



Summary

Pioneering Commercial Solar PV project

With energy project management support from iPower, Perth & Kinross Council have developed a Food & Drink Business Park utilising a ground and roof mounted Solar PV “private wire” scheme. Battery and CHP business case made for grid-independent scenario.

Perth & Kinross appointed renewable specialists iPower to masterplan the energy aspects of the development. The first phase of construction features a 75kWp ground mounted solar PV array followed by a second phase of 50kWp roof mounted PV delivering clean and green power directly to the business tenants. The ground-mounted and roof-mounted arrays are connected via private wire and the energy produced is sold to the tenants by Perth & Kinross Council. iPower has also facilitated the arrangements under which the Council supplies all the electricity required by the tenants.

Key Facts

- Pioneering social landlord project to incorporate ground and roof-mounted solar PV and “private wire”
- Appraisal undertaken also for grid-independent solution using CHP and battery storage
- Win-win for Council and its business tenants with lower energy costs and long term Council revenues.

The Council invested in solar at the site to ensure cost-effective clean power provision as well as price certainty, while tenants benefit from competitively priced power and green work premises.

This development reflects the Council’s strong commitment to action on climate change, as signatories of Scotland’s Climate Change Declaration.

During a key stage of project development, the DNO indicated that its offer of grid connection was no longer available. This was later reversed but in the meantime iPower provided the Council with a costed and appraised business case for a grid-independent solution using a combination of gas CHP and battery storage.

Economic benefits

Financing: The Business Park is financed out of the Council’s capital expenditure budget with solar costs recovered through power purchase contracts with tenants and through feed In Tariff income. The IRR exceeds the Council’s hurdle rate for project investment, whilst supporting the competitiveness of its business tenants and reducing carbon emissions.

