



Mike Hoy
Chief Technology Officer

Scotland's EIA Conference 2026

Closing Plenary – Data Centres & EIA

**Pulsant brings together
data centres, connectivity
and cloud.**



Regional Colocation

Scalable, secure, highly interconnected UK data centres in strategic regions

Low-Latency Edge Fabric

Resilient, flexible, and secure connectivity to the edge, internet, and cloud

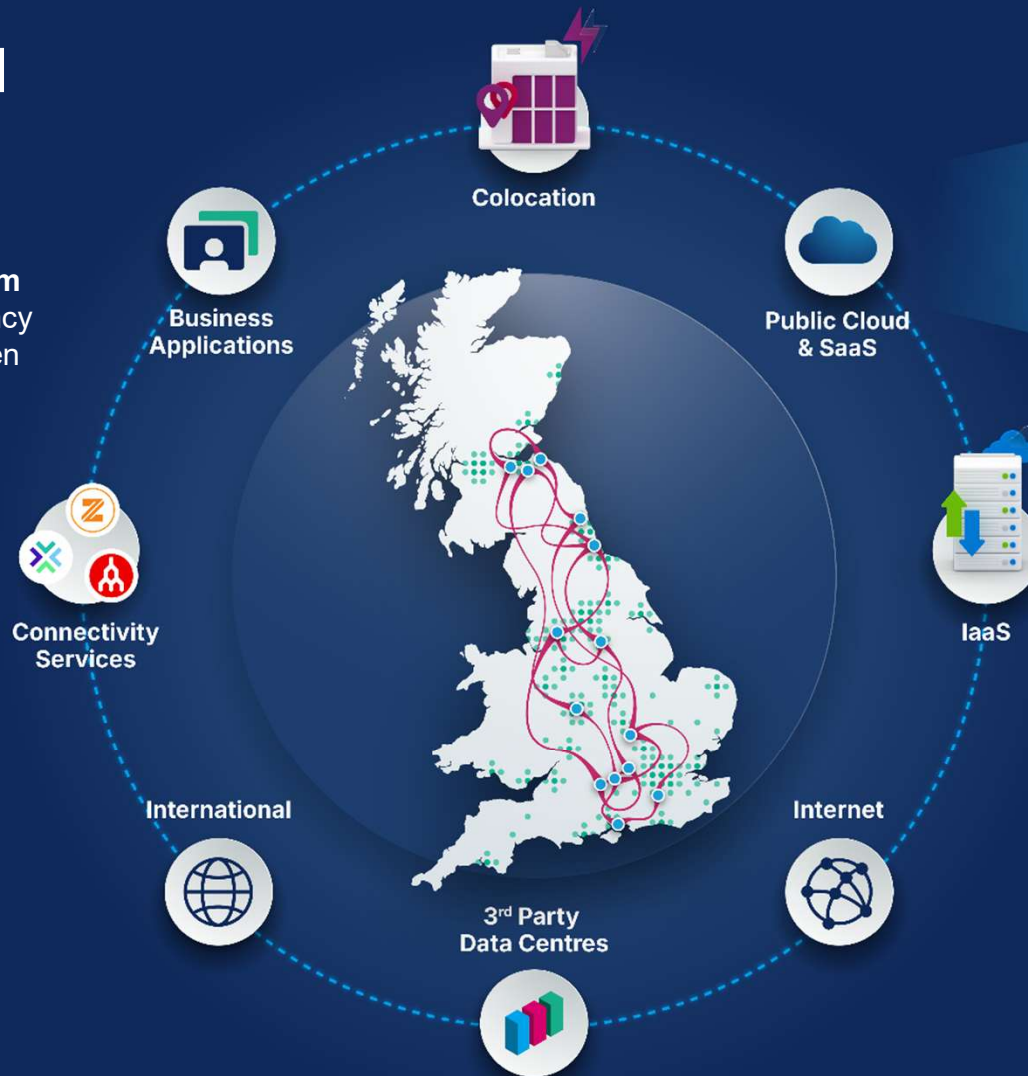
Infrastructure as a Service

IaaS simplifies management, cuts costs, and scales easily with multi-tenant or dedicated compute

Multi-Layered Connectivity

An interconnected platform
High performance, low latency national connectivity between UK data centre locations.

National & International
Partner and Peering connections for national and global interconnection.



Rich Ecosystem

Access to 1,600+ technology partners: cloud and neo (AI) cloud services, system integrators, managed services, connectivity and applications providers.

Where does your digital life actually live?



Checking your bank



Joining a video call



Streaming a film



Asking an AI assistant

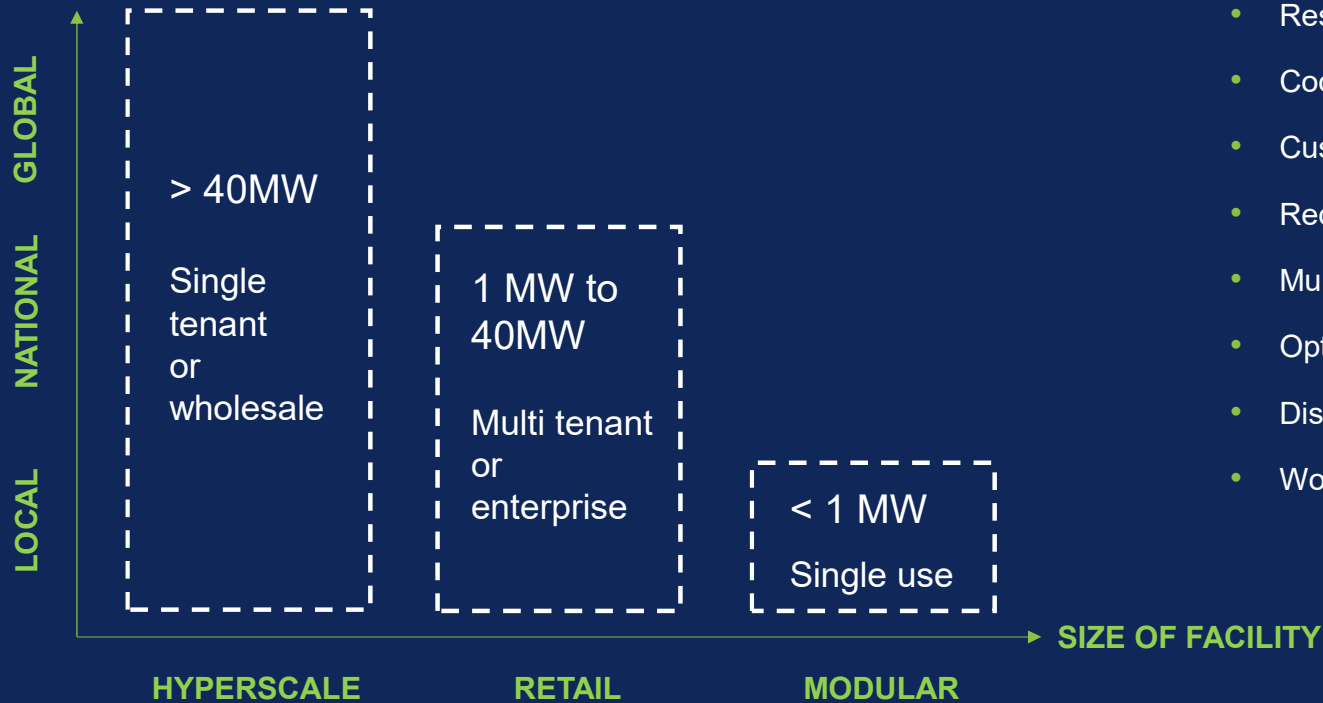
Not in the cloud. **In a building.** With power, cooling and security.

What is a data centre?



Not all data centres are the same

SCALE OF BUSINESS



Design factors to consider

- Resiliency & concurrent maintainability
- Cooling management
- Customer load vs operational load
- Redevelopment vs new build
- Multi-stage development vs 100% day one
- Optimised energy efficiency & PUEs
- Distributed impact vs campus/cluster
- Workload type – high density vs regular

Business park
sized and scale



Saving Lives at Sea

Zelim is a leading innovator in maritime search and rescue.

Zelim technology applies artificial intelligence (AI) to video feeds, delivering real-time detection and tracking of passengers or crew who fall overboard from boats or oil rigs. This guides search and rescue operations, making them faster and safer.

Such a critical mission demands high-speed, low latency connections, processing huge amounts of data in real-time. Any compromise stops Zelim from delivering life-saving services.

Pulsant is the digital infrastructure partner for Zelim. As Zelim has grown, they have taken space within the South Gyle data centre, near Edinburgh. Pulsant connectivity has enabled Zelim to run a 10Gb, 5G LTE network out to twelve nautical miles from the facility.



“We can't afford uncertainty in our infrastructure. Working with Pulsant gives us the resilience and control we need to keep our systems operational and our focus where it belongs: on saving lives at sea.”

**Rory Hughes, Technical Director
Zelim**

ZELIM

What's changing?

AI is changing the game



*“The rapid growth in data centre demand is overwhelmingly driven by the computational and power requirements of AI.” – **Action to Protect Rural Scotland***

*“Inference workloads will be the hot new thing in 2026, accounting for roughly two-thirds of all compute.” – **Deloitte Insights***

Global energy transition

Grid capacity is a national asset. Access to it should rest on evidence and delivery commitments, not aspiration.

Tests to apply:

- Planning and land secured
- Deliverable grid plans
- Committed capital
- Credible customer demand
- Construction milestones met
- Capacity actually delivered
- Economic benefit demonstrated

Community awareness

Communities should see what is consumed, what is delivered and what value stays local.

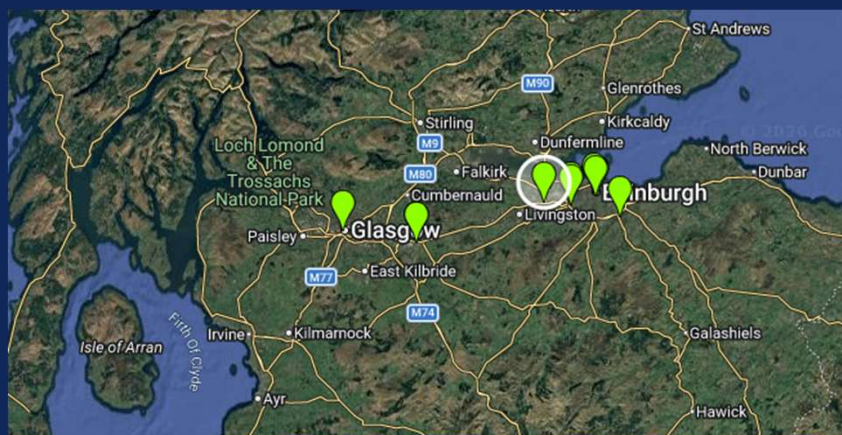
Commitments around:

- Transparent energy and water reporting
- Local jobs and apprenticeships
- Skills development
- Responsible environmental management
- Clear communication on grid impact
- Meaningful local economic benefit

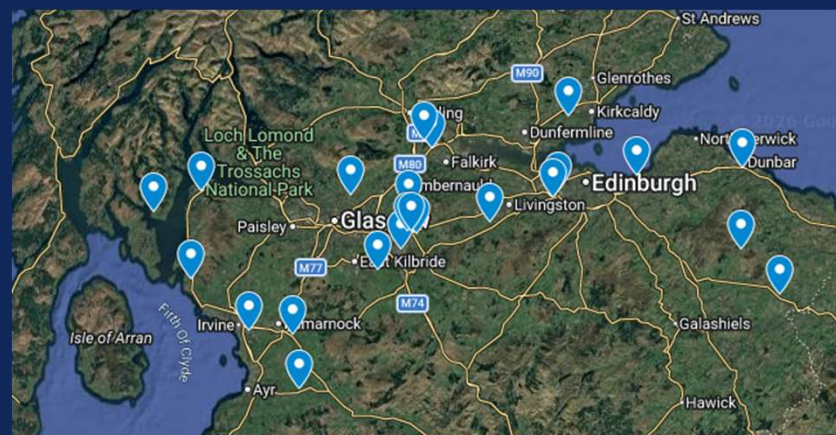
Data centres in Scotland today

And proposals in the pipeline

Scottish Data Centres Today
Estimated capacity: 39MW



Scottish Proposed Data Centres
Estimated capacity: 7150MW



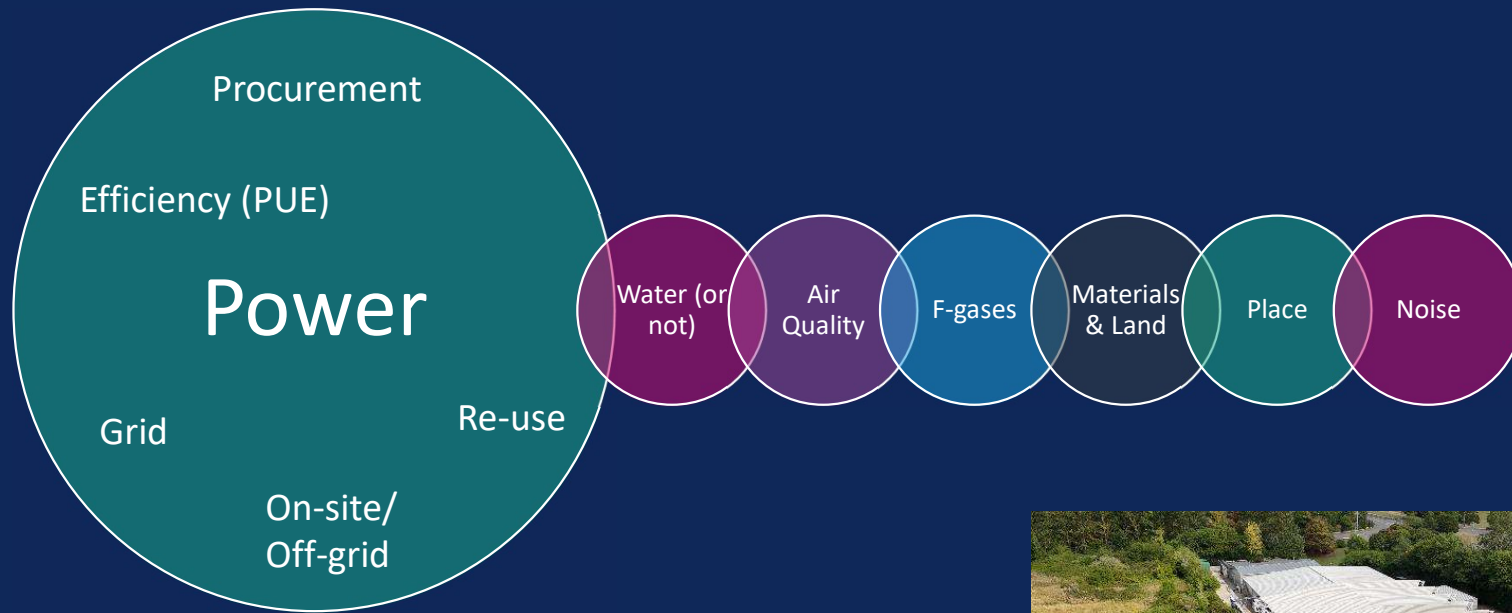
Maps show the Central Belt; further capacity exists today in the north east, with major proposals north of Aberdeen and in the Highlands.

Why Scotland?

- The Scottish grid is greener and the climate is cooler.
- Scotland generates more power from renewables than it uses.
- Unused power costs Scotland money - £500m a year in payments to restrict output (*according to NESO*). Could higher power use lower bills?
- Lower land costs than major hubs like London and Slough.
- Strong university and technology talent base.
- Benefits around digital economy, performance, privacy, resilience and digital sovereignty.



How do data centres impact the environment?



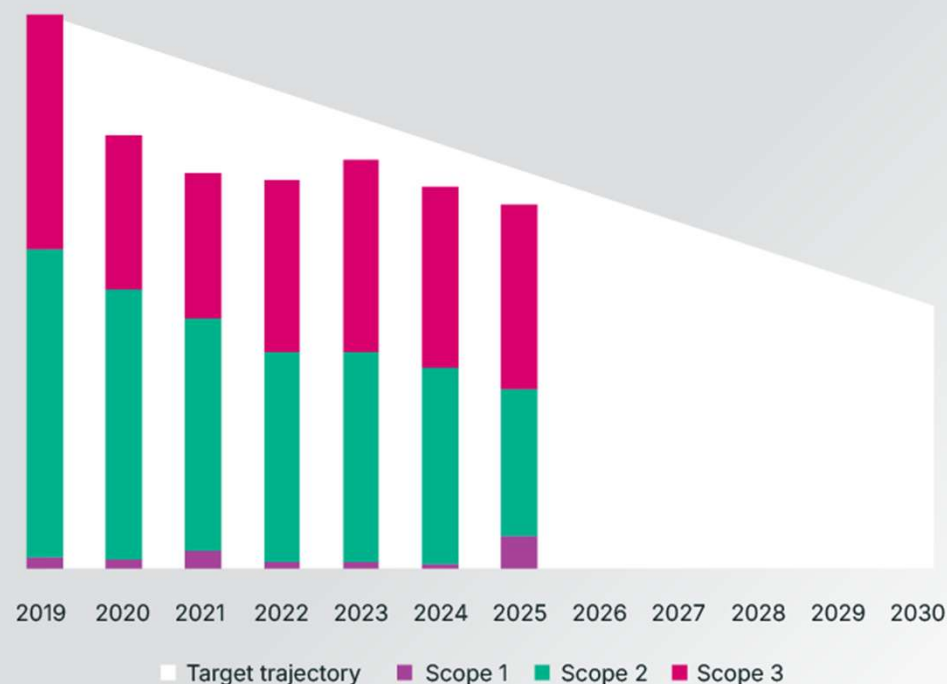
How 'green' is my DC?

We are committed to carbon reduction

- We have Science Based Targets for near term decarbonisation. We aim to meet Net Zero by 2050 at the very latest, reducing carbon emissions by 50% by 2030.
- We're on track: our 2025 carbon emissions are reduced by 35% vs. our 2019 baseline.
- We are transparent about the impacts of our operations and challenges we face to decarbonise the industry.



Download
the report



Transparent about our Impact

We manage our overall environmental impacts through our ISO-accredited environmental and energy management systems.

To find out more see our report:

<https://www.pulsant.com/environment-social-and-governance>



We help our clients cut their emissions by using our colocation and cloud services to replace less efficient systems and support decarbonisation technologies.

Rob Coupland, CEO

We are...

- Investing in more energy-efficient infrastructure to run our data centres
- Optimising airflows and temperature settings in our data halls
- Procuring renewable electricity via REGOs for our operations and client consumption
- Exploring further ways we can support projects to green the UK grid, such as local heat network developments near key sites.
- Progressively eliminating FM200 fire suppressant from our sites by 2030
- Running goods & services decarbonisation engagement workshops





Thank you