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By Email Only: Eimear.Watson@soni.ltd.uk

Date: 12/11/2026

Our Ref: NET/E/BM/1547

Dear Eimear,

Request for Authority's consent to further extend the Connection Offer timeline for the Pigeon Top Wind Farm Limited's Pigeon Top Wind Farm.

Thank you for your letter received **22 October 2026** (the Letter) setting out an application (the Application) made under Condition 25(5) of SONI's Transmission Licence ("the Licence") - seeking the Authority's consent for the extension of the period for the making of an offer by SONI to a Connection Applicant, for the connection of a Pigeon Top Wind Farm Project ("***PTWF***") (MEC = 63 MW).

1. Condition 25 of the Licence.

Condition 25(5) provides, so far as relevant, as follows (our underlining added):

"[SONI] shall offer terms for [connection agreements] . . . as soon as practicable and (save where the Authority consents to a longer period, which consent may be given on the application of [SONI] following consultation by [SONI] with the person making the application and such other persons as [SONI] considers may be affected or interested) in any

event not more than the period specified in paragraph 7 after receipt by [SONI] of an application containing all such information as [SONI] may reasonably require for the purpose of formulating the terms of the offer . . .”

Condition 25(7) provides that the *“period specified”* in this case is three months, unless the Authority has consented to a longer period.

2. Background

The Pigeon Top Wind Farm Project (PTWF) has, in the past, been subject to several regulatory decisions relating to its connection to the Northern Ireland electricity network.

The Authority approved distribution extensions to the connection-offer period in December 2018, December 2019, May 2020, and December 2020. These extensions were linked to capacity availability at the Drumquin Cluster. Subsequently, and separate to the distribution application with NIE Networks, the Connection Applicant applied to SONI seeking a connection offer to connect the project to the Transmission System with a MEC of 51.6 MW.

SONI issued a connection offer for this in February 2021 which was accepted by the Connection Applicant in May 2021; however, the Connection Applicant did not wish SONI to commence any of the works under that accepted connection offer and the connection offer then expired in May 2026.

The current new application relates to a proposed 63 MW Transmission connection for PTWF and was submitted by the Connection Applicant in February 2026. The application was deemed effective by SONI on 10 March 2026, with a Connection Offer initially due by 8 June 2026. On 22 May 2026, SONI applied for a Transmission extension to the Connection Offer timeline on the basis that connection studies had identified potential transmission system overloads requiring further analysis and assessment of network reinforcement options.

The Authority approved that request, extending the offer deadline to 10 November 2026. SONI has now submitted a further application seeking to extend the Connection Offer deadline from **10 November 2026** to **10 November 2028.**

SONI states the Application is based on *"The PTWF connection studies are now being carried out with the full capacity of a second Transformer assumed to be present at the Tremoge Cluster. This second Transformer is the result of an application under Section S of the Transmission Interface Arrangements ("**TIA**") for an increased capacity of 81 MW at the Tremoge Cluster that was received by SONI from NIEN, in its role as Distribution Network Owner ("**DNO**") on the 25 March 2025 and deemed effective on 17 April 2025."*

SONI states *"The inclusion of this increased Tremoge capacity in the PTWF connection studies is a key factor in the overloads identified on Tamnamore – Tremoge line under intact network conditions, as it reflects NIEN (DNO)'s anticipatory investment for as yet unidentified future distribution applicants. This anticipatory investment approach by NIEN(DNO) has been approved by the UR via the NIEN(DNO) Distribution Connection Charging Statement."*

3. The Application

SONI is applying for an extension of the Condition 25 (5) period for the making of the Connection Offer, from 10 November 2026 to 10 November 2028.

SONI has broken down the extension period as follows:

- Preparation of needs report for power flow controller project – 4 months
- Engagement with NIEN and suppliers on power flow controller technologies and system operators optioneering – 13 months
- Pre-construction Work Construction TNPP- 4 Months
- Preparation of Connection Offer (Issued at TNPP Approval) – 3 Months

SONI states *"Connection studies for the PTWF have identified overloads occurring on the Transmission System under intact network conditions. (Overloads on the Tamnamore – Tremoge line). Work has been ongoing to identify what we believe to be the preferred option for addressing this. At*

present the most appropriate long-term solution lies with the completion of the Connect West Project. However, a potential solution that could allow PTWF to connect ahead of the completion of the Connect West Project may lie with Power Flow Control Valves."

SONI further states *"Such valves are also being considered as part of the Energising Belfast Project, but they are not as yet an approved technology for NIEN(TO). More time is therefore needed for further technological assessment and hopefully approval."*

SONI would not be able to issue a Connection Offer on 10 Nov 2026. Rather than be non-compliant with Condition 25(5) of the Licence, SONI would likely have to refuse to make the Connection Offer under Condition 25(6) of the Licence.

SONI concludes stating *"SONI has considered if there are any alternative actions that could allow SONI to issue the Connection Offer to the Customer on or before the 10 Nov 2026. SONI has concluded that there are no alternative actions and that we should continue to explore the merits of Power Flow Control Valves which may deliver more cost-effective connection solutions for this and other scenarios."*

4. Consultation associated with the Application

An application by SONI under Condition 25(5) requires SONI to consult with *"...the person making the application for connection, and such other persons as [SONI] considers may be affected or interested."*

SONI has identified affected parties as the Connection Applicant, and NIE Networks (as Transmission Owner).

Consultation with the Connection Applicant

SONI emailed the Connection Applicant on 15 September 2026 stating the need for an additional extension being submitted to the Utility Regulator. The email references a meeting which occurred on 24 August 2026, SONI states *"As we touched on during the meeting, we intend to approach the UR to update them on the situation and seek approval for a further extension to the period within which we should issue an offer."*

SONI followed up again on 9 October 2026 requesting the Connection Applicant to provide comments in relation to the proposed extension request. Additionally, SONI followed up on 28 October 2026 requesting comments from the Connection Applicant, at the time of making this decision the Connection Applicant has not provided their views on the application.

Consultation with NIE Networks

SONI consulted NIE Networks on 9 October 2026 informing them of the need for an additional extension application, stating *"We are proposing an extension to the Pigeon Top timelines of 2 years through to 10 Nov 2028."*

NIE Networks responded on 15 October 2026 stating *"NIE Networks do not have any objections to this request."*

5. The Authority's decision

SONI states in the Application "*a potential solution that could allow PTWF to connect ahead of the completion of the Connect West Project may lie with Power Flow Control Valves.*"

According to the latest TDPNI, Connect West (formerly Mid-Tyrone Project) has an estimated completion date of 2037, and until then the System Operators aims to spend the next 2 years investigating Power Flow Control as an interim option, with Connect West as the longer-term solution, the goal here, should be to connect the applicant within a timely manner, as soon as practicable.

As such, we judge the Application against: (i) our principal objective and general duties set out in Article 12 of the Energy (NI) Order 2003; and (ii) the published Decision Paper Guidance.[1] We consider the Application to have been made in accordance with the Decision Paper Guidance.

Our decision is to:

(i) accede to the Application considering it properly founded; and (accordingly)

(ii) give consent to an extension to 10 November 2028 for the purposes of Condition 25(5) as regards the connection

[1] Electricity Connections Decision FINAL.pdf (uregni.gov.uk).

application made by the Connection Applicant for the connection of the Pigeon Top Wind Farm Project (MEC = 63 MW) at Drumquin, Omagh.

In making this decision we have had proper and full regard to the commentary from NIE Networks, who have no objections to this Application. At the time of making this decision we have not received a response from the Connection Applicant regarding this Application.

This decision shall be published and placed in the Electricity Register.

We trust this is satisfactory. If you have any queries, please contact Jody O'Boyle.

Yours sincerely,



Brian Mulhern

Director of Networks and Energy Futures

Duly authorised by the Authority