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1.0 THE PROPOSAL

Introduction

This document relates to a proposal by RES for a wind farm. The proposed Culachy Wind Farm is located on Culachy Estate, approximately 5 km south of Fort Augustus as shown in appendix 1 (Site Boundary - 03001D2205-01).

It is estimated that the site could accommodate up to 13 wind turbines with an expected total installed capacity of approximately 44 megawatts (MW), although it is recognised that the number may change due to technical, environmental, commercial constraints and the suitability of the site.

Project Description

RES initially scoped Culachy Wind Farm with the Scottish Government under Section 36 of the Electricity Act 1989. The project has now reduced in size to below 50 megawatts and as set out in the Schedule, Regulation 2(1) of the Town and Country Planning (Hierarchy of Development) (Scotland) Regulations 2009, Culachy Wind Farm is defined as a Major Development, as the capacity is, or exceeds 20 megawatts.

The proposed wind farm development at Culachy will comprise:

- Approximately 13 three-bladed horizontal axis wind turbines of up to 149.5 m tip-height;
- at each turbine, associated low to medium voltage internal transformers and related switchgear;
- turbine foundations;
- hard-standing areas at each turbine location for use by cranes for erection and maintenance;
- a series of on-site tracks with associated water crossings;
- a site access route from the main road network;
- borrow pits;
- a single, permanent, free-standing meteorological mast;
- up to 3 temporary site calibration masts;
- a sub-station compound containing a control building;
- an on-site electrical and control network of buried cables;
- a connection from the substation to the local grid network (not part of the wind farm planning application);
- temporary construction compounds including welfare and gatehouse compounds;
- drainage works;
- associated ancillary works; and
- engineering operations.

2.0 THE APPLICANT

RES is one of the world's leading independent renewable energy developers with operations across Europe, the Americas and Asia-Pacific. RES, a British company, has been at the forefront of wind energy development since the 1970s and has developed and/or built 135 wind farms (8 Gigawatts (GW) of wind capacity) worldwide. In the UK alone RES currently has more than 1,000 MW of wind energy either constructed, under construction or consented. In Scotland, RES has developed and/or built eleven wind farms with a total generation capacity of nearly 215 MW. In 2013, RES completed construction of Meikle Carewe Wind Farm in Aberdeenshire.

RES is active in a range of renewable energy technologies, including the development of large-scale solar and biomass and on-site heat, and the delivery of on-site renewable heat and power technologies. In the field of renewable energy and sustainable buildings RES also offers strategic advice to the public and private sectors. RES has offices across the UK and worldwide.

Drawing on decades of experience in the renewable energy and construction industries, RES has the expertise to develop, construct and operate projects of outstanding quality. From its Glasgow Office RES has been developing, constructing and operating wind farms in Scotland since 1993. RES has a growing team of over 117 staff in Scotland, working across a range of disciplines

3.0 OUR APPROACH TO COMMUNITY CONSULTATION

RES is experienced in wind energy project development and community consultation is an integral part of the process. A comprehensive process that engages with local people and stakeholders at an early stage allows an informed debate that helps us identify issues of concerns, explore solutions and design a low-impact project that will be welcomed as a positive asset by the local community.

As outlined in Section 1.0 of this report, Culachy Wind Farm constitutes a Major Development, as the capacity is, or exceeds 20 megawatts. This requires the applicant to carry out Pre-Application Consultation (PAC) with the local community and submit a PAC report with the planning application. As a prerequisite, an applicant must provide a Proposal of Application Notice setting out how it intends to carry out consultation and engage with the community local to its proposed development. This document fulfils this requirement.

Best practice guidance exists in Scotland on community engagement, with the most notable being PAN 3/2010 - Community Engagement. RES agrees with PAN 3/2010, in that each development requires a tailor-made approach to community consultation. RES wishes to undertake high quality, meaningful, public engagement and consultation. RES will use the 10 National Standards for Community Engagement as set out in PAN 3/2010 (and outlined below) to plan, monitor and evaluate our engagement.

1. INVOLVEMENT	Identify and involved the people and organizations who have an interest in the focus of engagement.
2. SUPPORT	Identify and overcome any barriers to involvement.
3. PLANNING	Gather evidence of need and resources to agree purpose, scope and actions.
4. METHODS	Agree and use methods of engagement that are fit for purpose.
5. WORKING TOGETHER	Agree and use clear procedures that enable participants to work together effectively and efficiently.
6. SHARING INFORMATION	Ensure necessary information is communicated between the participants.
7. WORKING WITH OTHERS	Work effectively with others with an interest.
8. IMPROVEMENT	Develop skills, knowledge and confidence of the participants
9. FEEDBACK	Feed results back to the wider community and agencies affected.
10. MONITORING AND EVALUATION	Monitor and evaluate whether engagement achieves its purpose and meets the national standard for community engagement.

RES will also draw on SP=EED (Scottish Planning = Effective Engagement and Delivery) derived from PAN81 to effectively audit the consultation process and use this tool to review the process in PAC report.

RES will work closely with The Highland Council to indentify stakeholders, drawing on their knowledge to build up a good understanding of the community. When working with stakeholders,

RES will listen, respond in a timely manner and, where appropriate either adapt the proposal or mitigate in response to the issues raised. Where this is not appropriate, RES will explain why.

We will ensure that all sectors of the community are involved in the process, identifying any difficult to reach individuals or groups with particular requirements and putting in place effective techniques to remove barriers to consultation.

As part of the Environmental Impact Assessment (EIA) process, as set out in the Town and Country Planning (Environmental Impact Assessment) (Scotland) Regulations 2011, RES is working closely with the statutory consultees and other technical stakeholders in undertaking environmental studies to identify the potential impact of the proposed development and possible mitigation measures. This is a parallel process and it aims to ensure the whole process is comprehensive and consistent. We aim for this to be a two-way conversation that informs and improves our overall project.

4.0 CONSULTATION PROCESS

Planning Policy

As set out in The Planning etc. (Scotland) Act 2006; the minimum consultation activity (Regulation 7) states that an applicant must consult with community councils and hold a public event. The Scottish Government views the objectives of the new regulations as "...to encourage improved trust and more open, positive working relationships from the earliest stages in the planning process and to provide, where possible, and early opportunity for community views to be reflected." As such, RES believes that meaningful and productive consultation requires a more detailed approach which goes above and beyond the minimum.

Our Aims

- To engage early with the community to facilitate a constructive consultation process; help RES understand and address concerns.
- Assist the public in understanding the benefits and impacts of the proposed wind farm.
- To add value and improve the quality of our proposal through meaningful and productive consultation
- Work with the community to define the structure of community benefits offered as part of the development.

Who we will consult with

As per Part 2, 7 (1) Town and Country Planning (Development Management Procedure) (Scotland) Regulations 2008:

"The prospective applicant is to consult as respects a proposed application every community council any part of whose area is within or adjoins the land where the proposed development is situated and in doing so is to give a copy of the proposal of application notice to such community council."

RES will serve the Proposal of Application Notice to the following bodies:

The Highland Council
Fort Augustus and Glenmoriston Community Council
Glengarry Community Council

Culachy Wind Farm is located in Fort Augustus and Glenmoriston Community Council area and the southwest extent of the site boundary adjoins Glengarry Community Council area.

Stakeholders at the local community level who are thought to genuinely represent the communities surrounding the wind farm have been identified as follows:

- Fort Augustus and Glenmoriston Community Council
- Glengarry Community Council

Stakeholders at the district and regional level are identified as:

- The Highland Council
- MSPs, MPs and MEPs
- Local community organisations and NGOs
- Local Schools
- Statutory and non-statutory consultees
- Local media

With every method used RES will emphasise that comments made are not representations to the planning authority, and when RES submits a planning application there will be the opportunity for representations to be made.

Process

RES will use the following methods of community involvement for engaging with stakeholders:

1. Community Council Meetings
2. Public Exhibitions
3. Meetings with Key Stakeholders
4. Individuals
 - a) Newsletters
 - b) Emails/Letters
5. Dedicated Wind Farm Website: www.culachy-windfarm.co.uk

RES will evaluate all of the methods of engagement used and will provide detailed findings within the PAC report submitted with the planning application. RES will ensure findings are presented with transparency and integrity.

Method	Stakeholders	Rationale	Further Information
Community Council Meetings	Community Councils	Identify and involve the people and organisations who have an interest in the focus of engagement. To outline our development plans and the consultation process RES wishes to undertake.	Letters will be sent with PAN to request a meeting. RES will present its development plans and discuss with the community council the best approach to consultation for their area.
Public Exhibitions	All	To share information on the development plans in an easily accessible way. Enable local residents to meet with RES staff to find out information, ask questions and leave comments on the development.	<p>A public exhibition will be held in Fort Augustus on 22nd October 2014. RES will ensure the public exhibition venue is accessible to everyone in the community. Adverts will be placed in the local papers (Inverness Courier and Press & Journal) at least seven days before the event including:</p> <ul style="list-style-type: none"> • a description and location of the proposed development; • where to obtain further information; • date, time and place of the exhibition; • statement explaining how and by when comments to RES on the proposal should be made; • statement that comments made to RES are not representations to the planning authority and that these can be made once a planning application has been submitted.
Meetings	Key Stakeholders (MSPs, MPs, Community Councils, Councillors, Community organisations, NGOs)	To provide information on the development to ensure key stakeholders can discuss and comment on the proposed development.	RES will send letters to key stakeholders to inform them of the public exhibition, inviting them to a private viewing before it opens to the public. RES will also seek a face to face meeting if this is not convenient.
Newsletters	All	To keep the local community updated with the timescale for the project and disseminate key information in a meaningful way. Provide contact details of the project team.	Newsletters will be sent out to all properties in Glengarry Community Council and Fort Augustus and Glenmoriston Community Council areas. If required, RES will provide opportunity to access the information in alternative formats such as Braille, large text and audio.
Emails/letters	All	To share necessary information with the local community. Respond to comments and questions on the proposed development.	RES will keep a database of those wishing to be kept informed with the proposal in accordance with the Data Protection Act (DPA) 1998. RES will respond in a timely manner and, where appropriate either adapt the proposal or mitigate in response to the issues raised. Where this is not appropriate, RES will explain why.
Website	All	The internet is increasingly being used to disseminate information. The use of digital media as a method of engagement will enable consultation with hard to reach groups. To enable information to be easily accessible for all stakeholders at each stage of the planning process.	RES will create a dedicated website for the project which will provide information about the proposed development, news, a questionnaire and information on the public exhibition. Information will be updated to include inputs made by all stakeholders throughout the process.

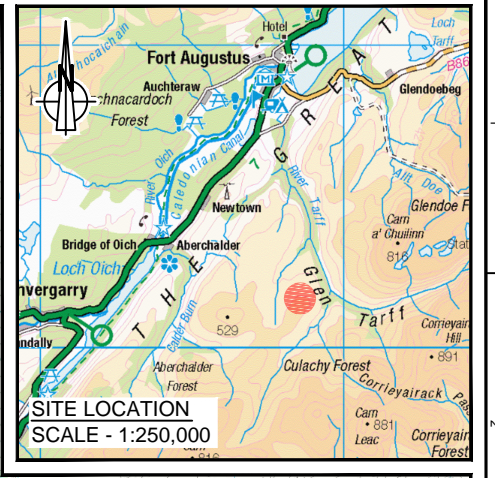
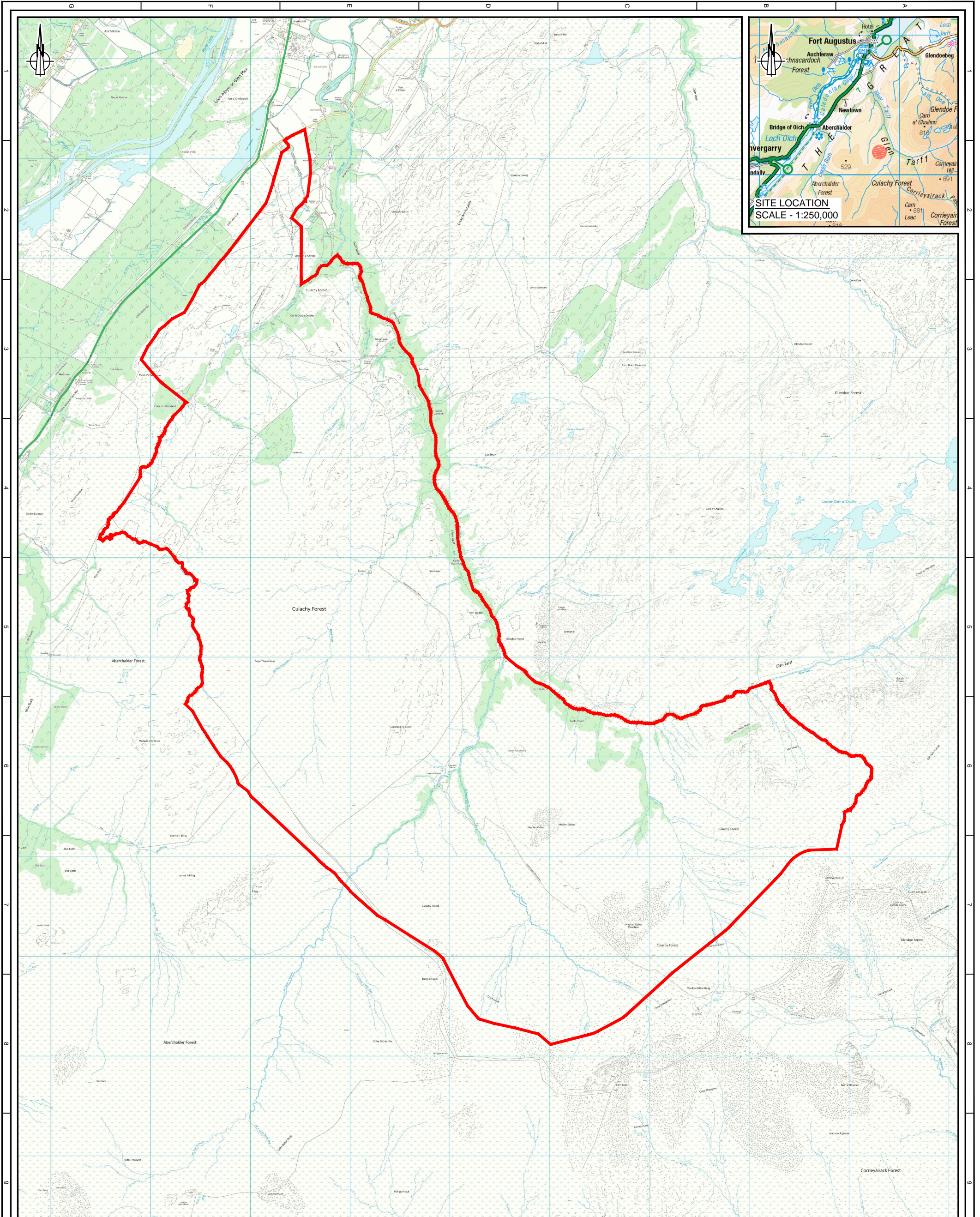
5.0 CONTACT DETAILS

For further information, please contact:

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6.0 APPENDICES

Appendix 1 - Site Location



KEY
SITE BOUNDARY

NOTE
 SITE BOUNDARY IS SUBJECT TO CHANGE.

ISSUE	DRAWN	CHKD	APPD	DATE	REVISION NOTES
01	CT	NB	NB	03-06-2013	FIRST ISSUE
03	CT		NB	03-09-2013	BOUNDARY REDUCTION
04	PS	AM	JS	20-08-2014	BOUNDARY AMENDED
05	CT	LM	NB	02-09-2014	SITE BOUNDARY CORRECTED

DRAWING NUMBER
03001D2502-05

PROJECT TITLE
CULACHY WIND FARM

DRAWING TITLE
SITE BOUNDARY

PURPOSE	PRELIMINARY	COORDS	UK OS
SCALE	1:35,000 @ A3	ORIGINAL PLOT SIZE	A3
LAYOUT DWG	N/A	T-LAYOUT NO.	N/A

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