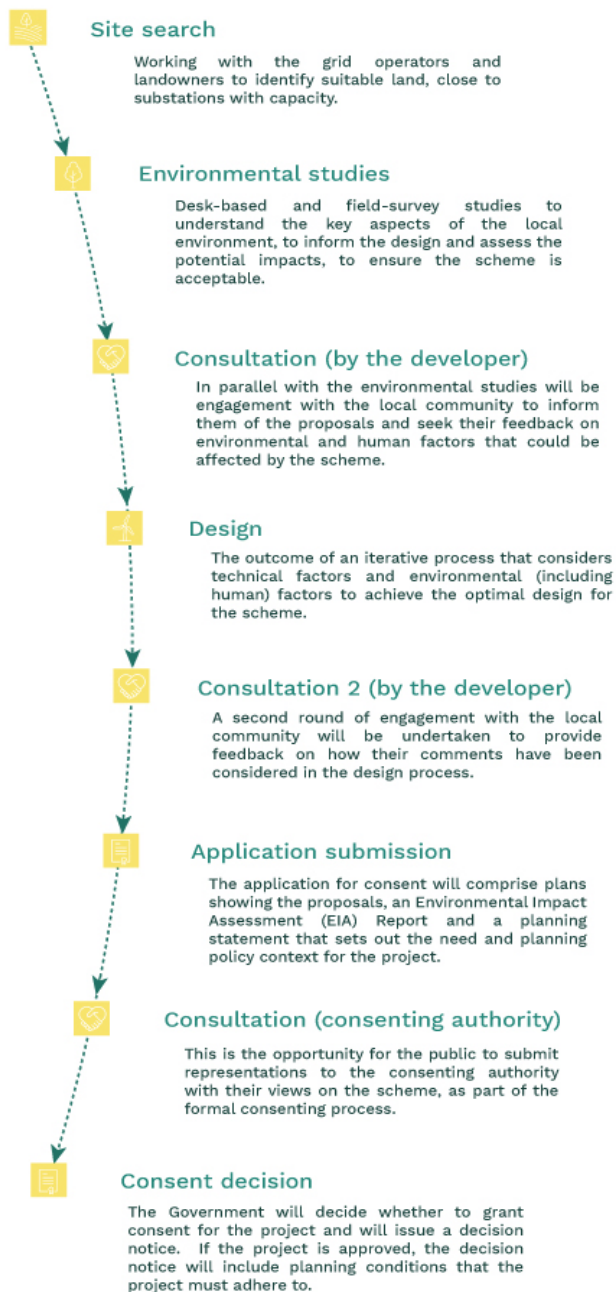
- 12 turbines and crane hardstanding areas; 8 turbines will be up to 230m to tip and 4 turbines will be up to 200m to tip;
- Co-Located Battery Energy Storage System (BESS) with the wind farm to maximise the use of the grid connection;
- On Site substation;
- On Site Access Tracks linking the Turbines and Development infrastructure to the B9103; and
- Site office and staff welfare facilities.



Board Three

Board Four

Project timeline



Landscape and Visual

Zone of theoretical visibility



A Landscape and Visual Impact Assessment (LVIA) is being undertaken as part of this Environmental Impact Assessment, which will establish the potential effects of the project on the surrounding landscape and visual receptors, such as Landscape Character and Residential Properties.

An LVIA evaluates the visual and aesthetic impacts of a project on the landscape. It helps identify significant visual changes and suggests ways to minimize adverse effects.

A Zone of Theoretical Visibility (ZTV) has been produced, based on the current layout, to inform the LVIA. ZTVs are a tool that establishes the likely extent of the visibility of a project.

The ZTV was created using advanced GIS software, considering topography, principal woodlands and buildings. The ZTV does not take account of some localised features such as small copses, hedgerows or individual trees and therefore still gives an exaggerated impression of the extent of visibility. The actual extent of visibility on the ground will be less than that suggested by this plan.

With the LVIA being progressed since the first round of exhibitions, we have presented a number of visualisations of the current layout. The LVIA will be informed by site visits and analysis of visualisations produced from 20 locations. The LVIA will also account for and include a night-time lighting assessment in the application.





Environmental Impact Assessment

An EIA is a tool to assess the effects of a project proposal on the environment, and determine if any of these are significant. EIAs make sure that project decision makers think about the likely significant effect on the environment at the earliest possible time and aim to avoid, reduce or offset those effects.

Teindland Wind Farm has a connection agreement with National Grid ESO at Blackhillock Substation. Scottish Hydro Electric Transmission Plc will deliver this connection and undertake any EIA required for these works.

The EIA will consider a number of topics, including (but not limited to) the following:

Ecology and Ornithology

Potential effects on protected species, birds and habitats.

Landscape and Visual Amenity

A detailed Landscape and Visual Impact Assessment, including a detailed assessment of residential properties in close proximity, will be undertaken.

Hydrology and Peat

Potential effects on waterbodies and watercourses, private water suppliers and peat.

Archaeology and Cultural Heritage

Potential direct effects on archaeological remains and setting effects on cultural heritage assets.

Noise and Vibration

The potential for noise and vibration effects from the turbines, once operational. Construction noise and vibration will also be considered.

Traffic and Transport

The effects of construction traffic on the local road, walking, cycling and public transport networks.



EIA Surveys Update

Ecology and Ornithology

The EIA includes the assessment of impacts on ecological and ornithological receptors (both species and habitats). To inform the design, a number of surveys and assessments have been carried out. These include:

- Protected species surveys;
- Habitat surveys;
- Bat monitoring surveys; and
- Bird flight activity surveys.

These surveys have influenced the design, with turbines either being moved or removed from the design to minimise impacts on receptors. These surveys will be used to inform assessments of the final design which will be reported in the application.

Forestry

The layout of the development has been designed carefully to minimise impact on forestry by avoiding putting infrastructure in blocks of mature trees as far as possible. Where this is not possible the block will be felled and replanted around the infrastructure. Around each turbine, there will need to be a "keyhole" which will be kept clear of trees in accordance with guidance to protect bats. A revised forest plan setting out the proposed changes to woodland and trees on site will be included with the application.

Hydrology and Peat

Hydrology has been a key consideration in the design of the development, with consultation with Moray Council and Scottish Water, identifying private water supplies and recommended exclusion zones. Having these identified has allowed for an informed design which avoids impacts to these as far as possible.

Phase 1 peat surveys have been undertaken to understand peat coverage across the site. Areas of deep peat have been avoided during the design of the development. Phase 2 peat surveys will now be undertaken to gather more information on the areas where infrastructure is proposed, including access tracks, substation, BESS and areas of hardstanding.



EIA Surveys Update

Access, Traffic and Transport

It is currently expected that access will be taken to site from the B9103. Traffic and transport assessments will be carried out and included in the application, which will assess the impacts from the increase of construction traffic during the construction phase. This assessment will allow us to draw conclusions on the significance of any increase in traffic, taking consideration of safety.

Noise and Vibration

A background noise survey has been conducted from several residential locations in the vicinity of the site. The noise data collected will be used to calculate noise limits which will be written into a condition of any consent in order to protect residential amenity. Noise modelling will be carried out to predict noise levels from the proposed turbines to ensure that these conditions can be met.

Cultural Heritage and Archaeology

Little known archaeology has been identified on site; where features have been identified, these have been avoided through careful design. The assessment will focus on the potential impact on the settings of cultural heritage assets, such as Scheduled Monuments, Listed Buildings, and Gardens and Designed Landscapes, which could arise through a change in views.

The proposed access route

Project location

The current proposed Port of Entry is Inverness (with Ardersier under consideration).



From Inverness, the proposed access route is as follows:

- Loads will depart the harbour and proceed eastbound on Longman Drive and Stadium Road;
- At the Longman Roundabout, loads will turn left onto the A9 southbound;
- Loads will depart the A9 at the Raigmore Interchange, taking the first exit onto the A96 eastbound;
- Loads will continue on the A96, turning right onto the B9103 to the west of Lhanbryde;
- Loads will continue underneath a rail bridge that has a signed height restriction of 13'-0" feet (3.9m); and
- Loads will then continue south and turn right into the existing Teindland Forestry access and continue to the turbine locations.

The proposed loads would not be able to pass underneath the rail bridge in its current form. A detailed civil engineering assessment has been undertaken to review the feasibility of traversing under the bridge. This identified that lowering the road either side of the bridge will provide adequate clearance for the proposed loads to pass under the structure.

Remedial works will be required at various other points along the route to accommodate the loads, in the form of physical works or as traffic management interventions. The detailed designs of any remedial works are still to be designed and will be agreed with stakeholders.



The Power of Tomorrow, Today

Thank you for attending the Consultation event today.

If you wish to discuss the proposal, have any feedback for us, or require any further information, please contact us

- by email to:
info@europeanenergy.com
- in writing to:
European Energy UK Ltd,
39 St. Vincent Place,
Glasgow, G1 2ER
- via a feedback form, available
on our project website



We look forward to the opportunity to meeting you again at the next event, and wish you a safe onward journey.

