

Decision

Eight SHET projects – ASTI Pre-Construction Funding and Modification to special conditions of the electricity transmission licence

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Following our consultation in October 2025, this document confirms our decision on the Accelerated Strategic Transmission Investment (ASTI) Pre-Construction Funding (PCF) submission application by Scottish & Southern Electricity Networks Transmission (trading as Scottish Hydro Electric Transmission Plc – ‘SHET’) for eight electricity transmission projects. This decision is taken in line with SHET’s electricity transmission licence (the Licence), Special Condition (SpC) 3.40 ‘Accelerated strategic transmission investment Pre-Construction Funding Re-opener, Price Control Deliverable and Use It Or Lose It Adjustment (APCFt)’.

This document outlines our consultation position, the responses to the consultation received, our view of the responses and our final position. Non-confidential responses are published alongside this decision. This decision document and the corresponding Statutory Decision Notice of Modification confirm our decision to proceed with the modification of SpC 3.40 to adjust the ‘Total Value’ referenced in Appendix 1 and the ‘PCF Allowance’ referenced in Appendix 2. As SpC 3.20 will have replaced current SpC 3.40 following the start of the RIIO-T3 that will be in place by the time the decision takes effect on 30 April 2026, the modification will apply to that provision.¹

¹ [Modifications to the RIIO-3 licences and associated documents | Ofgem](#)

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Executive summary

In October 2025², we consulted on our minded-to position to amend allowances set out in Appendix 1 ('Total Value') and Appendix 2 ('PCF Allowance') of Special Condition (SpC) 3.40 *Accelerated Strategic Transmission Investment Pre-Construction Funding Re-opener, Price Control Deliverable and Use It Or Lose It Adjustment (APCFt)* in Scottish Hydro Electric Transmission Plc's (SHET) electricity transmission licence. This consultation reflected SHET's request for additional ASTI PCF to support eight electricity transmission projects where costs were expected to exceed the initial allowance or where additional ASTI PCF Price Control Deliverables (PCDs) were being added to the framework.

Pre-Construction Works include activities such as surveys, assessments, project design, engineering development, stakeholder engagement, land rights acquisition, planning applications, tender activities, and other approved tasks necessary for submission of all material planning applications.

Decision

Following consideration of responses to our consultation, our decision is to amend the allowances in Appendix 1 and Appendix 2 of what is now SpC 3.40 but will be SpC 3.20 when this decision takes effect to reflect SHET's full ASTI PCF expenditure request. The updated allowance values will be captured in the latest version of SHET's ASTI Confidential Annex. This decision confirms that the requested PCF activities are appropriate to enable timely submission of planning applications and will contribute to accelerating project delivery.

Next Steps

In accordance with section 11A of the Electricity Act 1989, the licence modification will take effect 56 days after publication of the modification. On the basis of current planning assumptions, we expect SHET to submit multiple ASTI PA requests over the course of 2026 and 2027.

² Scottish Hydro Electric Transmission: pre-construction funding and licence consultation | Ofgem

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1. Context

Section summary

This section covers the context for this publication, including the previous publications and the timescales for the decision-making process.

1.1 This document confirms our decision on Scottish Hydro Electric Transmission Plc's (SHET) application for additional ASTI PCF related to eight electricity transmission projects. These projects have the following Network Options Assessment (NOA) codes:

Onshore (six projects):

- BLN4: Beaulieu to Loch Buidhe 400kV Reinforcement
- SLU4: Loch Buidhe to Spittal 400kV Reinforcement
- BBNC: Beaulieu to Blackhillock 400kV Double Circuit
- BPNC: Blackhillock and Peterhead 400kV Double Circuit
- BDUP: Beaulieu to Denny 275kV Circuit to 400kV
- TKUP: East Coast Onshore 400kV Phase 2 reinforcement

Offshore (two projects):

- PSDC: Spittal to Peterhead 2GW HVDC Subsea link
- BIDD: Arnish to Beaulieu (Western Isles) HVDC link

1.2 Chapter 2 of this document summarises our minded-to position as set out in the October 2025 consultation, the responses we received, our views on those responses, and our final decision considering the consultation feedback. The consultation sought views on whether the proposed ASTI PCF activities were appropriate to enable timely submission of planning applications and whether the associated costs were efficient.

1.3 Chapter 3 outlines the next steps concerning the eight SHET projects.

1.4 Alongside this decision, we are publishing amendments to SpC 3.40 of SHET's electricity transmission licence which will give effect to our decision to adjust the allowances referenced in Appendix 1 ('Total Value') and Appendix 2 ('PCF Allowance') of SpC 3.40. These amendments reflect the approved ASTI PCF expenditure for the eight projects included in SHET's application. In accordance with section 11A of the Electricity Act 1989, the licence modification will take effect 56 days after the publication of the modification.

Related publications

1.5 Decision on accelerating onshore electricity transmission investment:
<https://www.ofgem.gov.uk/decision/decision-accelerating-onshore-electricity-transmission-investment>

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1.6 Decision to modify the special licence conditions in the electricity transmission licences and corresponding Associated Document:

<https://www.ofgem.gov.uk/decision/decision-modify-special-licence-conditions-electricity-transmission-licences-accelerated-strategic-transmission-investment>

Decision-making stages

Stage 1 Consultation open: 10 October 2025

Stage 2 Consultation closes (awaiting decision). Deadline for responses and review begins: 07 November 2025

Stage 3 Responses published: 5 March 2026

Stage 4 Consultation outcome (decision or policy statement): 5 March 2026

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2. ASTI PCF assessment

Section summary

This chapter summarises SHET’s submission, our minded-to position, the consultation responses received and our final decision.

Brief description of the eight projects

2.1 A map displaying the existing network and proposed new infrastructure as well as a brief description of the eight SHET projects are included in Appendix 1.

Overview of the ASTI PCF submission

2.2 SHET made an application for ASTI PCF as shown in Table 1 (ie the last column) under Part C of SpC 3.40 of their licence to enable additional funding of Pre-Construction Works related to eight projects. All percentages in Table 1 are based on the ASTI project costs as set out in the ASTI Confidential Annex. Key Pre-Construction Work activities and ASTI PCF allocations are in Appendix 2.

Table 1: ASTI PCF application

Project	On/offshore	ASTI PCF allowance ³	ASTI PCF spend to Sept 2024 ⁴	ASTI PCF updated request
BLN4	Onshore	2.5%	2.7%	9.3%
SLU4	Onshore	2.5%	2.0%	7.7%
BBNC	Onshore	2.5%	2.3%	4.4%
BPNC	Onshore	2.5%	4.9%	10.5%
BDUP	Onshore	2.5%	8.0%	13.8%
TKUP	Onshore	2.5%	6.3%	16.6%
PSDC	Offshore	2.5%	1.5%	3.8%
BIDC	Offshore	2.5%	2.1%	3.9%
Portfolio		2.5%	2.8%	6.5%

2.3 SHET’s updated ASTI PCF expenditure request is driven by several factors linked to accelerated project timelines. These include completing detailed design work with supply chain partners to enable timely planning applications, conducting environmental surveys to meet Biodiversity Net Gain requirements in line with Policy 3 of Scotland’s National Planning Framework 4 (2023) ⁵, and recruiting additional and securing early agreements for land and wayleaves. The competitive supply chain has further required early procurement and design maturity to

³ [Decision on accelerating onshore electricity transmission investment | Ofgem](#), paragraph 5.18

⁴ Expenditure incurred on ASTI PCF activities up to September 2024

⁵ [Supporting documents - National Planning Framework 4 - gov.scot](#)

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support planning consents, alongside higher costs from multiple route surveys and early contractor engagement.

- 2.4 Additionally, SHET notes that pre-construction activities for ASTI projects are occurring earlier than they would have previously in non-ASTI projects. Examples include improving substation design accuracy to clarify land requirements, conducting statutory environmental surveys ahead of site selection to avoid seasonal delays, and performing enhanced ground investigations to reduce unforeseen conditions during construction. Offshore marine surveys, typically done in spring or summer, have been accelerated into winter months to meet programme requirements. SHET emphasises that these measures, and the associated costs, are essential to ensure projects achieve their Required In-Service Dates (RISDs).

Consultation position

- 2.5 We have reviewed SHET's request for an updated ASTI PCF and consider that the activities identified fall within the permitted work activity areas under the ASTI PCF framework⁶. The challenging supply chain conditions across Europe, combined with the need for accelerated delivery of ASTI projects, have driven earlier engagement in Pre-Construction Work. This approach mitigates delivery risks and supports timely planning consent submissions, which are essential for safeguarding programme timelines and reducing potential constraint costs for consumers.
- 2.6 Our assessment recognises that the timing of these works has shifted within an accelerated project lifecycle to meet RISD requirements, resulting in a revised expenditure profile for SHET's portfolio. The requested ASTI PCF of 6.5% reflects costs associated with accelerating project development, compared to the original allowance of 2.5%. SHET has advised us that the increased request equates to 3.9% of SHET's current market-informed cost estimates. The rise in cost is also attributable to a general increase in market prices in the supply chain. We have not tested the updated project cost forecasts as this will be assessed during the ASTI PA stage.
- 2.7 The ASTI PCF PCD remains subject to a use it or lose it (UIOLI)⁷ steps taken to obtain all material planning consent applications for the listed projects. Taking this into account, our minded-to position was to approve SHET's full updated ASTI PCF request, recognising its necessity for project acceleration, risk mitigation, and the avoidance of constraint costs for consumers.

⁶ Decision to modify the special licence conditions in the electricity transmission licences: Accelerated Strategic Transmission Investment | Ofgem, Accelerated Strategic Transmission Investment Guidance And Submission Requirements Document, paragraph 3.2

⁷ As of February 2026, all the planning consent applications have been submitted.

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Consultation responses

- 2.8 We received 6 consultation responses in the consultation period. We welcome the diverse views expressed and thank respondents for their submissions and the time spent on them.
- 2.9 SHET supports Ofgem’s minded-to decision to approve its ASTI PCF application for the eight ASTI projects. The funding enables early activities such as contractor engagement, land agreements and design work to accelerate planning and reduce future costs, ensuring projects meet 2030 low-carbon targets.
- 2.10 Some stakeholders raised concerns regarding the scale of the requested uplifts, particularly for the Tealing–Kintore–Peterhead (TKUP) project and sought greater clarity on the justification for these increases. Points raised included the importance of ensuring transparency in the need case, the timing of land-rights negotiations, and the scope of activities funded under the ASTI PCF.

Our decision

- 2.11 We acknowledge respondents’ concerns regarding cost increases, the needs case, and the scope of activities under the ASTI PCF.
- 2.12 The overall expected cost of the projects has risen, as referred to in paragraph 2.6, reflecting updated estimates aligned with current requirements and market conditions. We do not undertake an assessment of the total project costs at this stage, other than for PCF awarded. We assess the remaining project costs at ASTI PA stage to ensure allowances are efficient as part of a full cost assessment, including early construction activities. TOs can ultimately only recover project costs found to be efficient following our ASTI PA decision for a project.
- 2.13 The needs case for the projects was established by NESO as set out in the ASTI 2022 decision⁸ (see paragraph 3.14), providing a clear strategic justification for the proposed works.
- 2.14 Furthermore, the activities referenced including land-rights negotiations, fall within the expected scope of ASTI PCF and are considered standard elements of the pre-construction stage necessary to enable timely delivery. This is consistent with the modification to the RIIO-3 licence⁹, which states that ASTI PCF is for the purpose of delivering the Pre-Construction Works, defined as those works “undertaken for the purposes of developing an ASTI project to the point where all material planning consents have been obtained and the project is ready to begin construction” These Pre-Construction Works directly support delivery of the project’s PCD, which the Guidance defines as achieving “approval of all material planning consents” (see paragraph 3.6 of the ASTI Guidance).

⁸ Decision on accelerating onshore electricity transmission investment | Ofgem

⁹ [Modifications to the RIIO-3 licences and associated documents | Ofgem](#)

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- 2.15 After careful consideration of the responses, we have decided to maintain our minded-to consultation position and therefore approve SHET’s ASTI PCF request as permitted under SpC 3.40.
- 2.16 While recognising the importance of accelerating strategic infrastructure to meet 2030 targets, Ofgem will continue to apply regulatory oversight and engage with SHET to ensure efficiency, transparency, and consumer protection throughout project delivery.

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3. Next Steps

Section summary

This chapter sets out the next steps in our assessment under the ASTI framework.

- 3.1 Alongside this decision, we are publishing amendments to SpC 3.20 of SHET’s electricity transmission licence in accordance with section 11A of the Electricity Act 1989.
- 3.2 Please note that other proposals currently being consulted on that might affect what is currently SpC 3.40 and will become SpC 3.20 are not reflected in the drafting of these modifications.
- 3.3 The modification to SpC 3.20 and the ASTI Confidential Annex will take effect on 30 April 2026 which is 56 days after this decision and modification are published.
- 3.4 Based on our recent engagement with SHET, we expect multiple ASTI PA submission requests throughout 2026 and 2027.

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Send us your feedback

We believe that consultation is at the heart of good policy development. We are keen to receive your comments about this decision. We would also like to get your answers to these questions:

- Do you have any comments about the quality of this document?
- Do you have any comments about its tone and content?
- Was it easy to read and understand? Or could it have been better written?
- Are its conclusions balanced?
- Did it make reasoned recommendations?
- Do you have any further comments?

Please send your feedback to stakeholders@ofgem.gov.uk.

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Appendix 1. Map and brief description of the eight SHET projects

A1.1 Existing SHET network and proposed new infrastructure



A1.2 Brief description of the eight SHET projects. Note: NOA codes are in brackets.

Projects	Overview
Beauly to Loch Buidhe 400kV Reinforcement (BLN4)	<p>Beauly to Loch Buidhe 400kV Reinforcement (BLN4) is an onshore electricity transmission project, being delivered along with Loch Buidhe to Spittal 400kV Reinforcement (SLU4), to construct a new 400kV double circuit OHL between new substations at Banniskirk, Carnaig and Fanellan, as well as reinforcements at existing Loch Buidhe and Spittal substations.</p> <p>The project is triggered by the need for onshore transmission network enabling works for the connection of ScotWind schemes. It enables significant power transfer capability required to transport power from onshore and offshore renewable generation connecting Caithness to Beauly, and to the east via BBNC/BPNC, before onward transportation at Peterhead via E4D3 and E4L5 to demand centres in England.</p>
Loch Buidhe to Spittal 400kV Reinforcement (SLU4)	<p>Loch Buidhe to Spittal 400kV Reinforcement (SLU4) is an onshore electricity transmission project, along with Beauly to Loch Buidhe 400kV Reinforcement (BLN4), to construct a new 400kV double circuit OHL between new substations at Banniskirk,</p>

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Carnaig and Fanellan, as well as reinforcements at existing Loch Buidhe and Spittal substations

Beaully to Blackhillock 400kV Double Circuit (BBNC) is an onshore electricity transmission project, along with Blackhillock and Peterhead 400kV Double Circuit (BPNC), to construct a new 400kV double circuit OHL between the new Fanellan and Longside substations, including a new substation at Greens and extension of the existing New Deer substation.

The project is triggered by the need for onshore transmission network enabling works required to utilise E4D3 and E4L5. Its aim is to enable significant power transfer capability to transport power from onshore and offshore renewable generation connecting on the west – from the Arnish to Beaully 1.8GW HVDC link (BIDC - Western Isles - and from connections north of Beaully (via BLN4/SLU4) – to the east before onward transportation at Peterhead via E4D3 and E4L5 to demand centres in England.

Blackhillock and Peterhead 400kV Double Circuit (BPNC) is an onshore electricity transmission project, along with Beaully to Blackhillock 400kV Double Circuit (BBNC), to construct a new 400kV double circuit OHL between the new Fanellan and Longside substations, including a new substation at Greens and reinforcements at the existing New Deer substation

Beaully to Denny 275kV Circuit to 400kV (BDUP) is an onshore electricity transmission project to install the necessary infrastructure to allow the existing Beaully Denny OHL second circuit to change operation from 275kV to 400kV.

The project is triggered by the need for onshore transmission network enabling works for the connection of ScotWind schemes and Coire Glas.

BDUP has key interactions with Beaully to Loch Buidhe 400kV reinforcement (BLN4) / Loch Buidhe to Spittal 400kV reinforcement (SLU4), Beaully to Blackhillock 400kV double circuit (BBNC) / Blackhillock and Peterhead 400kV double circuit (BPNC), Arnish to Beaully 1.8GW HVDC link & Skye LOTI.

East Coast Onshore 400kV Phase 2 reinforcement (TKUP) is an onshore electricity transmission project for the construction of a new 400kV OHL between the upgraded substation at Kintore and the proposed new Emmock substation via the proposed Hurlie substation, plus upgrading the existing 275kV OHLs from Alyth - Emmock and Emmock – Westfield.

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The project is triggered by the need to enable significant power transfer capability required to transfer from onshore and offshore renewable generation in the North and Northeast of Scotland which cannot wholly be accommodated by E4D3 and E4L5.

TKUP has key interactions with Beauly to Blackhillock 400kV double circuit (BBNC) / Blackhillock and Peterhead 400kV double circuit (BPNC), East Coast coordinated offshore network (via AC link from Fiddes).

Spittal to Peterhead 2GW HVDC Subsea link (PSDC) is an offshore electricity transmission project to construct a 2GW HVDC subsea link from a new 400kV substation at Spittal to a 400kV substation at Peterhead, including to construct 2GW bi-pole HVDC converter stations within the Spittal and Peterhead areas, establish HVAC connections, and install c.200 km of HVDC cables.

The project is triggered by the need for onshore transmission network enabling works for the connection of ScotWind schemes and its aim is to enable power transfer capability to transport generation from the far north of Scotland to the east coast of Peterhead.

Arnish to Beauly (BIDC - Western Isles) HVDC link is an offshore electricity transmission project to facilitate the transfer of 1.8GW of renewable generation from the Isle of Lewis in the Western Isles to the Beauly area in the North of Scotland. The project is triggered by the need to connect several onshore and offshore renewable wind projects.

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Appendix 2. Key activities and ASTI PCF allocations

A2.1 Onshore overview

Key activities	Status as of Oct 2024
<ul style="list-style-type: none"> • Selection of substation sites • Concluded initial routing assessment using ‘Optioneer’ software and services • GI completed at substations • Baseline background noise surveys • LiDAR surveys undertaken for overhead lines on multiple route options • Concluded initial 3D models of substations for consultation events • Contractors have concluded Phase 2A of the Early Contractor Engagement ‘Consultation Design’ • Concluded at least two rounds of community and stakeholder consultation with support from consultants • Land referencing of landowners and initial engagements concluded • Pre-Application Consultation events 	Completed
<ul style="list-style-type: none"> • Ornithological surveys • Environmental Impact assessment (including, Screening and Scoping) • Contractors have commenced Phases 2B and 2C of the Early Contractor Engagement ‘Consultation Design’ • Preparation of works information for Detailed Preconstruction Designs • Land negotiations and engagement with key stakeholders • Noise assessment • Preparation of Works Information for Detailed Preconstruction Designs • Service diversions prior to site works commencement dates • Network upgrades for Permanent and Temporary supplies for the substation site • Discharge of planning conditions • Engagement with specialist consultants to develop BNG & Peat Management Strategy 	Ongoing / Upcoming

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A2.2 Onshore overview: activity breakdown

Allowed ASTI PCF	Activities
Project design and Engineering development	<ul style="list-style-type: none">• Providing specifications for the design and construction of new substation and OHL infrastructure, supporting the development and specification of GI works, liaising with external bodies e.g. Roads Authority and providing assessment of design deliverables submitted by external consultants and contractors
Stakeholder engagement and consultation	<ul style="list-style-type: none">• Undertaking statutory consultations to support the submission of Planning Applications via in person and online events. These include provision of 3D modelling and various forms of information including booklets and banners.• In addition, undertaking engagement with stakeholders to gain support for the projects and to share information on these, undertaking campaigns and advertising to provide information on ASTI across our Transmission area
Tasks associated with acquiring land rights (which could include permanent rights and/or wayleaves)	<ul style="list-style-type: none">• Key activities include managing GI Compensation, progressing of Wayleave/Servitude Options for OHLs, Construction Disturbance negotiations for those impacted by the proposed works, managing and working with Land Agents to agree access and necessary purchases, Compulsory Purchase Order progression and negotiating the agreements for the purchase of land for the substations
Environmental surveys, assessments and studies	<ul style="list-style-type: none">• Progression of surveys and assessments to support the Environmental Impact Assessments required to be submitted with the relevant Consent Applications for

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Tender activities	<p style="text-align: right;">Substations and Overhead Lines and assessment of requirements for Biodiversity Net Gain (BNG)</p> <ul style="list-style-type: none"> • Substation and OHL contractors have been appointed to provide the necessary level of detailed design to support the development of the Consent Applications to allow the projects to progress into construction and operation • In addition, identification of long lead items of equipment that require to be secured under Early Construction Funding is being progressed with the appointed supply chain • Allocation of further works including forestry felling is to be progressed via engagement with the supply chain
Other activities as may be approved by Ofgem: Staff costs across the PCF project portfolio	<ul style="list-style-type: none"> • Internal SSEN-T staff providing services including Project Management, Environmental and Consenting support and management, Engineering Management and Design, Land Negotiations and Agreements, Risk Analysis, Quality Management, Programme Management, Financial Management, Procurement of Equipment and Services, Community and Stakeholder Engagement, Legal Services and Governance support

A2.3 Offshore overview

Key activities	Status
<ul style="list-style-type: none"> • Concluded initial DC cable routing assessment • Peat probing surveys completed • Initial site ground investigation (GI) undertaken • Concluded baseline background noise surveys • Concluded initial 3D models of substations and HVDC Converter for public engagement • Concluded statutory stakeholder consultation with multiple parties including local authorities, 	<p>Completed</p>

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community councils and third-party developers for progression of design development for EIA and Planning Application

- Land referencing of landowners and initial engagements concluded
 - Pre-Application Consultation events for Converter locations
 - On-site non-intrusive UXO desktop surveys
 - Desktop UXO assessments
 - Additional offshore marine surveys for the DC cable route and for the Saballeria Spinulosa area off Aberdeenshire coast (PSDC)
 - Allocation of Tier 1 Delivery contractors – DC Cables, HVDC equipment, earthworks & civils and HVDC buildings
 - Design development for submission of planning applications for the substations and HVDC Converter Ongoing / Upcoming
 - Land and seabed lease negotiations and engagement with key stakeholders
 - Development of 3D models with options to assist the conclusion of site selection
 - Site selection conclusion
 - Topographic survey of mainland cable route
 - Anormal Load and Public Road Improvement Study for Cable Installation
 - Pre – Application Consultation events
 - Noise assessment
 - Environmental Impact assessment (including, Screening and Scoping) and associated surveys
 - Early Contractor Engagement ‘Consultation Design’
 - Preparation of Works Information for Detailed Preconstruction Designs
 - Ground Investigation works on cable route and selected site
 - Development of service diversions prior to site works commencement dates
 - Network upgrades for Permanent and Temporary supplies for the substation site
 - Discharge of Town and Country planning / marine licence conditions
 - Engagement with specialist consultants to develop BNG & Peat Management Strategy
 - Onshore DC cable route GI works
-

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- Feasibility studies for Horizontal Directional Drilling at both landfalls and crossings
- Preparation of Voluntary Environmental appraisal for onshore cable routes

A2.4 Offshore overview: activity breakdown

Allowed ASTI PCF	Activities
Project design and Engineering development	<ul style="list-style-type: none"> • Providing specifications for the design and construction of new substations and HVDC Converter station as well as Cable infrastructure • Supporting the development and specification of GI works, liaising with external bodies e.g. Roads Authority and providing assessment of design deliverables submitted by external consultants and contractors • Preliminary site works, i.e. site clearance, service diversions, new service connections, new road upgrades • Marine Geophysical and Geotechnical surveys • Marine and terrestrial UXO surveying • HDD feasibility assessments for all relevant land falls and crossing points • SME consultancy support for items listed above (as required)
Stakeholder engagement and consultation	<ul style="list-style-type: none"> • Undertaking voluntary and statutory consultations with local community groups and other statutory bodies to support the submission of Planning Applications via in person and online events. These include provision of 3D modelling and various forms of information including booklets and banners • In addition to these events, the project team have facilitated meetings with other stakeholders including third party developers, neighbouring

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businesses, statutory consultees and consenting authorities. The reasons for this include management of interfaces, to consider constructability issues, to understand the projects constraints and specific requirements to progress and to share information about the project’s plans as well as the plans of the wider ASTI portfolio. GI Compensation, Wayleave/Servitude Options for cabling, Construction Disturbance, Land leasing fees, Agents & legal fees

Tasks associated with acquiring land rights (which could include permanent rights and/or wayleaves)

- Managing GI Compensation
- Progression of Wayleave/Servitude Options for Cables
- Construction Disturbance negotiations for those impacted by the proposed works
- Managing and working with Land Agents to agree access and necessary purchases of land Compulsory Purchase Order progression and negotiating the agreements for the purchase of land for the substations
- Offshore crown estate and marine licence fees.
- Land negotiations for BNG offset

Environmental surveys, assessments and studies

- Progression of surveys and assessments to support the Environmental Impact Assessments required to be submitted with the relevant Consent Applications for Substations and cables and assessment of requirements for BNG
- Environmental consultancy support
- Proportionate share of production of Environmental Appraisals for converter sites
- Production of voluntary Environmental Appraisal for land cable routes

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Tender activities

- Production of Marine Environmental Appraisal
- Supplier selection, appointment, and contract placement with providers of HVDC Converter Equipment, HVDC Cable (onshore and marine), civils, employers civils design, and AC Substation equipment
- Appointment and engagement of general procurement appointments including, but not limited to, FEED consultants, environmental consultants, Civil Engineering & Design Consultants, GI contractors, Marine Survey contractors and other SMEs to progress the design of the project to a suitable level required for development of the Consent Applications to allow the projects to progress into construction and operation
- Further procurement activities may be required as identified following the works above being undertaken. A monthly project procurement plan meeting takes place, which interrogates ongoing works and future works required. The procurement plan feeds into the monthly hub reporting

Other activities as may be approved by Ofgem: Staff costs across the PCF project portfolio

- Internal SSEN-T staff providing services including Project Management, Environmental and Consenting support and management, Engineering Management and Design, Land Negotiations and Agreements, Risk Analysis, Quality Management, Programme Management, Financial Management, Procurement of Equipment and Services, Community and Stakeholder Engagement, Legal Services and Governance support
-