



# COMHAIRLE NAN EILEAN SIAR

## PLANNING APPLICATIONS BOARD

Minute of Meeting held in Council Chamber,  
Council Offices, Stornoway on Tuesday 3  
December 2024 at 2.00pm.

### PRESENT

Mr Ranald Fraser (Chair)  
Mr Iain A MacNeil  
Mr Iain M Macleod  
Ms Susan Thomson  
Mr Robert Mackenzie

Mr Iain M Macaulay  
Mr George Murray  
Mr Finlay M Stewart

### APOLOGIES

Mr John A Maciver (Vice-Chair)  
Mr Mustapha Hocine

Mr John Norman Macleod

### OFFICERS IN ATTENDANCE

Mrs Anne Murray  
Mrs Morag Ferguson  
Mrs Mairi Maciver  
Mr Allan MacDonald  
Ms Naomi Morgan

Mr Derek Mackay  
Mrs Fiona Maciver  
Mrs Helen MacDonald  
Ms Anne Napier

### MINUTES

Minute of Meeting of 20 November 2024 1 The Minute of Meeting of 20 November 2024 was **approved**.

Declaration of Interest 2

### PLANNING

23/00380 – Land at Eishken, Lochs, Isle of Lewis - Application under Section 36 of the Electricity Act 1989 3 The Chief Executive submitted a Report seeking the Comhairle's view as 'principal consultee' in respect of an application for consent under Section 36 of the Electricity Act 1989 for the installation of a wind farm comprising of up to 25 turbines of variable tip height of up to 200 meters and associated access and infrastructure on land at Eishken, Lochs Isle of Lewis, following consultation on an Environmental Impact Assessment (EIA) Report, submitted on 22 August 2023 to the Scottish Ministers, regarding plans for Uisenis Wind Farm. The application also sought deemed planning permission under Section 75(2) of the Town and Country Planning (Scotland) Act 1997. The Report gave background information, a planning assessment and set out a reasoned conclusion and recommended view on the application.

**It was agreed to recommend that the Comhairle agree that:**

(1) views as set out at Section 15 of the Report be submitted to the Scottish Ministers;

- (2) Chief Executive be authorised to further engage with the Scottish Government Energy Consents Unit, the Developer and Statutory Consultees regarding issues raised and where appropriate any draft planning conditions/legal obligations;
- (3) Chief Executive be authorised to agree a set of planning conditions with the Scottish Government should Ministers be minded to approve the application;
- (4) Chief Executive be authorised to complete a Section 75 planning obligation with Uisenis Power Limited and other relevant land interests; and
- (5) Chief Executive be authorised to complete a legal obligation under the Local Government (Scotland) Act 1973 with Uisenis Power Limited and other relevant interests.

24/00155/PPDM – 4  
 Battery Point  
 Energy Storage  
 Park, Newton  
 Street, Stornoway,  
 Isle of Lewis.

The Chief Executive submitted a Report concerning an application for a battery energy storage facility comprising of 6 banks of battery units; associated inverters, transformers and high voltage electricity substation; siting of welfare unit and storage container for parts; creation of site access, aggregate hardstanding, carparking area; 3m high palisade fencing and gates; and 4m high acoustic barrier, at Battery Point Energy Storage Park, Newton Street, Stornoway, Isle of Lewis. The Report indicated that the planning application was classed as a 'Major development' under the Town and Country Planning (Hierarchy of Developments) (Scotland) Regulation 2009 (the Hierarchy Regulations) that could not be determined under delegated powers and was therefore, in accordance with the Scheme of Delegation, referred to the Comhairle for determination. The Report gave background information, a planning assessment and set out a reasoned conclusion on the application.

**It was agreed to recommend that the Comhairle approve the application subject to the planning conditions and planning obligations set out in Appendix 1 to the Report.**