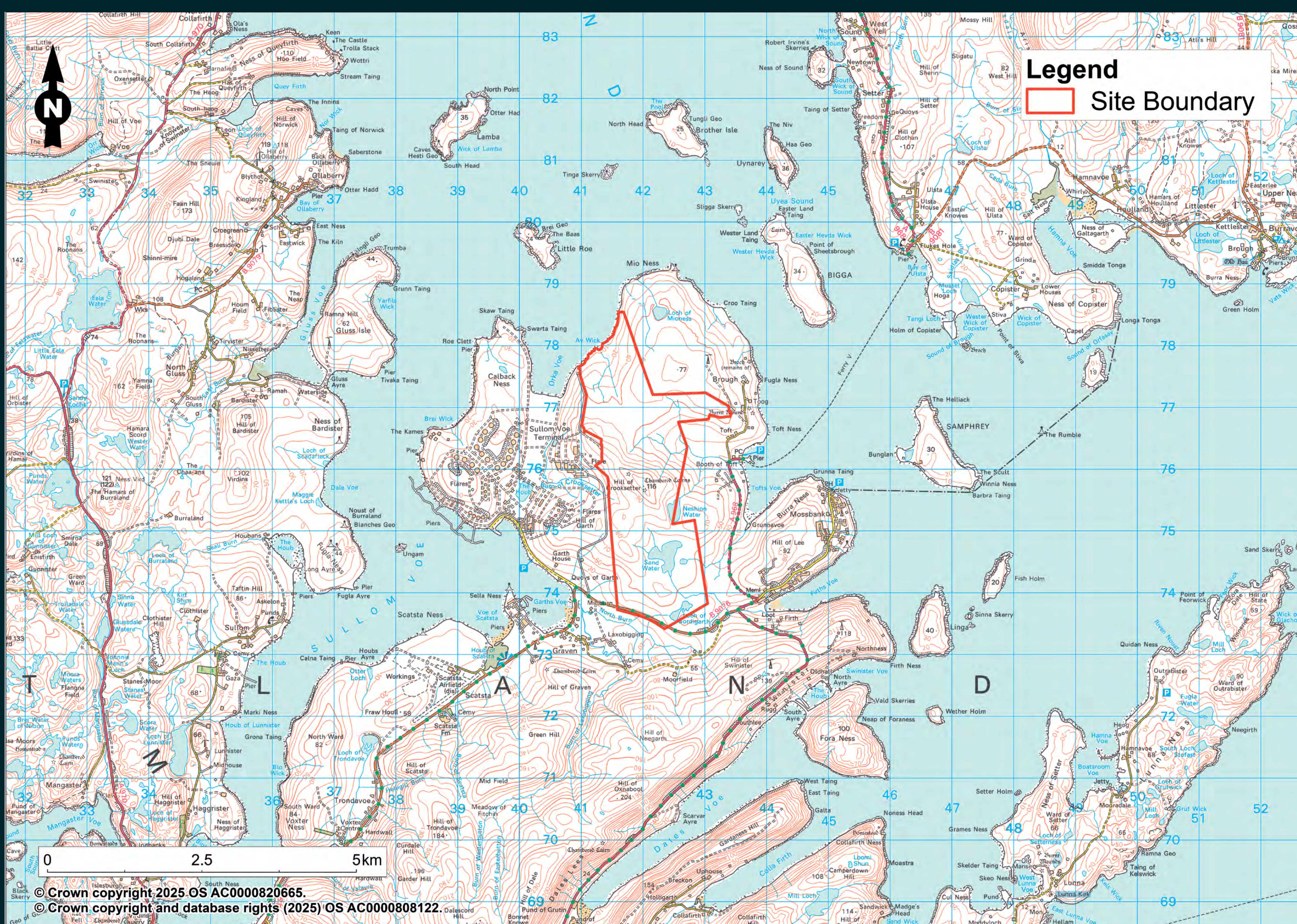




ABOUT THE PROPOSED DEVELOPMENT



The Site

The Neshion Energy Park site is situated within an established industrial landscape adjacent to one of Europe's largest oil terminals. The site boasts exceptional wind resources, making it an ideal location for a renewable energy park dedicated to generating clean, sustainable energy.

Proposal

Neshion Energy Park will consist of up to 10 wind turbines with a maximum blade tip height of 200m, a Battery Energy Storage System (BESS), access tracks and zones for other energy-related infrastructure. The total generating capacity of the energy park will be over 50 megawatts (MW).

Energy Consents Unit (ECU)

As the Proposed Development will have an installed capacity of greater than 50MW, an application for consent will be made to the Scottish Ministers under section 36 of the Electricity Act 1989. Deemed planning permission will also be sought under section 57 of the Town and Country Planning (Scotland) Act 1997. As the local Planning authority, Shetland Islands Council (SIC), will act as a statutory consultee in this process.

Grid connection

A grid connection application process is underway, and it is anticipated that there will be a connection locally, subject to network upgrades by the grid operator.

Development Framework

Neshion Ltd. have been working with partners to create a Development Framework for the Sullom Voe Area.

What is a development framework?

A Development Framework is Planning guidance that sits alongside the Local Development Plan and can help the Local Authority make Planning decisions for an area. The process for creating a Development Framework brings together the local authority, public bodies, developers and communities to jointly agree priorities for a spatial plan and find alignment around key outcomes such as community benefit, land use, and infrastructure investment.

What does it mean for Shetland?

A Development Framework has the potential to give status to the Sullom Voe area as an energy hub to maximise local benefits and increase certainty around planned projects. A spatial plan for this area can help make best use of the available space while identifying opportunities for projects to share, or more efficiently use, land for projects.

The Sullom Voe Development Framework could be presented to Shetland Islands Council in early 2026.

A best practice case study of this type of spatial planning mechanism is the **Hagshaw Energy Cluster Development Framework**.