

Pre-Application Consultation Report

Cambushinnie 400kV Substation

April 2025

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1. INTRODUCTION

- 1.1.1 This Pre-Application Consultation (PAC) Report is submitted by Scottish Hydro Electric Transmission plc, operating and known as Scottish and Southern Electricity Networks Transmission (SSEN Transmission), as part of an application for full planning permission under the Town and Country Planning (Scotland) Act 1997 (as amended) ('TCPA 1997') for the Cambushinnie 400kV Substation Project (hereafter referred to as the 'Proposed Development'), located immediately west of the existing Braco West 275kV substation, near Braco, Perth and Kinross.
- 1.1.2 The PAC Report is submitted as a requirement of section 35C of the TCPA 1997 in accordance with requirements prescribed in the Town and Country Planning (Development Management Procedure) (Scotland) Regulations 2013 (as amended) ('the DMRs') and particularly with reference to section 7B, which prescribes specific content for PAC Reports.
- 1.1.3 In general, the PAC Report provides an overview of the consultation programme and describes: the findings from the PAC process; the steps taken to meet statutory requirements; the feedback received during the PAC process, and how SSEN Transmission responded.
- 1.1.4 The PAC Report is comprised of six parts:
- 1: Introduction;
 - 2: Project Background – outlines the background to the project and provides a description of the key elements and non-statutory consultation undertaken;
 - 3: The Consultation Process – describes the submission of Proposal of Application Notice (PAN); the dates and venues for consultation events; the advertising process, any additional consultation required (or otherwise) by the local planning authority;
 - 4: Feedback and Key Issues – summarises the written responses to consultation and the views raised at public events, as well as the number of written responses received and attendees at events;
 - 5: Project Responses to Consultation – describes how SSEN Transmission took account of views raised during the pre-application consultation process, and how members of the public were given feedback on our consideration of the views raised; and
 - 6: Conclusion.
- 1.1.5 Appendices are attached to provide evidence of consultation carried out, under the terms of the abovementioned regulations.

2. PROJECT BACKGROUND

- 2.1.1 Scottish Hydro Electric Transmission plc ('the Applicant'), operating and known as Scottish and Southern Electricity Networks Transmission ('SSEN Transmission'), owns, operates, and develops the high voltage electricity transmission system in the north of Scotland and remote islands, and has a statutory duty under section 9 of the Electricity Act 1989 to develop and maintain an efficient, co-ordinated and economical electrical transmission system in its licence area.

2.2 Site Description

- 2.2.1 The substation site is on land immediately south west of the existing Braco West 275kV substation, approximately 4.5km west of the village of Braco; the nearest part of the Proposed Development (access track) is located approximately 680 m southwest of Braco village.

2.3 Proposed Development

- 2.3.1 The Proposed Development is a new 400kV Air Insulated Switchgear (AIS) substation comprising; a substation platform approximately 410m x 220m (not including the earthworks required to create a level platform), space provision to allow future connections, areas for drainage, landscaping/screening and habitat enhancement, permanent borehole, palisade fencing, permanent and temporary access roads and temporary construction welfare and laydown area(s) as required.
- 2.3.2 OHL tie-in works comprising a new terminal tower adjacent to the substation platform is proposed to allow connection of the Proposed Development into the Beauly to Denny OHL. This forms a separate development proposal which is subject to a Section 37 consent.
- 2.3.3 An associated proposed haul road, which would be constructed between the A822 public road south of Braco, and Easter Feddal, for construction traffic and transformer delivery use is being progressed as a separate design, and planning application. As such, this will form a separate planning application and has been subject to its own separate consultation process, The planning application for the haul road will include a Pre-application Consultation Report setting out the consultation process.

2.4 Requirement for Pre-application Consultation

- 2.4.1 Regulation 4 of the DMRs requires that pre-application consultation is carried out for all national and major developments. National and major development types are defined by the Town and Country Planning (Hierarchy of Development) (Scotland) Regulations 2009 ('the Hierarchy Regulations'). The proposed OHL tie-in works are subject to the Electricity Act 1989.
- 2.4.2 National developments are developments or classes described as such in National Planning Framework 4 (NPF4). Development is major development if it meets the thresholds or criteria associated with different development types in the Schedule attached to the Hierarchy Regulations. All developments that are not national or major are classified as local developments and are not required to undergo pre-application consultation.
- 2.4.3 The Proposed Development is classified within NPF4 as a 'National Development'. The proposed haul road is classified as a 'Major Development' and its separate consultation process will be reported in a Pre-Application Consultation Report to accompany its separate planning application and is therefore not described in this report.

2.5 Early Non-Statutory Consultation

- 2.5.1 An initial Site Selection Consultation Event took place on Tuesday 22 August 2023 from 3:30 - 7:30pm at Braco Village Hall to present the approach to developing the project, the site selection process and the potential site

option being considered. The event was advertised via maildrop to residents in a 10km radius of the site, via press release and social media. 60 people attended the consultation event. The event was followed by a 6-week feedback period from 22nd August to 3rd October 2023 to gain views and feedback from the local community and interested parties on the site selection process and the 'best on balance' potential substation site, and to share local knowledge. 7 responses were received during this feedback period.

2.6 Pre-application Consultation with Local Planning Authority

- 2.6.1 A pre-application consultation request was submitted to Perth and Kinross and Council in October 2023. Perth and Kinross Council responded with a written response on 23 November 2023. The pre-application response set out the relevant planning policies and guidance along with pre-application comments from the statutory consultees, Scottish Environment Protection Agency (SEPA) and NatureScot. The response also set out a list of documents and information that should be submitted to support the planning application.
- 2.6.2 Further consultation meetings with Perth and Kinross Council were held on 19 February 2024 and 17 May 2024 in order to update the Council's planning team on project progress, to discuss the items listed in the pre-application response and to confirm the application process.

3. THE CONSULTATION PROCESS

3.1 Overview

- 3.1.1 This section describes the consultation process and demonstrates how statutory PAC requirements have been met. The PAC process is specified in section 35B of the TCPA 1997, and in regulation 7 of the DMRs.

3.2 Proposal of Application Notice (PAN)

- 3.2.1 A PAN must be submitted to the Local Planning Authority (LPA), containing the information prescribed in 35B(4) of the TCPA 1997 and Regulation 6 of the DMRs, including an account of what consultation the applicant intends to undertake and information as to when such consultation is to take place, with whom and what form it will take.
- 3.2.2 A PAN was submitted to Perth and Kinross Council on 9 February 2024, triggering the beginning of the statutory consultation period. The PAN provided the Council with an outline of the application details, dates of public events, publicity arrangements, and confirmation of the site location.
- 3.2.3 Copies of the PAN, covering letter and location plan are provided in Appendix A.
- 3.2.4 Perth and Kinross Council provided confirmation that the PAN was validated by the Council on 12 February 2024
- 3.2.5 In addition to the PAN and attachments being sent to the LPA, below is a list of other parties these were sent to via e-mail on 9 February 2024:
- Braco Project Email Distribution List
 - Braco and Greenloaning Community Council
 - Muthill and Tullibardine Community Council
 - Auchterarder and District Community Council
 - Blackford Community Council
 - Dunblane Community Council
 - Kilmadock Community Council
 - Cllr Keith Allan
 - Cllr Steven Carr
 - Cllr Crawford Reid
 - Jim Fairlie MSP
 - Evelyn Tweed MSP
 - Keith Brown MSP
 - Claire Baker MSP
 - Murdo Fraser MSP
 - Roz McCall MSP
 - Alex Rowley MSP
 - Mark Ruskell MSP
 - Liz Smith MSP
 - Alexander Stewart MSP
 - John Nicolson MP
 - Alyn Smith MP

3.3 Newspaper Notices

- 3.3.1 Newspaper adverts must be published in respect of public events, the form of which is described in Regulation 7 of the DMRs. Notice of these public events must be published at least 7 days in advance in a newspaper

circulating in the locality of the Proposed Development. The second (or final) public event must be held at least 14 days after the first public event.

3.3.2 In respect of the first consultation event, newspaper notices were published in the following newspapers:

- The Scotsman on Friday 8th March 2024; and
- The Perth and Kinross Courier on Friday 8th March 2024.

3.3.3 In respect of the final consultation event, newspaper notices were published in the following newspapers:

- The Perthshire Advertiser on Friday 31st May 2024; and
- The Perth and Kinross Courier on Friday 31st May 2024.

3.3.4 Copies of the newspaper notices are provided in Appendix B.

3.3.5 The notices directed readers to the project website and Community Liaison Manager contact details for further information.

3.4 Advertising Public Events

3.4.1 In addition to the publication of the newspaper notices, the public events were advertised in the following ways:

- Quarter page public consultation adverts providing general introductory information on the proposals and advertising the planned public events were published in two newspapers, shown in Appendix C.

The Scotsman:

- Event 1: 6th - 19th March 2024 (10 insertions)
- Event 2: 29th May - 11th June 2024 (10 insertions)

The Perth and Kinross Courier:

- Event 1: 6th - 19th March 2024 (10 insertions)
- Event 2: 29th May - 11th June 2024 (10 insertions)

- Public consultation posters were circulated to the Braco and Greenloaning, Muthill and Tullibardine, Auchterarder and District, Blackford, Dunblane and Kilmadock Community Councils for sharing with their communities.
- Maildrops were issued to all properties within a 10-kilometre radius of the substation, encompassing 4,139 residences and 86 commercial properties, shown in Appendix C.
- Emails to the elected Councillors and MSPs in the area.
- A Press Release issued to all relevant press and added to SSEN Transmission website (<https://www.ssen-transmission.co.uk/news/news--views/2024/1/ssen-transmission-announces-next-phase-of-public-engagement-for-pathway-to-2030-infrastructure-in-the-north-of-scotland/>).
- Notification was made via social media, by means of the SSEN Transmission Facebook and X (Twitter) feed.
- The project website Beauldy-Denny 400KV Upgrade Project (<https://www.ssen-transmission.co.uk/BDUP>).

3.5 Public Consultation Events

3.5.1 The first public consultation event was held at Braco village hall on Wednesday 20 March 2024 from 3 – 7pm.

3.5.2 The purpose of the first public event was to provide an opportunity for members of the public, local stakeholders, and statutory authorities to view information about the Proposed Development, ask questions and provide feedback in person.

- The Applicant produced a number of consultation materials to explain the proposals, including information banners shown in Appendix D.
- Additional visual aids including 3D Visualisations were presented on a screen and size A0 maps of the project proposals.

- Consultation booklets available for attendants to take away, with contact details, key dates, and information on how to provide comments online shown in Appendix E, which were made available on the project website two weeks before the event, on Wednesday 6 March 2024.
- Feedback forms, including the closing date for feedback, a template for which is shown in pages 21 - 22 of Appendix E.

- 3.5.3 A selection of photos taken at the first public consultation event are shown in Appendix F. A sign-in register was used to understand the number of attendees. A total of 60 attendees over the duration of the event were recorded.
- 3.5.4 Following the consultation event, SSEN Transmission issued an update on the project website thanking members of the public for attending and advised all material that had been displayed was available for download (<https://www.ssen-transmission.co.uk/BDUP>).
- 3.5.5 The feedback period for the first public consultation event was 6 weeks long and closed on Wednesday 1 May 2024 which was communicated in the consultation materials. 62 responses were received during this feedback period.
- 3.5.6 The final public consultation event was held at Braco Village Hall on Wednesday 12 June 2024 from 3.30 - 7:30pm.
- 3.5.7 The purpose of the final public event was to give feedback to members of the public in respect of comments received as regards the Proposed Development from earlier consultation, and to provide further opportunity to view information about the project, ask questions and provide feedback in person.
- 3.5.8 Consultation materials for the final event comprised information banners and a consultation booklet shown in Appendix G and H respectively, and were made available on the project website two weeks before the event, on Wednesday 29 May 2024. In line with PAC requirements, consultees at the final event were provided a summary of comments received at the first event. This was published in the consultation material for the final event, and can be seen on pages 8 - 13 of Appendix H.
- 3.5.9 Interested parties were informed via consultation materials in respect of all public events that the purpose of this consultation was to provide feedback to the prospective applicant only, and that an opportunity to comment on the proposals directly to the LPA would be provided at the planning application stages should the Proposed Development progress to that stage. This is evidenced in documents submitted in the Appendices, including the consultation booklets.
- 3.5.10 A selection of photos taken at the final public consultation event are shown in Appendix I. A sign-in register was used to understand the number of attendees. A total of 72 attendees over the duration of the event were recorded.
- 3.5.11 The feedback period for the final public consultation event was 6 weeks long and closed on Wednesday 24 July 2024 which was communicated in the consultation materials. 7 responses were received during this feedback period.

3.6 Additional Steps Taken to Consultation

- 3.6.1 In addition to the in-person public events, a virtual consultation exhibition was accessible online, available from the project website, from 20 March to 1 May 2024 for the first event, and from 12 June to 24 July 2024 for the second event, using the same consultation material as displayed at the events, shown in Appendix D, E, G and H. Respondents visiting the consultation room were made aware of the closing date for comments.
- 3.6.2 In respect of all virtual consultation, interested parties were advised that the purpose of the consultation was to provide feedback to the prospective applicant only, and that an opportunity to comment on the proposals

directly to the LPA would be provided at the planning application stage should the Proposed Development progress to that stage.

- 3.6.3 The Project Manager and Community Liaison Manager attended a virtual meeting with Braco and Greenloaning Community Council on Monday 18 March 2024 ahead of the first public consultation event to present project updates and provide an opportunity for questions. The Chair of the Community Council and one Community Councillor attended the virtual meeting.
- 3.6.4 The project team attended a public meeting run by the Braco and Greenloaning Community Council on Thursday 30 May 2024, from 7.30pm - 9pm, ahead of the second public consultation event, to present project updates and provide an opportunity for questions. 5 Community Councillors and 61 members of the public attended the meeting.
- 3.6.5 Additional consultation was also undertaken with a variety of stakeholders, alongside the public consultation events. A list of stakeholders is given in Appendix J. A Site Selection Consultation Document was prepared which described the site selection process followed, site options identified, the appraisal undertaken, the alternatives considered during the selection of options and the suggestion for a proposed site. The Site Selection Consultation Document was issued via e-mail to stakeholders (Appendix J) on 18 August 2023 in advance of an introductory public event at Braco Village Hall on 22 August 2023 (this event took place prior to the PAN submission). The document was also made publicly available via the project webpage.
- 3.6.6 In advance of the first event an email was sent to stakeholders on the 18 March 2024 which included the Consultation Booklet (Appendix E) and invited comments on the proposal.
- 3.6.7 In advance of the second event an e-mail was sent to stakeholders on the 6 June 2024 which included the Feedback Event Booklet for the second consultation event which provided a summary of comments received at the first event and responses.
- 3.6.8 A list of the stakeholders is given in Appendix J. A copy of the Consultation Document is provided in Appendix K.

4. HOW HAS THE PROJECT RESPONDED TO FEEDBACK

- 4.1.1 This section documents how the project has responded to the themes raised by stakeholders through the consultation process. Each theme is addressed in turn below. These responses to the feedback raised were detailed in the Consultation Booklet and Banners for the second public consultation event.
- 4.1.2 Table 1 below summarises how the project has responded to feedback received from the community and statutory stakeholders through the PAN and pre-application process.

Table 1: Summary Responses to Feedback from the First Public Event

Theme and Feedback	Response
<p>Landscape and visual amenity</p> <p>Concern about size and visual impact of substation for Braco and wider area, potential light pollution and limited screening opportunities.</p>	<p>A landscape and visual assessment will be included in the Environmental Appraisal (EA) which will be submitted as part of the planning application. The EA will be publicly available to review.</p> <p>A landscape and screening plan (or similar), as part of the landscape and visual assessment, is included in the EA. This presents our proposed landscape plan for the site and may include new organic landforms, for example bunds, and tree and/ or shrub planting to minimise landscape and visual impacts. This would comprise of earthworks and planting of woodland which will partially screen views from the A9 and other more sensitive visual receptors to the south of the site. This work involves input from a specialist Landscape Architect.</p> <p>Details of lighting will be included in the planning application, with it expected that the LPA attach a planning condition to any consent in order to control lighting proposals. During construction, lighting will be switched off when not in use and overnight.</p> <p>Construction working is likely to be during daytime periods only. During winter months when there is reduced daylight, lighting will be required to aid construction activity. A Light Management Plan will be adopted by our contractor to minimise any impacts associated with this.</p> <p>During operation, lighting would be installed at the substation but would only be used in the event of a fault during the hours of darkness; during the over-run of planned works; or when sensor activated as security lighting for nighttime access.</p>
<p>Landscape and visual amenity</p> <p>Concern raised for B8033 and potential impact to mature trees alongside the road.</p>	<p>SSEN Transmission recognises the community concern for the mature trees, hedgerows and habitats along the B8033.</p> <p>A haul road away from the B8033 is being progressed to minimise this impact and traffic on the B8033. The haul road will be progressed by way of a separate planning application, due to the requirement for further design work and associated surveys (flood risk assessment and transformer delivery assessment). A landscape and visual appraisal will form part of this application and inform sensitive design and restoration proposals within the landscape.</p> <p>Ecology and habitat assessment continue to be undertaken to inform environmental assessment and identify appropriate mitigation.</p>

Theme and Feedback	Response
	Public information events on the associated haul road were undertaken in November 2024 and March 2025.
Local wildlife and habitats Concern for impact on local wildlife and habitats including red squirrels, red kites, salmonids and bats. Request for further information on how the project will enhance plant and animal life.	<p>An ecology assessment is included in the Environmental Appraisal (EA) which will be submitted as part of the planning application. The EA will be publicly available to review. The ecology assessment will consider the potential effects (if any) on red squirrels, bats, birds, and other species, and identify any mitigation required. Where sensitive habitats and species are present, these will be avoided wherever possible, but where unavoidable suitable mitigation measures will be identified and agreed in consultation with the LPA, NatureScot and any other relevant statutory consultee.</p> <p>Watercourse crossings will be designed and built to not impact on the passage of salmon. Bankside works and instream activities would be minimised to protect all life stages of salmonids and reduce potential effects. Mitigation, where appropriate is included in the EA, with it anticipated, the agreement of the LPA controlled by way of a suitably worded planning condition(s). The EA also includes a hydrology, hydrogeology and soils assessment which includes proposals of mitigation specifically in regard to silt management and how the surrounding water environment will be protected during and after construction.</p> <p>Where mitigation measures are agreed, these will be passed onto the contractor in the form of a Commitments Register, supported by our own Species Protection Plans and General Environmental Protection Plans, to ensure that the measures are implemented as required. These measures will also form part of the Construction Environmental Management Plan (CEMP) for the project.</p>
Local wildlife and habitats Concerns about the excavation and management of vegetation and peat.	A peat management plan has been developed in line with SEPA and NatureScot guidance. This is included in the EA and the planning application.
Water soils and drainage Concern for drainage from the development and potential impact on local water courses. Local knowledge shared regarding local habitats and areas of risk.	<p>The EA includes a hydrology, hydrogeology and soils assessment to assess the potential effects of the Proposed Development on the water and ground environment. This assessment and reporting will be submitted as part of the planning application. A Flood Risk Assessment will be submitted as part of the planning application.</p> <p>The assessment will identify any mitigation measures and commitments to be incorporated in the design, construction and/or operational phase of the Proposed Development. This will be implemented through a Construction Environmental Management Plan (CEMP) and presence of an Ecological Clerk of Works on site who will ensure all mitigation is adhered to.</p>
Cultural heritage Local knowledge shared regarding archaeological considerations required	A cultural heritage assessment is included in the EA and assesses the potential effects on the historic environment. This assessment has been requested by Perth and Kinross Council and will accompany the planning application. The assessment identifies mitigation measures and commitments

Theme and Feedback	Response
and cultural and historical sites of interest.	<p>to be incorporated in the design, construction, and operational phases of the Proposed Development.</p> <p>Activity undertaken to date includes an archaeological walkover survey of the site, and of heritage assets in the wider area where the development would have the potential to result in impacts. Archival research has also been undertaken to examine historic mapping of the area. Both the walkover survey and the review of historic mapping has confirmed that the upland area of the proposed substation has been largely used for pastoral activities during the post-medieval period, with settlement activity limited to the lower ground around Braco village and the Strathallan valley.</p> <p>No evidence for earlier activity has been recorded within the site, and modern commercial forestry operations are likely to have resulted in significant ground disturbance. It is expected a planning condition would be applied by Perth and Kinross Council to any consent in order to control the requirement for mitigation.</p>
<p>Access</p> <p>Information shared on previous construction damage to road surfacing, verges, and passing places. Request for cleaner, safer road surfacing that will be reinstated after construction.</p>	<p>A haul road away from the B8033, for construction traffic use only, is being progressed to minimise traffic on the B8033, to reduce impact on road surfaces, verges, passing places and damage to property. With respect to road surfaces, the Principal Contractor will be responsible for full reinstatement of the road upon completion of the works, to a condition that is agreeable with the land owner / local authority.</p>
<p>Traffic</p> <p>Local knowledge shared regarding the road network, and concerns raised about construction traffic volume, types, routes and movements, and the impact of this on the network, local safety, physical and mental health.</p>	<p>SSEN Transmission understands that with large construction projects, increased construction traffic and road condition will often cause concern. In developing the Cambushinnie 400kV substation proposal, traffic and road use is a primary consideration for us and our contractors.</p> <p>An initial construction traffic routing assessment has been undertaken to establish the most appropriate routes for construction traffic travelling to and from the site, which identified the requirement for a haul road. To support this, an Abnormal Loads Assessment report is being undertaken for larger equipment being delivered to the site.</p> <p>Our Contractor will prepare and adopt a Construction Traffic Management Plan (CTMP) to ensure that appropriate mitigation and management strategies are identified and implemented. This will include the identification of any road, access track, junction improvements or repairs that will be required. It will also ensure a defined route is agreed with the council.</p> <p>The Construction Environment Management Plan (CEMP) will detail any mitigation measures required regarding to dust, noise and pollution measures. Condition surveys of the public highway will be carried out before works start on site, and again upon completion, with any defects repaired to ensure the public highway is left in no worse state once the works are complete.</p>

Theme and Feedback	Response
	A traffic and transport assessment has been undertaken and is reported in the EA. This will be submitted as part of the planning application and will be publicly available to review.
Access (haul) road and compound Comments regarding the proposed 'compound area' south of Braco village, impact to residents of Commanders Grove and requests for detailed information on the proposals for this.	<p>The location of the haul road has been determined by a number of factors, including the floodplain of the Keir Burn and the length of the haul road.</p> <p>The haul road is likely to be permanent – the intention is that the bridge will be removed after use and the land will need to be retained in the event of a transformer failure on site. The proposed compound area has also been relocated west to farmland off the B8033, away from Commanders Grove.</p> <p>The haul road is to be submitted as a separate planning application, to allow for further surveys and design work to be completed.</p>
Presentation of information Feedback that information presented has not provided enough detail on project plans and scope of the development.	<p>The event in March 2024 was the first of the project Pre-Application consultation events to provide a high-level design to get feedback from stakeholders and the community, whilst surveys and design were being undertaken.</p> <p>SSEN Transmission understands that it was not possible to answer all of the questions raised throughout the early design stage process as surveys were being undertaken and design progressed. Further project updates and design refinement were presented at the public event in June 2024 and all final information and detail on the Proposed Development will be provided within the planning application.</p>
House value Concern for impact on house value, including from residents of Commanders Grove.	<p>SSEN Transmission understands that there are concerns about the potential impact of the Proposed Developments on properties within the vicinity (substation site and associated access, including the haul road).</p> <p>As part of the design process for substations and infrastructure, impacts on residential properties are mitigated as far as possible. If mitigation is not possible, any assessment of compensation due for the impacts on property will be managed through the applicable legal frameworks.</p>
Tourism Concern for impact on tourism and visitors to the area.	<p>For each project SSEN Transmission develops, a Landscape and Visual Assessment is conducted. This is an element of the EA. In this assessment, visual impact is considered from centres of population, popular spots, like walking paths and tourist sites, and where possible reduce any potential negative visual impacts.</p>
Health Mental and physical health concerns for those who live closest to the development.	<p>SSEN Transmission is mindful of the uncertainty that its proposals can pose to communities who may be affected. The process for project development seeks to identify proposed options that provide an appropriate balance across a variety of considerations and interests. SSEN Transmission aims to do this as swiftly as possible in order to minimise the duration of uncertainty for affected communities.</p> <p>However, SSEN Transmission is also committed to providing sufficient time and opportunity for all stakeholders to feed into each stage of our project</p>

Theme and Feedback	Response
	<p>development process, so that views can be understood and wherever possible incorporated into design decisions. This is a balance which has to be carefully managed.</p> <p>SSEN Transmission is cognisant of the impact and uncertainty that is being felt within communities and have taken a number of steps to minimise this for the people who may be affected. Some of the steps taken include working closely with communities at early stages, being transparent on decision making, having clear routes of communication with our stakeholders through multiple methods such as public exhibition events, community council meetings, website updates and via the Community Liaison Manager.</p> <p>A Community Liaison Group (CLG) will be set up prior to any construction taking place, to facilitate communication between the community and the project team to manage any queries or complaints.</p>
<p>Community Benefit Opportunities</p> <p>Opportunities for Community Benefit Funding shared including provisions for cyclists and pedestrians in the area; funding and compensation; landscaping and replanting; vehicle speeding mitigations; educational opportunities.</p>	<p>While some of the suggestions are outside of the scope of the project to deliver, it is SSEN Transmission's intention to work with the community to further explore opportunities in this area. This feedback has been noted and when it is appropriate to do so, will be considered by our construction team, contractors and our community benefit fund team.</p> <p>Since our consultation events, and following an extensive stakeholder consultation exercise in 2023, SSEN Transmission launched our first Community Benefit Fund in 2024 to fund a range of community projects across the north of Scotland. We have two types of fund open to projects in our network area. Not for profit, constituted groups can apply for funding.</p> <p>Our Community Benefit Fund plans involve a local and a wider regional element:</p> <p>a) Regional funds</p> <p>The first £2m round of our regional Community Benefit Fund received 328 applications seeking grants from £40,000 to £500,000. We look forward to sharing the outcomes of these first projects over the coming years with further funding rounds opening annually.</p> <p>Based on feedback from our public consultation held in 2023, the fund is to be used to provide support for strategic projects in the region and any successful application must meet one or more of the following themes:</p> <ul style="list-style-type: none"> • People: Focusing on skills, training and employability; • Place: Emphasising the community and culture of the north of Scotland; and • Alleviating fuel poverty: Looking at strategic ways to help people across the region. <p>These themes should be reviewed in the context of a strategic fund, with the view of maximising impact to the north of Scotland.</p>

Theme and Feedback	Response
	<p>b) Local funds</p> <p>In anticipation of expected UK Government guidance on Community Benefit funding for electricity transmission infrastructure, we are launching four preliminary local funds connected to projects recently completed or currently under construction. These funds will vary to reflect the different priorities, needs and wishes of the local communities close to the transmission project.</p> <p>Local Community Benefit Funds are for communities close to transmission infrastructure, and we will work with those communities to design a fund that can have a positive local impact. We will use independent panels to make decisions allocating funding and will support communities to make best use of the funding opportunities.</p>

5. CONCLUSIONS

- 5.1.1 This PAC Report documents the consultation which ran for 6 weeks from 20 March 2024 to 1 May 2024.
- 5.1.2 The PAN was submitted to the LPA on 9 February 2024. Following this, the first pre-application consultation event was held at Braco Village Hall on 20 March 2024, and a final pre-application consultation event at Braco village hall on 12 June 2024. Additional virtual consultation exhibitions were presented via an online consultation room from 20 March to 1 May 2024 for the first public event, and from 12 June to 24 July 2024 for the second public event.
- 5.1.3 The consultation was designed to facilitate engagement with the local community, community councils, statutory authorities and local leadership in order to invite feedback on the Proposed Development. The common themes from the feedback were:
- Landscape and visual amenity
 - Local wildlife and habitats
 - Water, soils and drainage
 - Cultural heritage
 - Noise
 - Holistic overview and cumulative impact
 - Access and traffic
 - Presentation of information
 - House value
 - Tourism
 - Health
 - Community benefit
- 5.1.4 The consultation held to date confirmed that the haul road would be progressed under a separate planning application, to be submitted later in 2025 following further design and survey work. Information and consultation events focussing on the haul road only have been held on 20 November 2024 and 17 March 2025. The consultation process regarding the haul road will be set out in a separate Pre-application Consultation Report and submitted as part of the separate haul road planning application.
- 5.1.5 The approach to public consultation has ensured that the relevant stakeholders have been given the opportunity to comment on the proposals. This has enabled locally important issues and concerns to be identified and subsequently considered in the preparation of the planning application for the Proposed Development.
- 5.1.6 This PAC process has been informed by the statutory process laid out in the TCPA 1997 and the DMRs as referenced above.

6. APPENDICES

APPENDIX A:

CAMBUSHINNIE 400KV UPGRADE PROJECT PROPOSAL OF APPLICATION NOTICE

Perth and Kinross Council
Development Management
Housing and Environment
Pullar House
35 Kinnoull Street
Perth
PH1 5GD

Keith Smith
Scottish Hydro Electric Transmission Plc
Inveralmond House
200 Dunkeld Road
Perth
PH1 3AQ
Telephone – 07918 302034
e-mail – Keith.Smith@sse.com

9 February 2024

Dear Sir / Madam,

Our ref: LT520

Proposal of Application Notice: Proposed new 400kV substation comprising new buildings, platform, plant and machinery, access, laydown/work compound area(s), drainage, landscaping, and other ancillary works (National Development) at Land located immediately adjacent to the existing Beauldy-Denny overhead line, approximately 250m southwest of the existing Braco West substation, and approximately 3.5km west of Braco Village.

Scottish Hydro Electric Transmission plc (the Prospective Applicant), operating and known as Scottish and Southern Electricity Networks Transmission (SSEN Transmission), is pleased to submit this Proposal of Application Notice (PAN) and attached site outline drawing relating to the Construction and Operation of a Proposed new 400kV substation comprising new buildings, platform, plant and machinery, access, laydown/work compound area(s), drainage, landscaping, and other ancillary works (National Development) at Land located immediately adjacent to the existing Beauldy-Denny overhead line, approximately 250m southwest of the existing Braco West substation, and approximately 3.5km west of Braco Village.

The Prospective Applicant has planned two in-person public consultation events. The first will be held at Braco Village Hall, Feddal Road, Braco, FK15 9QD on 20 March 2024 between 1500 and 1900 hours. The last public event will be held at the same venue on 12 June 2024 between 1500 and 1900 hours.

Newspaper adverts in respect of the first public event will be placed in The Scotsman and The Perth & Kinross Courier newspapers on or around the 8 March 2024 and the current aim is to advertise the last public event on or around 31 May 2024 in The Scotsman and The Perth & Kinross Courier newspapers but in any case, no less than seven days in advance of each event.

Copies of this PAN and accompanying plan outlining the site will be sent to the parties, listed below:

Local Community Council:

Braco and Greenloaning Community Council – bracocommunitycouncil@gmail.com

Neighbouring Community Councils –

Blackford Community Council - enquiries@blackfordcommunitycouncil.org.uk

Muthill and Tullibardine Community Council - mtccnews@gmail.com

Auchterarder and District Community Council - adcc.post@gmail.com

Dunblane Community Council - cc@dunblane.info

Kilmadock Community Council - communitycouncil@kilmadock.org

Strathallan Ward Cllrs:

Cllr Keith Allan – KeithAllan@pkc.gov.uk

Cllr Steven Carr – StevenCarr@pkc.gov.uk

Cllr Crawford Reid – Creid@pkc.gov.uk

Holyrood MSPs:

Constituency MSP -

Jim Fairlie - jim.fairlie.msp@parliament.scot

Neighbouring Constituency MSPs –

Evelyn Tweed - Evelyn.tweed.msp@parliament.scot

Keith Brown - Keith.brown.msp@parliament.scot

Regional MSPs -

Claire Baker - Claire.Baker.msp@parliament.scot

Murdo Fraser - Murdo.Fraser.msp@parliament.scot

Roz McCall - Roz.McCall.msp@parliament.scot

Alex Rowley - Alex.Rowley.msp@parliament.scot

Mark Ruskell - Mark.Ruskell.msp@parliament.scot

Liz Smith - Elizabeth.Smith.msp@parliament.scot

Alexander Stewart - Alexander.Stewart.msp@parliament.scot

Westminster MP:

John Nicolson – john.nicolson.mp@parliament.uk

Neighbouring Westminster MP -

Alyn Smith – alyn.smith.mp@parliament

In terms of additional consultation and publicity, the Prospective Applicant proposes to carry out a leaflet drop of properties within 10 km of the site in order to make the public aware of the consultation events. There is also a dedicated project website where project updates are provided at [Beaully Denny 400kV Upgrade - SSEN Transmission \(ssen-transmission.co.uk\)](http://BeaullyDenny400kVUpgrade-SSENTransmission.ssen-transmission.co.uk).

We trust that the approach as set out above and in the attached PAN is sufficient to meet the terms of the statutory requirements for pre-application consultation, without prejudice to the planning authority's obligations under the terms of Section 35(B) of the Town and Country Planning Act 1997 (as amended).

I look forward to receiving confirmation of receipt and validation of this PAN, and any response Perth and Kinross Council may have within 21 days.

Should you have any queries or require further information please contact me directly.

Yours faithfully.

Keith Smith
Senior Consents and Environment Manager
Scottish Hydro Electric Transmission plc

Proposal of Application Notice



**PERTH &
KINROSS
COUNCIL**

Under the Town and Country Planning (Development Management Procedure) (Scotland) Regulations 2013 (Regulations 4-7)

The Council will respond within 21 days of receiving the Notice. It will advise whether the proposed Proposal of Application Notice (PAN) is satisfactory or if additional notification and consultation above the statutory minimum is required. The minimum consultation activity includes consultation with the relevant community council(s), the holding of two public events, and its advertisement.

1. Applicant's Details			
Name			
Address			
Telephone		Email	

2. Agent's Details <i>(if applicable)</i>			
Name			
Address			
Telephone		Email	

3. Postal address of the prospective development site (if applicable). If there is no postal address, describe its location.

Note: In order to properly identify the site show its outline on an OS base plan and attach it to the completed Notice.

4. Describe the development to be carried out.

Note: Include enough detail to enable the planning authority to determine the class of development within the new hierarchy. For example, state as applicable the number of residential units; the floor area of buildings in square metres; the capacity of the facility; and the length of infrastructure projects, etc.

5. State which other parties have received a copy of this PAN.

6. Describe what consultation is being proposed, when such consultation will take place, who will be consulted and what form it will take.

Note: The date of the consultation events must be provided

Note: Two public events should be held by the prospective applicant in accordance with the above requirements, the first event is not to be held earlier than 7 days after the date and place of such an event has been published in the local newspaper, and the second event must be a minimum of 14 days after the first event. The second event must also provide feedback from the earlier event.

Send to:

DevelopmentManagement@pkc.gov.uk

**Development Management
Housing and Environment
Perth & Kinross Council
Pullar House
35 Kinnoull Street
PERTH
PH1 5GD**

HOW WE USE YOUR PERSONAL INFORMATION

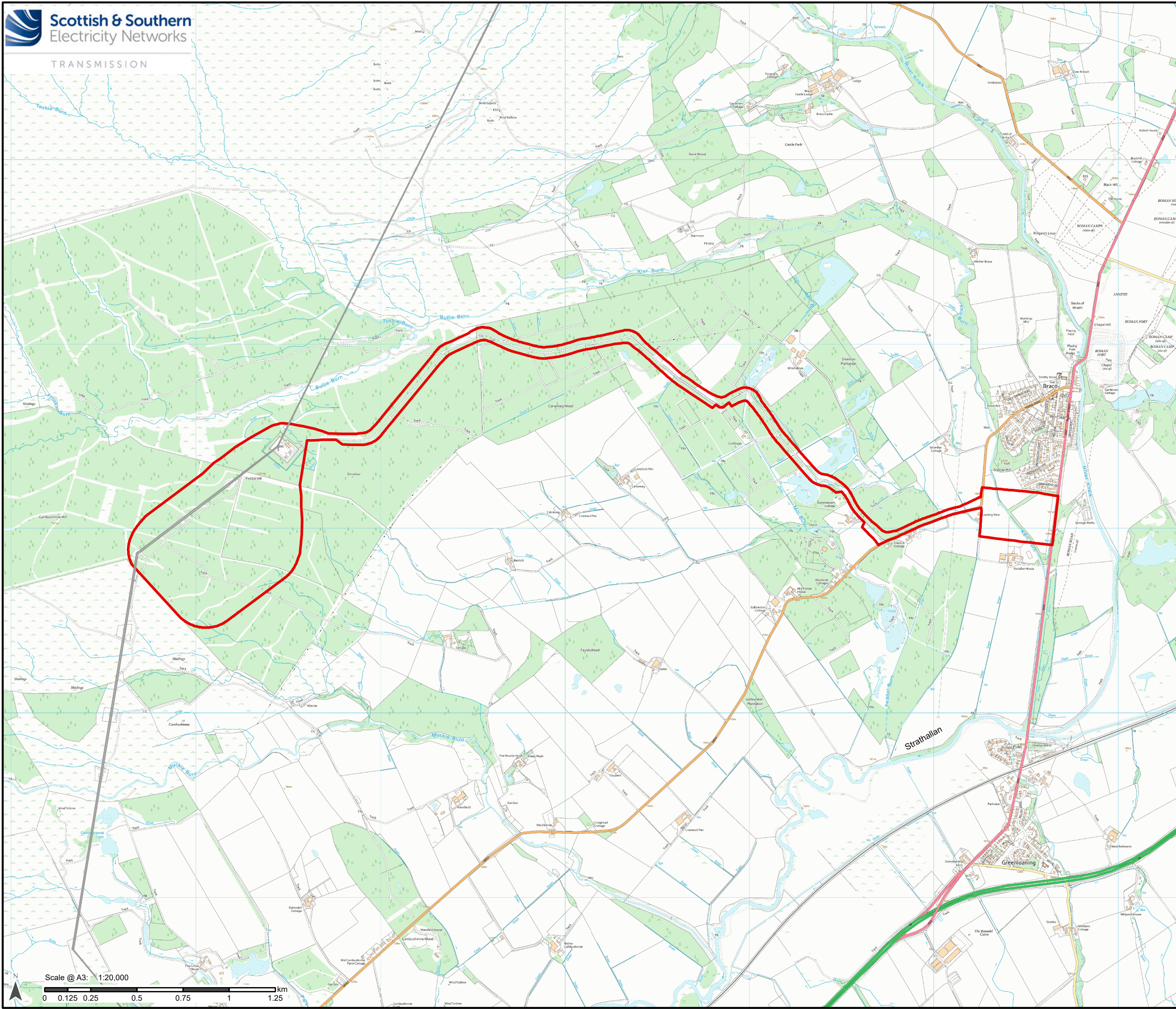
The information provided by you will be used by Perth & Kinross Council to process the planning application. The information will be published on the internet as part of the Council's Planning Portal.

The Council may check information provided by you, or information about you provided by a third party, with other information held by us. We may also get information from certain third parties or share your information with them in order to verify its accuracy, prevent or detect crime, protect public funds or where required by law.


For further information, please look at our website www.pkc.gov.uk/dataprotection; email dataprotection@pkc.gov.uk or phone 01738 477933.



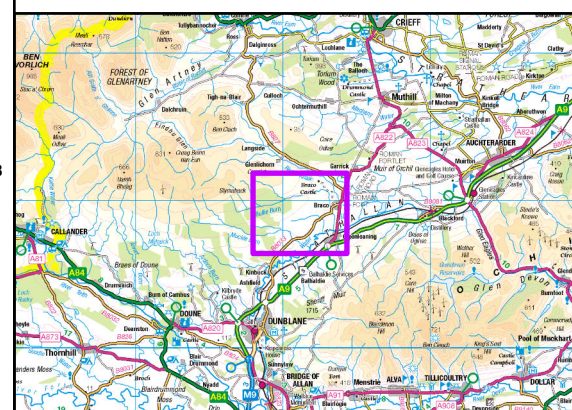
TRANSMISSION



Legend

 Proposal of application notice
red line boundary – 103.81 ha

— Existing Overhead Line



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Project No: LT000520

Project: Cambushinnie 400kV Substation

Title:

Proposal of Application Notice (PAN) Cambushinnie Substation

Drawn by: SS

Date: 09/02/2024

Drawing: LT000520 ENV 005 PAN

APPENDIX B:

PUBLIC CONSULTATION NEWSPAPER NOTICE – EVENT 1

PUBLIC CONSULTATION NEWSPAPER NOTICE – EVENT 2

APPENDIX C:

PUBLIC CONSULTATION ADVERTISING NEWSPAPER NOTICE - EVENT 1

PUBLIC CONSULTATION ADVERTISING MAILDROP FLYER - EVENT 1

PUBLIC CONSULTATION ADVERTISING NEWSPAPER ADVERT - EVENT 2

PUBLIC CONSULTATION ADVERTISING MAILDROP FLYER - EVENT 2

APPENDIX D:

CONSULTATION BANNERS - EVENT 1

APPENDIX E:

CONSULTATION BOOKLET - EVENT 1

APPENDIX F:

PHOTOS – EVENT 1

APPENDIX G:

CONSULTATION BANNERS - EVENT 2

APPENDIX H:

CONSULTATION BOOKLET - EVENT 2

APPENDIX I:

PHOTOS – EVENT 2

APPENDIX J:

LIST OF STAKEHOLDERS

Number	Consultee
1	SEPA, Planning South
2	NatureScot
3	Scottish Water
4	Transport Scotland
5	Perth and Kinross Council
6	Forestry and Land Scotland
7	Scottish Forestry
8	Historic Environment Scotland (HES)
9	Forth District Salmon Fishery Board
10	Royal Society for the Protection of Birds (RSPB)
11	Sustrans Scotland
12	BT
13	Civil Aviation Authority - Airspace
14	Defence Infrastructure Organisation
15	Fisheries Management Scotland
16	Joint Radio Company
17	John Muir Trust
18	Mountaineering Scotland
19	NATS Safeguarding
20	Scottish Rights of Way and Access Society (ScotWays)
21	Scottish Wildlife Trust
22	Scottish Wild Land Group (SWLG)
23	Visit Scotland
24	Glasgow Airport Safeguarding
25	Edinburgh Airport Safeguarding
26	The Coal Authority
27	Forth Fisheries Trust
28	Scottish Raptor Study Group

APPENDIX K:

CONSULTATION DOCUMENT