SMS
Leading the smart energy revolution

sms-plc.com

Your land is key for Britain's future sustainability

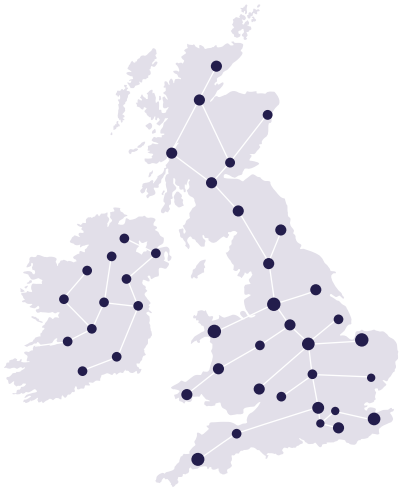
Leasing your land for an **energy storage development** can make a significant contribution to the country's carbon reduction efforts, help combat climate change, and generate long-term annual income for your estate.

The UK's net-zero carbon challenge

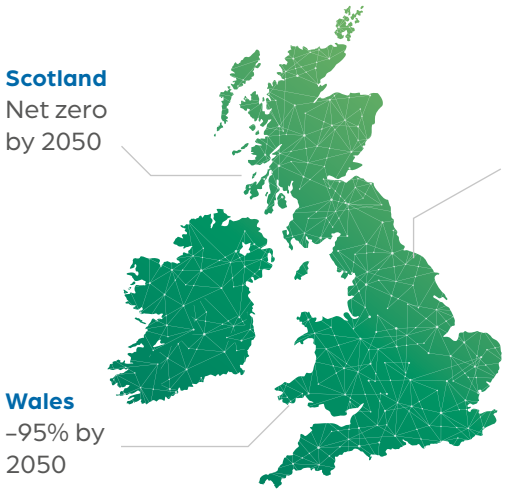
As the UK sets out to reach net-zero carbon emissions by 2050, the country's energy industry – in partnership with British landowners – is tasked with delivering this critical national cause.

Reducing CO2 emissions is not just about protecting the environment amid climate change. It is also about establishing a more sustainable, secure, and resilient economy and energy system. To achieve this goal, the UK needs to build greater renewable energy generation capacity, and crucially, develop the battery systems required to store clean electricity and support a modernised national grid.

THE OLD WAY



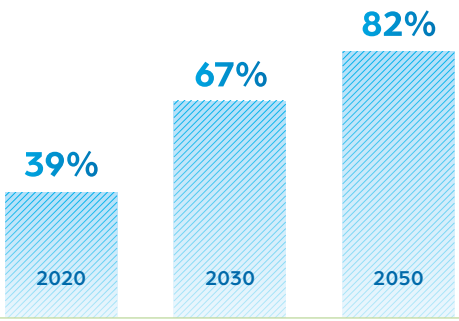
THE NEW WAY



BY 2050
82%
OF THE UK'S ENERGY DEMAND WILL BE GENERATED BY RENEWABLE ENERGY

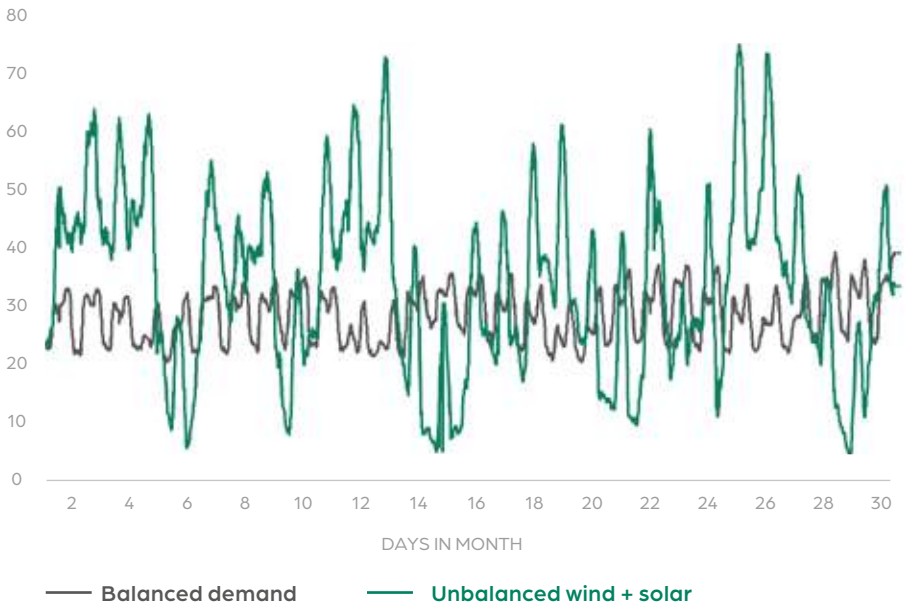
The UK's net-zero carbon challenge

This is the forecast for the proportion of renewable energy generation which will be needed to support the UK by 2050. As such there is a need for greater flexibility to balance out the grid.

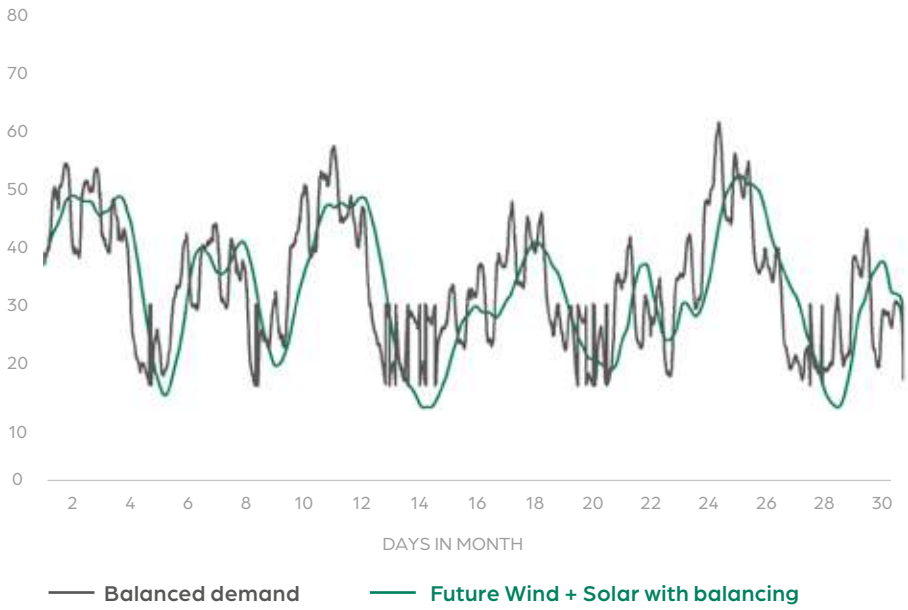


THE SUPPLY / DEMAND PROFILE

Current electricity demand VS forecast renewables in 2050 (GW)



Shaping electricity demand and generation through flexibility



Opportunity for landowners: energy storage

THE BENEFITS TO LANDOWNERS

- Up to 40 year lease agreements
- Attractive, guaranteed financial returns
- Rental starts at construction phase
- Ethical use of land
- SMS manages and maintains leased land

To build the battery storage sites required for Britain's renewable energy transition, low-carbon energy infrastructure developers like SMS require the partnership of reputable landowners committed to making a real difference with their estate.

A typical battery storage park has a lifespan of up to 40 years, meaning that as well as being an ethical and rewarding use of your land, leasing to an energy asset developer also promises attractive financial returns and long-term revenue streams.

Why partner with SMS?

- UK's leading developer of smart energy infrastructure
- Track record securing planning applications, grid connections and subsequent site builds
- Full turnkey solution: financing, design, construction, connection, optimisation, and maintenance
- A well-respected, financially strong partner listed on the London Stock Exchange

DID YOU KNOW?

A 40MW battery can store enough clean electricity to power approximately 30,000 homes anywhere in the UK, whilst supporting the National Grid with system stability.

40MW
BATTERY

30,000
HOMES

FIND OUT MORE ABOUT OUR **BATTERY PROJECTS**

What is energy storage and why is it needed?

A Battery Energy Storage System (BESS) is a development of large batteries that store high quantities of electricity. As renewable energy is intermittent, meaning it can only generate when the sun is shining or the wind is blowing, these large battery systems connected to the National Grid are needed to store the clean electricity produced. In this way, batteries will allow renewable energy to be used on demand by the UK population no matter what time of day it is or what the weather is like.

In addition to facilitating greater renewable energy use, and therefore helping phase out fossil fuels, batteries also bring other significant advantages. Their ability to store electricity means they can help stabilise, balance, and protect the grid from power surges and blackouts, adding a much-needed capacity buffer as the UK transitions to electrified transport and heating systems in coming years.

How big is an energy storage site? Is my land suitable?

The amount of land needed to develop an energy storage site depends on the size of the project. SMS is looking for plots of at least **one acre** to develop storage projects of a minimum 40 megawatt (MW) capacity. For landowners with multiple acres available, there is an even greater opportunity to bring in annual recurring income through the land leased, with SMS able to add solar panels on site, in addition to the battery units.

Ideally, your land needs to be flat and have an electricity substation and overhead lines located nearby.

How long does the planning permission process take?

From initial contact, it will take approximately one year to get the site 'shovel ready'. This means having all the consents and licenses in place to build the project, including planning permission, a grid connection offer, and option for lease. The construction phase then typically takes up to one additional year.

DID YOU KNOW?

As of February 2021, 16GW of battery storage capacity was either operating, under construction, or being planned in the UK across more than 700 projects.

With Government having recently passed legislation that significantly lifts the capacity limit on battery developments in England and Wales, this ever growing storage pipeline – which is deemed essential for Britain's low-carbon energy transition – is set to increase exponentially in coming years.

700
PROJECTS IN THE UK AS OF FEB 2021

What is the impact on the local landscape and environment?

Battery storage units are very compact in size, meaning they can be screened and partially hidden by fencing and surrounding hedging, which SMS is able to erect as part of the development. As a business committed to sustainability, minimising visual and wider environmental impacts is a key consideration of any project.

SMS will work closely with the landowner, local planning authority, and silviculturists to facilitate continued growth of flora and fauna through landscaping, woodland schemes, and ecology reports. An example of this is the nesting of local swans directly next to our Burwell site, who – undisturbed by the work going on nearby – had their beautiful baby cygnets hatch. The habitat of the swans, who nest here every Spring, was carefully considered in planning to ensure zero impact.

All land leased is maintained by SMS and, once the rental term has come to an end, the site can be easily decommissioned to return the land to its original state.

Our new battery sites place sustainability at the heart of the planning process with the aim of increasing the biodiversity of the site through a variety of environmentally protective and proactive measures.

What other securities are put in place?

The site will be totally fenced off with a 2.4m high perimeter with infrared detection. If added security measures are required, CCTV can also be installed.

Though battery storage is extremely safe, the site – and those manning or maintaining it – is completely covered with Construction All Risks insurance, 3rd Party Liability Insurance, Employers Liability Insurance, Professional Indemnity Insurance, and Motor Vehicle Third Party Liability Insurance.

ABOUT SMS PLC

Established in 1995 and listed on the London Stock Exchange since 2011, SMS's vision is to be at the heart of the low-carbon, smart energy revolution that is pivotal to realising a greener, more sustainable world.

To realise this, SMS funds, installs, operates, and manages smart meters and other carbon reduction technology assets, including renewable generation, EV charging and battery storage systems.

Headquartered in Glasgow, the Group has 12 locations across the UK and Ireland and a nationwide engineering workforce, employing more than 1,000 people.

SMS Leading the smart energy revolution

Play your part in Britain's clean energy revolution

To find out more about leasing your land to SMS, contact:

E | battery@sms-plc.com

sms-plc.com/batterystorage

RECYCLABLE PAPER

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