

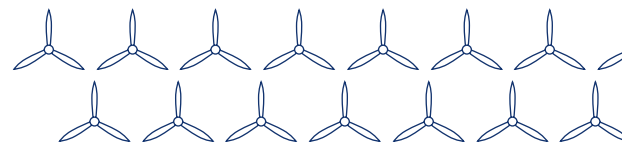
# What to expect during the delivery of our projects

Feb 2025





# Introduction



## About us

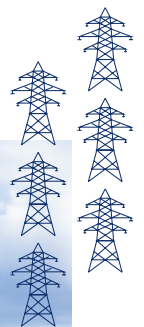
We are the transmission network operator for the north of Scotland. Our network region covers some of Scotland's most challenging terrain and we are responsible for maintaining and operating the high voltage electricity network – making sure the transmission network can provide our communities in the north of Scotland with reliable electricity. We are responsible for making sure that Scotland's vast renewable energy resources can be connected to the electricity system, to enable the delivery of both the UK and Scottish Government net zero targets and enable greater home grown energy security.

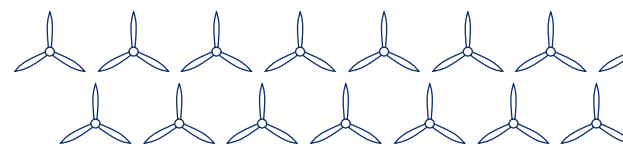


## Delivering for 2030

Over the coming months, SSEN Transmission will be submitting a number of applications for consent to construct our 'Pathway to 2030' projects.

This document is designed to provide information on what communities and stakeholders can expect during the pre-planning consent phases of our projects. The purpose of this document is to provide a high-level overview of our activities and relevant considerations in regard to our current pre-consenting project activity. It also provides a summary of phases of construction for substations and overhead lines as well as our planned approach to managing traffic and housing construction staff in the event our planning applications are approved.





# Pre-consent activity

Following submission of our applications for consent, and whilst awaiting a decision, we will continue to undertake some survey works at our proposed site locations. During this pre-consent phase, our staff and contractors may be present on or around our proposed sites. They will be wearing high visibility clothing and be identifiable. We may also carry out activities, such as improvements to local road networks. These works are generally progressed in advance of main construction activities to ensure safe access to and from sites and to minimise the cumulative impact of local disruption if we were to be granted planning approval.

## What types of pre-consent work will we be undertaking?

- **Environmental surveys:** Habitat surveys and protected species surveys
- **Traffic management surveys:** Collecting road user data and designing detailed traffic management plans
- **Access tracks:** Working with our appointed principal contractors to undertake geotechnical surveys to develop detailed access track plans

Undertaking advanced works and surveys are standard practice for projects. We engage with appropriate consenting bodies to ensure we are following the latest guidelines.

## Pre-delivery phase (post planning consent)

Assuming consents are granted, we will then move into the 'pre-delivery phase' where the focus is on 'discharge of consent conditions'.

### Discharge of planning conditions:

If consent is granted, there will be conditions that are set by the planning authority which we are required to satisfy before our projects commence. We will then formally submit information to the relevant authorities to confirm how we will meet these conditions. Following this, the conditions will be 'discharged' – or 'signed off' – allowing us to begin work.

### Early enabling works:

Key activities to be carried out prior to full construction may include:

- Site clearance
- Public road improvements (upgrades and passing places)
- Set-up of temporary site compounds, including installation of utilities required to service the compounds

## Throughout our projects

- Safety is always our number one priority. At times we may need to restrict access around our sites to keep our staff and the public safe.
- Traffic management plans will be developed and implemented throughout project delivery to avoid disruption where possible to local road users.
- If we need to restrict the use of public roads or access routes, we will provide alternative routes to the public.
- Site working hours will be communicated via different methods including our dedicated project webpage.
- We will ensure that our contractors look to employ local staff where possible to limit additional traffic.
- We will look to restrict heavy good vehicle movements wherever possible by ensuring that vehicles and equipment are stored in strategic locations.
- We will constantly review our plans to take the most sustainable and efficient approach to construction.

## Economic benefits

During our infrastructure investment works we are engaging strategically to bring economic and legacy benefits to the local area including:

- Job creation and skills development including apprenticeships
- Local supply chain contract opportunities
- Community Benefit Funds



# Managing our traffic

## Access tracks

Due to the rural location of our projects and to help to manage construction traffic, we look to use existing access tracks where possible, but new access tracks are often needed. These access requirements are determined prior to consent applications being submitted as they are detailed in the planning applications. We may also have to carry out additional works such as:

**Public road improvements (PRI)** – These works could include upgrades to the local road network such as road widening, installation of temporary or permanent passing places, new or upgraded road junctions and upgrades or replacement of existing bridges.

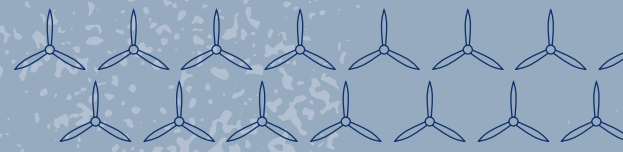
**Stone tracks** – Stone tracks are designed to accommodate heavy loads required for construction and will be removed and the land reinstated at the end of construction unless required for operational access.

**Temporary trackways** – Temporary trackways are sometimes used for lighter traffic.

The selection of the type of track required depends on a number of factors including the proximity of the construction site to a public road, environmental impacts and potential maintenance activities (i.e. the types of vehicles we will be using). We include information on access tracks in our Environmental Impact Assessments (EIA) which are submitted to the planning authority along with our planning applications.

## Traffic management plans

The potential impact of our construction traffic is considered during the development of our consent submissions. As we move into the construction phase of our projects we, along with our principal contractors, will create detailed traffic management plans which will be submitted to local authorities as part of our consent conditions. These detailed plans will be shared on the relevant project webpages of our website.



# Construction phase

## Substation construction

Below is a summary of the activity that is carried out year-by-year in the construction of a SEN Transmission substation.

### Year 1 - site clearance and ground 'blasting'

- Fencing and lighting going up around the site, as well as ground being cleared
- There will be some short-term increased lorry movement while we transport materials onto our sites
- Forestry works to make room for the site
- Introduction of security measures for the safety of the public and our site
- We may need to carry out 'blasting' where our substations are being built. These blasts would be limited and communicated as required. Blasting allows us to excavate rocks underground for reuse when creating our foundations, avoiding importing stone from elsewhere.

### Year 3 – installation of equipment

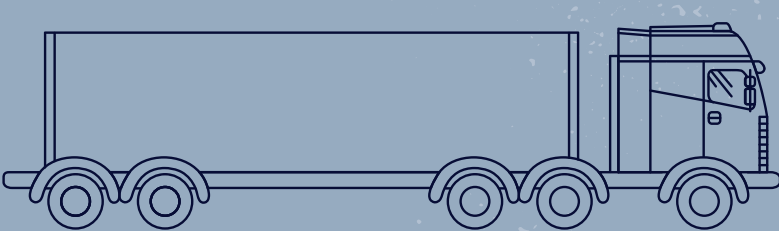
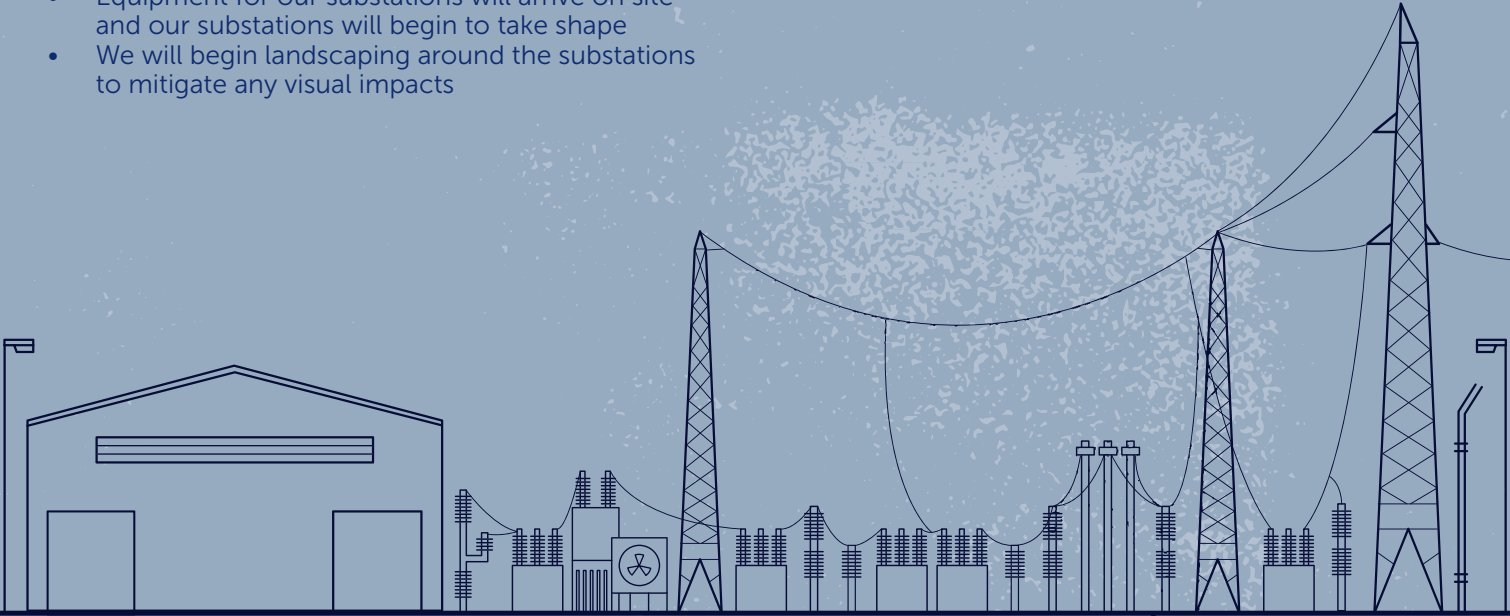
- Installation of key electrical equipment onto the prepared substation platform
- Will begin to see buildings, generators and electrical platforms appear
- Same level of civil work still being undertaken.

### Year 4 – commissioning

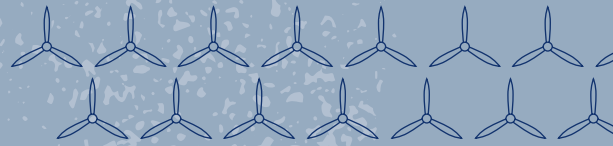
- Begin commissioning on site.
- Less activity as the bulk of the civil works will be completed.

### Year 2 – platform creation

- The platforms for our substations will begin to be created and civil works will commence
- Equipment for our substations will arrive on site and our substations will begin to take shape
- We will begin landscaping around the substations to mitigate any visual impacts



\*Diagram for illustrative purposes only



# Constructing a tower and overhead line

Below is a summary of the activity you can expect to see step-by-step in the construction of a SSEN Transmission tower and overhead line.

## Step 6

Steel tower erection (constructed in sections)

## Step 7

Wiring – this is completed by teams in stages to connect towers across the length of the line

## Step 4

Tower steel work arrives on site

## Step 5

Crane arrives on site

## Step 2

Excavation of foundations  
Use of piling or excavator depends on ground conditions (piling as alternative for steps 2 and 3)

## Step 3

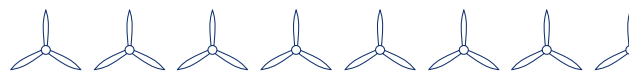
Concrete pour for foundation

## Step 1

Access tracks – temporary (stone or trackway) or permanent (less common).



\*Diagram for illustrative purposes only

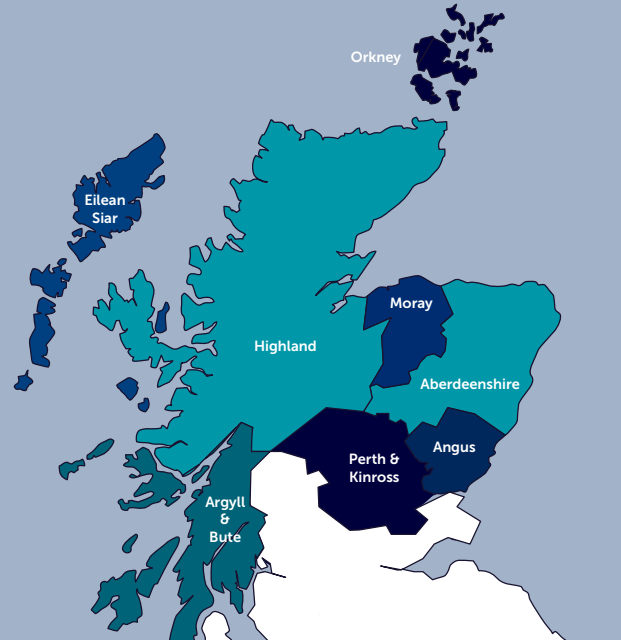
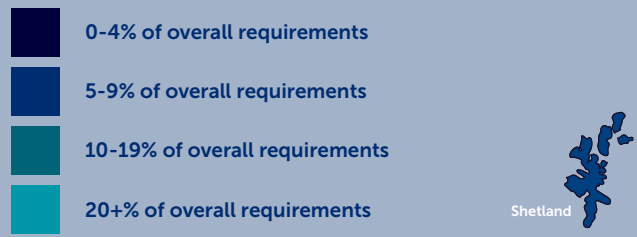
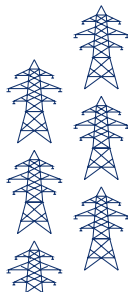


# Housing construction staff

We have developed a housing strategy for our projects in a way that enables project delivery, but also supports the housing needs of the communities where we operate over the long term. We will take a collaborative approach to worker accommodation specific to each location, with local authorities supporting our understanding of housing needs and demand and the priorities so that we can leave a legacy. Our housing strategy sets out details for housing our workers, but to summarise, we are taking the following approach:

- 1. Temporary worker housing:** We will aim to ensure that as a legacy these will provide serviced sites that can deliver future value to the community after worker accommodation has been demobilised. This can be achieved by working with local authorities to identify sites that face investment barriers and unlocking them for future use.
- 2. Unlocking development through leases on new builds:** In this example we will provide certainty of income for a set period to unlock development which can then add to housing stock when our lease period ends. This will focus on houses and sites that are need intervention to be delivered, so we are not displacing members of our host communities.
- 3. Empty homes initiatives:** By taking out long leases on empty homes, we would support the Scottish local authority empty homes initiative at the same time as providing a quality home-from-home for construction workers.
- 4. Refurbishing disused property:** With this option there is the potential for transforming buildings such as disused and derelict properties into quality living spaces for construction workers, and possibly in the future, for the local community.
- 5. Local hotels and rentals:** We will work collaboratively with the tourism and local rental market. This can help to sustain tourism businesses in the off-season. A balance for each area will be sought that supports the project but not to the detriment of the local economy and community.

You can access our full housing strategy using your mobile phone camera and the QR code.





# Continuing to engage with communities and stakeholders

Engagement activity will continue throughout the development consultation process for our Pathway to 2030 projects.

We will keep you informed as the projects progress and, should planning permission be granted, this will be widely advertised and communicated through our project webpages and email distribution lists.

We are committed to working with local stakeholders, including communities and local elected members to identify effective channels of communication and tailor methods of engagement to best suit the communities in which we work.

## Community liaison groups

Across the north of Scotland, SSEN Transmission has established and participated in Community Liaison Groups (CLGs). These forums ensure the communities we work within have the opportunity to work collaboratively with project teams, keep community members informed of construction activity, ask questions and raise issues relating to the project.

We intend to host CLGs during our Pathway to 2030 project's construction periods, providing a platform for constructive discussion with residents. These groups are usually made up of representatives from local community councils, local ward councillors and the SSEN Transmission delivery team, with our contractors often in attendance.

Establishing a CLG is often one of the planning conditions received within a planning consent, and if this is the case, we will work with the relevant local authorities to ensure we adhere to any specific requirements surrounding implementation.

## Community council meetings

Where construction impacts are concentrated to a specific area, we'd welcome opportunities to attend Community Council meetings to provide project updates and discuss mitigation measures with local residents.





## Project community liaison manager

Each project has a dedicated Community Liaison Manager who works closely with community members to make sure they are well informed of our proposals and that their views, concerns, questions or suggestions are passed to our project teams.

This will remain the case during construction, where we aim to maintain strong working relationships. We will be accessible to key local stakeholders such as community councils, residents' associations and development trusts, and regularly engage with interested individuals.

Contact details are available from our project webpages, where you can also sign up for updates.

## Working with our contractors

Our contractors will play an integral role in the construction period of our projects. As such, you may also hear from them directly about local project activity. Contractors may also attend meetings and engagement activities and they will work with engagement teams within SSEN Transmission to ensure timely project updates and notifications are provided when necessary.

## Project updates

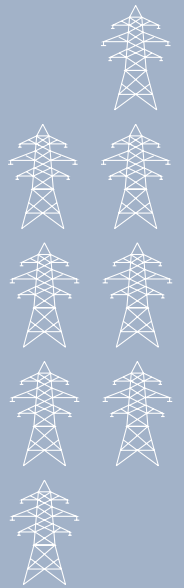
SSEN Transmission and our contractors will utilise a range of different methods to keep in touch such as:

- Newsletters
- Email updates (to project distribution lists and local elected members)
- Public notices
- Local signage
- Community Liaison Groups
- Community Council Meetings
- Social media
- Letter drops
- Door knocking

Our aim will be to ensure that information regarding our activities is transparent and easily accessible, whilst not inundating communities.

We'll proactively let you know what is likely to happen and when, will be available to contact for further details and will ensure our website provides the most up-to-date information regarding construction activities. If there are any additional communication methods you believe we should consider that aren't listed above, please let us know.





## Stay up to date and contact us through social media

To hear the latest project announcements, new policies and legislation, emerging technologies and major news stories:



[www.ssen-transmission.co.uk](http://www.ssen-transmission.co.uk)