ILOS ENERGY

Solar Power
Energise Your Land

A guide for landowners considering renewable energy and battery storage

www.ilos-energy.co.uk

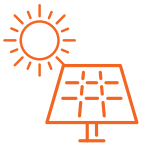
Secure the future of your farm

The UK has a set an ambitious target for clean energy. For solar power alone, this equates to 70,000MW of clean electricity by 2035, with installations typically requiring 5 acres per MW.

As a landowner, you have an opportunity to play a significant part in the UK's transition to clean energy and, whilst doing so, secure a new, long term revenue and bring substantial ecological benefits to your land.

ILOS is a developer of solar, battery storage and agri-voltaic projects throughout the UK and Europe. We have 6 UK projects in construction, 20 in development and are looking for new landowner partners to help us realise our further development goals.

We offer landowners not just land lease agreements, but innovative new ways to create long-term income that enable farming businesses to keep farming.



For a suitable site, with at least 60 acres of usable land, close to a viable grid connection, your land could earn over £1000 per acre per annum for the next 40 years.

How you and your land can benefit

We can offer:

- **30+ year lease**
- **Annual index-linked rental payments**
- **Price per acre paid annually or percentage of net profits, whichever is higher**
- **Optional upfront lump sum**

If capital is required, ILOS can structure a financial package that includes an upfront payment, enabling landowners to realise a lump sum to meet immediate financial requirements.

The benefits are not purely financial

Solar projects embrace a fresh approach to the management of your land. By allowing your land to rest from intensive farming these projects can create a sanctuary for biodiversity to flourish, bringing ecological benefits of untold value for the future of your land.

ILOS is committed to ecologically enhancing a site where possible in line with local and national guidelines and where our ecology team sees a benefit, along with the landowners' ideas. Upon carrying out our ecology surveys, which are necessary to meet planning requirements, we identify areas of potential improvement and make suggestions within the planning application: planting schemes, hibernacula, bird boxes, raptor plates, and whatever may be appropriate. Planning regulations require the site to include measures to ensure a Biodiversity Net Gain (BNG) of 10%. We feel that this requirement is easily met, but it is another consideration we take care to manage.

Tax planning (IHT, APR, BPR) is an important consideration for landowners considering a solar farm. We are keen to support this concern and will contribute £500 towards professional advice in this respect.

Your land

ILOS looks for certain characteristics when choosing its project sites.

These include:

- At least 60 acres of land owned as a single or joint plot
- Level or slightly sloping land, free of trees and scrub
- Land likely to meet planning conditions
- Land that is easily accessible
- Local grid capacity and connectivity within 2 kms

ILOS is able to determine suitability for local planning and grid connectivity. If all key characteristic criteria for land are met, we would require preliminary site visits and initial surveys to determine project specifics.

Our partnership

In developing its projects, ILOS sees its relationships with landowners as a partnership, and not just a commercial agreement. We generate success through our unique and thorough development approach.

ILOS can work with many types of landowning or land managing partners to create innovative proposals, e.g. farmers, estates, property companies, housing developers with land under option, MOD, church commissioners, colleges, and councils to name a few. Please get in touch.

From the outset, we share the most important information relating to planning conditions, grid connections, project commercials, and community relations with our stakeholders – aiming to establish positive relationships from day one.

We also manage our own project construction and grid connections, ensuring in-house oversight of partner activity and maintaining proactive communications with landowners during the build phase. We're on the ground to handle problem-solving, ensuring projects are managed safely, on time within budget.

About ILOS

ILOS Energy UK is a development and construction business operating as an Independent Power Producer (IPP).

We are backed by AXA Investment Management, our 60% partner across the group. This strong financial position enables us to advance solar projects throughout 2025, during a critical period of National Grid reform and when solar remains a high-risk investment in the UK.

The UK's 47GW solar target for 2030 is expected to see rapid progress through 2026 and 2027 under current market conditions, making grid connections increasingly scarce and underscoring the need for timely action.

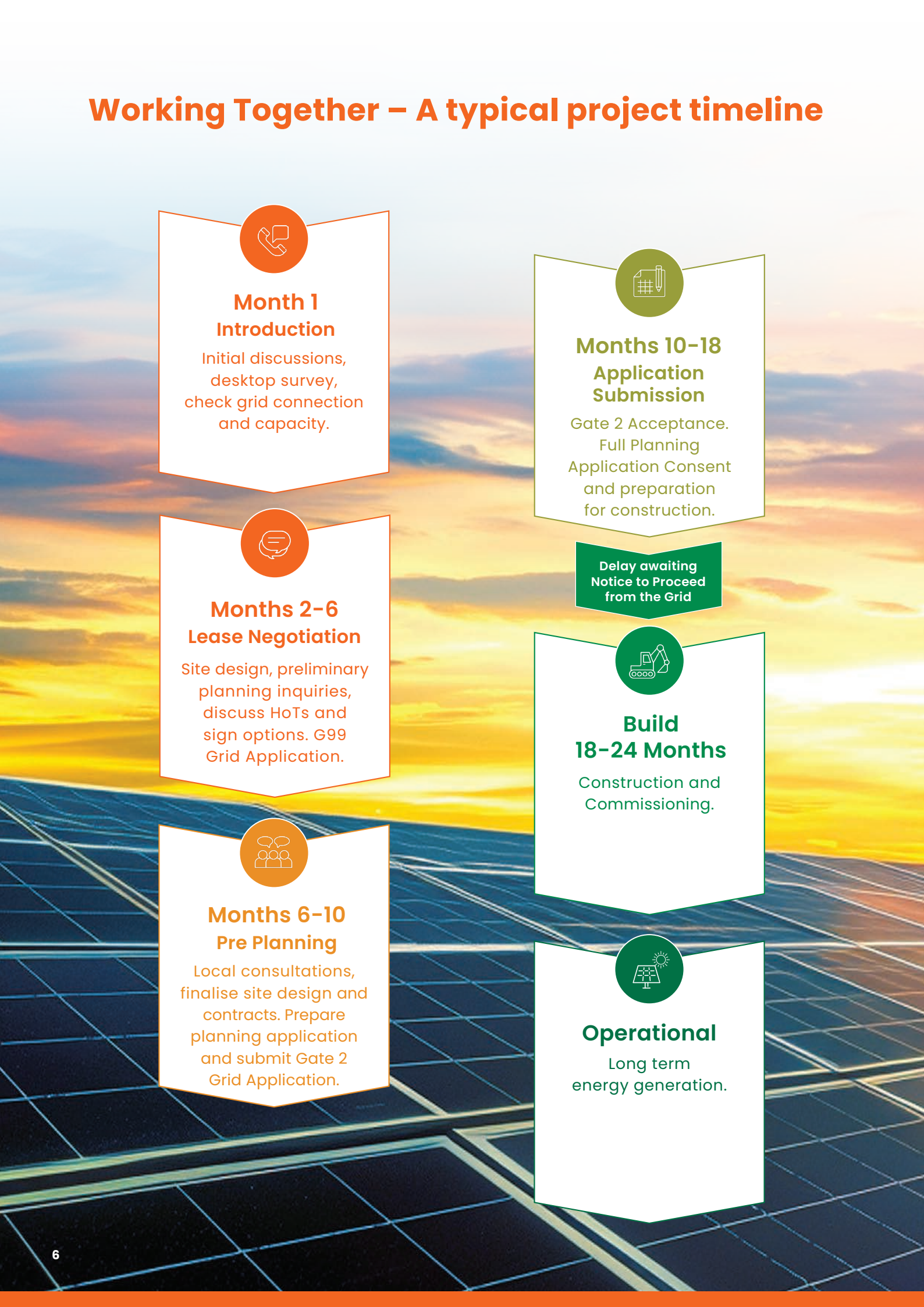
Each solar farm operates within a local limited company (SPV) established for the duration of the project. Revenue is generated by selling electricity under a Contract for Difference (CfD) or under a Private Power Agreement (PPA) and ultimately to consumers. These revenues are used to pay the landowner's annual rent, cover operational costs, and repay development and construction capital with interest.

To date, we have completed 3600MVA in solar power development throughout Europe, bringing clean energy to European grids from Ireland to Greece.

In the UK, we currently have six sites under construction and two more in Ireland, adding an additional 599MVA to our European pipeline.

In the UK, our senior directors have developed and operated solar portfolios over the past 20 years, bringing a wealth of experience in working through the planning system, grid connectivity, and building projects which offer long term benefits for landowners, communities and the environment.

Working Together – A typical project timeline



Month 1
Introduction
Initial discussions, desktop survey, check grid connection and capacity.

Months 2-6
Lease Negotiation
Site design, preliminary planning inquiries, discuss HoTs and sign options. G99 Grid Application.

Months 6-10
Pre Planning
Local consultations, finalise site design and contracts. Prepare planning application and submit Gate 2 Grid Application.

Months 10-18
Application Submission
Gate 2 Acceptance. Full Planning Application Consent and preparation for construction.

Delay awaiting Notice to Proceed from the Grid

Build
18-24 Months
Construction and Commissioning.

Operational
Long term energy generation.

Our Team

Our in-house ILOS development team will look after all elements of a project through to construction.

UK Development departments:
- Land Management
- Planning
- Grid
- Legal
- Project Management
- Engineering & Design
- Community Engagement
- Finance

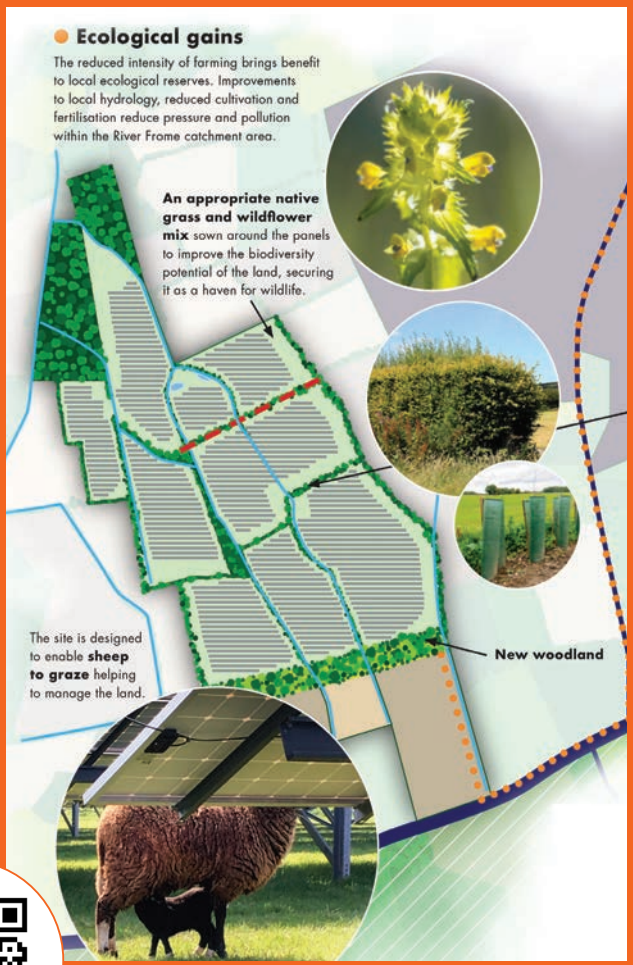
The whole team works together to bring about a project for the landowner and ILOS. We work with carefully selected suppliers to meet all planning and legal needs for permission to be granted and construction prepared for. This provides a significant advantage in the market and for our clients.

Case Study
Hardy, North Fossil Farm

Location: Dorset
Operational output: 30.9MVA
Lifetime: 30/40 years

The solar farm received unanimous approval from the Dorset Council Planning Committee in December 2021. It is expected to provide enough power for 14,000 homes and will help the area transition to renewable energy, which is in line with the Climate and Ecological Emergency Strategy of Dorset Council's Local Plan. The project will also aim to improve biodiversity and support local wildlife.

"3 generations of my family have farmed this land and we are keen to continue. Solar will benefit both the land and the business. We hope to run sheep under the panels reducing our use of fertiliser, which we are told, will also benefit the Poole Catchment area" ***Eric Sealey, Managing Director, Fossil Farms Ltd***



Scan th QR Code to watch our story and see Eric talking about the project.

Frequently Asked Questions

1. How high is a typical solar array?
Solar arrays are typically a maximum height of 3.5m. The exact height is subject to the tilt angle informed by site context, for example the topography or shading.

2. How long does solar equipment last?
A solar panel will operate within warranty comfortably for 20 years at a degradation of 8%. After this time, they will be replaced if required.

3. How much power does each panel generate?
Typical PV panels generate from 500–650Wp but can be connected together to generate up to 5MWp (DC)or more.

4. What about maintenance?
PV panels need low routine maintenance and cleaning twice a year. Electrical components will need to be regularly checked and replaced if necessary.

5. Why are they blue and are they quiet?
Blue silicon absorbs light in the most efficient way –maximising energy production and keeping reflection to a minimum. Sound is minimal from the cooling fans and a well-designed site will confine any sound within its perimeter.

6. Can agricultural use continue?
Yes by planting grasses and wild flowers under the arrays, grazing sheep or rearing game birds. The land stays as agricultural and the permission is only temporary.

7. The UK needs 70GW of solar power to secure Net Zero - how much land does that require?
UK Government states that just 0.5% of farmland is required to meet national solar power generation targets, with the majority on poor quality land, which has been over nitrated, or left unmanaged.

8. Why solar in the UK, surely much better suited to Southern Europe and North Africa?
Solar panels don't need direct sunshine to work, just daylight, they can still generate electricity even on gloomy days.

9. Can the solar panels be recycled?
Yes. The photovoltaic modules will be recycled or reused, where possible. With regards to the supporting structures, the structures will be unscrewed/unbolted, and then removed from the ground. Once the supporting structures have been removed, they will either be re-used or recycled.

10. Will the site be considered a 'brown field site' once the solar farm is removed?
No. Once a solar farm has been decommissioned lawfully the land has to return to its previous use. If any other development is proposed at the site this will be subject to another planning application.

11. Will the solar panels increase the risk of flooding?
No. There is no addition to the ground level non-permeable surface area.

FOLLOW US

ILOS Energy UK @ilosenergyuk

ILOS New Energy UK Ltd
Long Barn, Fox Farm, Amport, Andover, Hampshire SP11 8JB
T: +44 7843 841 455 **E:** contactuk@ilos-energy.com
www.ilos-energy.co.uk