

1. Introduction

1.1 Background

- 1.1.1 Brockwell Energy Limited (hereafter referred to as 'BEL' or 'the Applicant') is applying to the Scottish Ministers for consent to construct and operate Dalfad Wind Farm (hereafter referred to as the 'Proposed Development') in East Ayrshire, Scotland. The approximate centre of the Site is located at British National Grid reference NS 62781 21809.
- 1.1.2 The total generating capacity of the Proposed Development will be greater than 50 MW, therefore the Applicant is submitting an application to the Scottish Ministers via the Scottish Government Energy Consents Unit (ECU) under Section 36 (S36) of the Electricity Act 1989 and is also seeking deemed planning permission under the terms of the Town and Country Planning (Scotland) Act 1997.
- 1.1.3 The application is supported by this Environmental Impact Assessment (EIA) Report as required by The Electricity Works (Environmental Impact Assessment) (Scotland) Regulations 2017 (the 'EIA Regulations'). This EIA Report (EIAR) has been prepared to assess the environmental impacts of the Proposed Development and accompanies the application for S36 consent.
- 1.1.4 This chapter provides an introduction to the Proposed Development, as well as an overview of the purpose of the EIAR and its structure, the overall approach to EIA, and the EIA project team.

1.2 The Applicant

- 1.2.1 The Applicant is BEL, a renewable energy development company based in Scotland, with headquarters in Edinburgh. BEL's main business areas are development of onshore wind, solar and battery energy storage systems. BEL is the developer of the North Kyle Energy Project in East Ayrshire and the proposed Breezy Hill Energy Project, for which an application for consent was recently submitted to the ECU. BEL has also developed two energy-from-waste facilities; one at Earl's Gate Energy Centre, Grangemouth, and one at Westfield, Fife. Since 2018, the Applicant has successfully delivered over £1 billion of projects across the UK.

1.3 Overview of the Proposed Development

Location and Setting

- 1.3.1 Located approximately 4 km northeast of Cumnock and 28 km east of Ayr, the Site falls within the East Ayrshire Council (EAC) administrative area, as shown on **Figure 1.1**.
- 1.3.2 The Site is situated in a predominantly rural environment, characterised by agricultural land, forestry and former coal mining sites with several remaining open mining voids in the local area, one of which is located within the Site. The northern section of the Site includes the former Dalfad Coal Mine and part of the former Duncanziemere Coal Mine. The coal in these areas was formerly mined using both opencast and underground methods.



- 1.3.3 Whilst the mining companies abandoned the Dalfad and Duncanziemere mining operations on the Site in 2013, leaving the sites derelict, the EAC worked with the landowners to undertake restoration work to “Make Safe, Make Good, Make New”¹.
- 1.3.4 In 2021, the Dalfad Coal Mine was identified by the EAC in their report titled, “Opencast Coal Mining in East Ayrshire – Completion of Restoration and Recovery Activity”² as being fully restored. Aftercare of the Dalfad Coal Mine is being carried out by the landowner and is being monitored by EAC. Whilst EAC’s works have ensured a safe site and restoration works have been delivered by EAC and the current site owners, there remains significant opportunity to improve the restoration and ecology of the Site.
- 1.3.5 The Duncanziemere Coal Mine has undergone limited restoration works in association with the extraction of remaining coal reserves but the mine was identified by the EAC in their 2021 report as undergoing ‘aftercare’. The Duncanziemere Coal Mine is still considered brownfield and in need of restoration betterment.
- 1.3.6 An area of plantation conifer forestry is immediately adjacent to the east, and there are several small areas of new conifer plantations within the Site. There are a number of small and isolated areas of ancient woodland located within 5 km of the Site, six within the Site boundary and one immediately adjacent to the southeast of the Site.
- 1.3.7 There are a number of residential and commercial properties located within 5 km of the Site, with most being along the route of the A70 (which runs north-east to south-west) to the west of the Site.
- 1.3.8 The settlement of Cronberry is located approximately 1.5 km to the west of the Site and Lugar is approximately 3 km west of the Site. Muirkirk is approximately 6.5 km to the northeast of the Site. Access to the Site will be gained from the A70 via an existing access point to the former Dalfad Coal Mine.

Overview of Proposed Development

- 1.3.9 The Proposed Development will comprise up to 14 turbines resulting in an overall generating capacity of approximately 80 MW – enough to power around 84,400³ homes annually with clean, low-cost electricity. A 40 MW battery energy storage system (BESS) will also be included, meaning the Proposed Development will have a maximum installed capacity of around 120 MW.
- 1.3.10 The Proposed Development would contribute towards international and national targets for the generation of renewable energy and reduction in greenhouse gas emissions. The Proposed Development is described in detail in **Chapter 2: Project Description**.
- 1.3.11 The details of the proposed wind turbine locations can be found in **Chapter 2: Project Description**. The locations are shown on **Figures 1.2 and 1.3**.

1 East Ayrshire Council, 2013. “Opencast Mining in East Ayrshire –Steps to Recovery, Council”. Available at <https://www.east-ayrshire.gov.uk/CouncilAndGovernment/About-the-Council/MinutesAgendasAndReports/OpencastCoalUpdate.aspx> [Accessed 17/08/2026]

2 East Ayrshire Council, 2021. Report by the Chief Governance Officer and Head of Economic Growth. “Opencast Coal Mining in East Ayrshire – Completion of Restoration and Recovery Activity”. Available at <https://www.east-ayrshire.gov.uk/CouncilAndGovernment/About-the-Council/MinutesAgendasAndReports/OpencastCoalUpdate.aspx>. [Accessed 17/08/2026]



- 1.3.12 In addition to the turbines and BESS, the Proposed Development will include the following ancillary infrastructure:
- Turbine foundations;
 - Crane hardstands;
 - A vehicular site entrance;
 - Internal access track network;
 - Watercourse crossings ;
 - Transformers and underground cables;
 - Onsite substation / switchgear building; and
 - Three temporary construction compounds.
- 1.3.13 The electricity produced will be exported to the electricity network at transmission level. The assumed point of connection to the wider electricity network and the assumed grid connection route are discussed in **Chapter 2: Project Description**.

1.4 Purpose of the EIA Report

- 1.4.1 SLR Consulting was appointed by the Applicant to undertake an EIA of the Proposed Development in accordance with The Electricity Works (Environmental Impact Assessment) (Scotland) Regulations 2017 ('the EIA Regulations'). The EIA process is the systematic process of identifying, predicting, and evaluating the environmental impacts of a proposed development. Where appropriate, it also sets out mitigation measures designed to prevent, reduce and, if at all reasonably possible, offset potential significant adverse environmental effects. An assessment of residual effects, those expected to remain following implementation of mitigation measures, is also presented.
- 1.4.2 Since the EIA has been undertaken in line with the requirements of the EIA Regulations and other guidance relevant to each technical topic, a description of the EIA approach and methodology has been excluded from this report in line with recent EIA streamlining guidance⁴. However, for reference, this information is included in **Technical Appendix 1.1**, should more information be required.
- 1.4.3 The main findings and conclusions of this EIA Report are summarised in a Non-Technical Summary (NTS), as required by the EIA Regulations.
- 1.4.4 This EIA Report, including the NTS, accompanies the application for Section 36 consent being submitted to the ECU.

1.5 Structure of the EIA Report

- 1.5.1 The EIA Report is split into five volumes.
- 1.5.2 **Volume 1** is the NTS, which summarises the key findings of the EIA in easily accessible, non-technical language, ensuring everyone with an interest in the Proposed Development can understand and access information on its predicted environmental effects.

⁴ Scottish Renewables, 2025. Guidelines on Streamlining EIA for Onshore Wind Farm (September 2025).
https://www.scottishrenewables.com/assets/000/005/061/Streamlining_EIA_Guidance_September_2025_original.pdf?1758009802 [Accessed 28/07/2026]



- 1.5.3 This document is **Volume 2** of the EIA Report and it is structured as set out below.
- **Chapter 1 – Introduction:** provides an introduction to the EIA Report. It includes information on the broad approach to EIA, and sets out the structure of the EIA Report, including confirmation of the topics scoped out of the EIA.
 - **Chapter 2 – Project Description:** provides a description of the existing Site, details of the Proposed Development, the construction, operation and maintenance processes, decommissioning process, need for the development and carbon considerations. Chapter 2 also includes a summary of all embedded (primary) and standard (tertiary) mitigation measures.
 - **Chapter 3 – Design Evolution and Alternatives:** provides information on how the Site was identified and selected, and a description of the design iteration process, detailing how the Proposed Development evolved through the course of the assessment process and the alternative development options considered.
 - **Chapter 4 – Landscape & Visual Impact:** assesses the potential and residual effects on landscape and visual amenity.
 - **Chapter 5 – Cultural Heritage:** assesses the potential and residual effects on the historic environment.
 - **Chapter 6 – Ecology:** assesses the potential and residual effects on ecology and nature conservation.
 - **Chapter 7 – Ornithology:** assesses the potential and residual effects on ornithology.
 - **Chapter 8 – Geology, Peat, Hydrology & Hydrogeology:** assesses the potential and residual effects on peat, hydrology, hydrogeology and geology.
 - **Chapter 9 – Noise & Vibration:** assesses the potential and residual effects of noise and vibration;
 - **Chapter 10 – Access, Traffic & Transport:** assesses the potential and residual effects on access, traffic and transport.
 - **Chapter 11 – Schedule of Mitigation:** summarises all of the mitigation and enhancement measures presented throughout this EIA Report.
- 1.5.4 **Volume 3** contains the figures that inform the EIA Report, as follows:
- **Volume 3a:** Figures;
 - **Volume 3b:** Landscape and Visual Figures;
 - **Volume 3c:** Visualisations.
- 1.5.5 Volumes 3b and 3c contain the elongated visualisations and photomontages that inform Chapter 4: Landscape and Visual Impact Assessment and Chapter 5: Cultural Heritage.
- 1.5.6 **Volume 4** contains supporting information and appendices for each of these technical chapters, and additional studies that have been prepared to inform the relevant assessments as reported in the EIA Report, including, but not limited to, the following:
- **Technical Appendix 1.4 – Forestry;**
 - **Technical Appendix 1.5 – Aviation;**



- **Technical Appendix 1.6 – Telecommunications and Utilities; and**
 - **Technical Appendix 1.7 – Shadow Flicker.**
- 1.5.7 **Volume 5** contains confidential information including figures and confidential sections of technical appendices.
- 1.5.8 Several non-EIA standalone documents accompany the Section 36 application including the following:
- A Planning Statement;
 - A Socio-Economics, Tourism and Recreation Report; and
 - A Pre-Application Consultation (PAC) Report.

1.6 Assessment Team

- 1.6.1 The assessment was undertaken by SLR's environmental teams supported by external consultants. **Table 1.1** summarises the assessment team, with details of the key contributors. Their qualifications and experience are set out in **Technical Appendix 1.1**.

Table 1.1 – Assessment Team

Contribution	Contributor
EIA Lead Coordinator	SLR Consulting
Landscape and Visual	Abseline
Cultural Heritage	SLR Consulting
Ecology	SLR Consulting
Ornithology	SLR Consulting
Hydrology, Geology, Hydrogeology and Peat	SLR Consulting
Noise	Hayes McKenzie
Traffic and Transport	SLR Consulting
Forestry	RTS Forestry
Aviation	Segentia Aviation
Other Issues (Telecommunications and Shadow Flicker)	SLR Consulting
Planning	David Bell Planning
Socio-Economics, Tourism and Recreation	MKA Economics
Pre-Application Consultation	SLR Consulting

1.7 Availability of the EIA Report

- 1.7.1 In accordance with Section 18 of the EIA Regulations, copies of the EIA Report have been made available for inspection by the public, notice of which has been published on the applicant's website, in the Herald, the Edinburgh Gazette, and the Cumnock Chronicle.



- 1.7.2 Printed copies of the NTS and EIA Report are available by request from:
Brockwell Energy Limited
The Eagle Building, Third Floor,
19 Rose Street,
Edinburgh,
EH2 2PR
Email: dalfad@brockwellenergy.co.uk
Online: <https://www.brockwellenergy.com/projects/dalfad-wind-farm/>
- 1.7.3 A printed copy of the EIA Report has been made available to view during regular opening hours at:
Cumnock Public Library
1 Greenholm Rd
Cumnock
KA18 1LH
- 1.7.4 Electronic copies of the EIA Report, including all figures, appendices and accompanying documents are available to view on the project website <https://www.brockwellenergy.com/projects/dalfad-wind-farm/> and can be accessed at <https://www.energyconsents.scot/>.
- 1.7.5 Hard copies of the NTS are available free of charge, and hard copies of the EIA Report will be charged at £1,500.00 per copy. The price of the hard copy reflects the cost of producing the Landscape and Visual visualisations.
- 1.7.6 Alternatively, a USB copy can be made available on request at a charge of £15, by emailing dalfad@brockwellenergy.co.uk.

1.8 Representations to the Application

- 1.8.1 Any representations to the application should be made directly to the Scottish Government at:
Energy Consents Unit
5 Atlantic Quay
150 Broomielaw
Glasgow
G2 8LU
Email: representations@gov.scot
Online: <http://www.energyconsents.scot/>



1.9 References

East Ayrshire Council, 2013. “Opencast Mining in East Ayrshire –Steps to Recovery, Council”. Available at <https://www.east-ayrshire.gov.uk/CouncilAndGovernment/About-the-Council/MinutesAgendasAndReports/OpencastCoalUpdate.aspx>. (Accessed: August 2026)

East Ayrshire Council, 2021. Report by the Chief Governance Officer and Head of Economic Growth. “Opencast Coal Mining in East Ayrshire – Completion of Restoration and Recovery Activity”. Available at <https://www.east-ayrshire.gov.uk/CouncilAndGovernment/About-the-Council/MinutesAgendasAndReports/OpencastCoalUpdate.aspx>. (Accessed: August 2026)

RenewableUK. 2026. Wind Energy Statistics Explained.
<https://www.renewableuk.com/energypulse/about/> (Accessed: August 2026)

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Scottish Renewables (2025) Guidelines on Streamlining Environmental Impact Assessment for Onshore Wind Farms.
https://www.scottishrenewables.com/assets/000/005/061/Streamlining_EIA_Guidance_September_2025_original.pdf?1758009802 (Accessed: July 2026)

UK Government (1989) Electricity Act 1989. London: The Stationery Office. Available at: <https://www.legislation.gov.uk/ukpga/1989/29/contents> (Accessed: July 2026).

UK Government (1997) Town and Country Planning (Scotland) Act 1997. London: The Stationery Office. Available at: <https://www.legislation.gov.uk/ukpga/1997/8/contents> (Accessed: July 2026).

UK Government (2025) Subnational Electricity and Gas Consumption Statistics.
<https://assets.publishing.service.gov.uk/media/6945728a033693d5d50eb83d/subnational-electricity-and-gas-consumption-summary-report-2024.pdf> (Accessed: August 2026).

