

12th January 2026

To:

Nicole Brewer

Director, Energy Assessment

Department of Planning, Housing and Infrastructure

Dear Nicole,

Re: Keri Keri Wind Farm – Voluntary Planning Agreement (VPA) – Status and Next Steps

I am writing in relation to the Keri Keri Wind Farm (the Project), which is currently the subject of a Response to Submissions (RtS) being prepared for submission to the NSW Department of Planning, Housing and Infrastructure (DPHI). This letter is provided to outline the current status of discussions regarding a potential Voluntary Planning Agreement (VPA) associated with the Project, and to confirm ACCIONA Energía's intended approach to progressing a formal offer to Council.

Status of discussions with Council

ACCIONA Energía has been developing the Keri Keri Wind Farm since December 2019. During the preparation of the Environmental Impact Statement (EIS), ACCIONA Energía held discussions with Murray River Council in relation to the development of a Community Benefit Fund for the proposed Keri Keri Wind Farm. Multiple discussions took place with Council during this period, with specific engagement regarding proposed community benefit sharing approaches in meetings held in January and February 2024. Discussions also took place with Traditional Owners and First Nations stakeholders, as well as with the broader community, regarding a potential Community Benefit Fund.

As part of ongoing engagement, ACCIONA Energía has continued discussions with Murray River Council regarding the proposed Community Benefit Fund. In early November 2025, ACCIONA Energía met with members of Murray River Council to provide a project update and discuss the proposed Community Benefit Fund, now known as a Community Benefit-Sharing Program.

The discussion regarding the Program considered the revised project layout, the release of the Benefit-Sharing Guidelines in November 2024, and feedback from Murray River Council provided in their updated EIS submission (dated 6 February 2025). It also provided an opportunity to reconnect with the Council following multiple changes in their key personnel, including the former primary contact for the Keri Keri Wind Farm.

Information shared with Murray River Council during the meeting and in subsequent correspondence has signalled our intention to align the proposed Community Benefit-Sharing Program with the NSW Government Guidelines. Whilst these discussions and follow-up communications have been constructive, we continue to work collaboratively with Council to form the basis of the VPA.

Ultimately, these discussions remain formative, and no agreement has been reached regarding the nature, scale, or form of any planning contributions that may be appropriate. At this stage, ACCIONA

Energia considers that it is premature to submit a detailed VPA offer, noting that further engagement with Council is required to understand its priorities, infrastructure needs, and expectations in relation to any potential agreement.

Commitment to benefit sharing and statutory processes

ACCIONA Energia remains committed to providing funds in accordance with the NSW Government guidelines, to seek to enter into a VPA with the Council, and for the Council to administer at least 85% of the total benefit-sharing value.

ACCIONA Energía confirms its intention to provide Council with a formal VPA offer, should Council wish to pursue such an agreement, in accordance with:

- Section 7.4 of the Environmental Planning and Assessment Act 1979; and
- Relevant NSW Government guidance, including the Benefit-Sharing Guideline for large-scale renewable energy projects .

Timing and next steps

At this stage, ACCIONA Energía is awaiting feedback from Council on key items, including:

- The overall purpose of the Community Benefit-Sharing Program.
- The types of projects, programs, and activities that could be supported as part of a Community Benefit-Sharing Program.
- The scope and types of contributions that will comprise the VPA.
- Any relevant Council policies or positions that would help guide the development of the Community Benefit-Sharing Program.
- Council's expectations regarding the amount of funding to be provided as part of a Community Benefit-Sharing Program, and whether this aligns with the NSW Government Benefit-Sharing Guideline.
- Council's expectations regarding the general structure of a Community Benefit-Sharing Program and whether this aligns with the NSW Government Benefit-Sharing Guideline.
- If Council were to administer the community-level benefits, whether a portion of the (for example) 85% would be committed to Council projects and assets, and the remainder to community programs.
- Whether Council would prefer benefits to be assigned to a specific project or program for a defined period or for the duration of the Program.
- Whether Council would charge administration fees for the delivery of a Community Benefit-Sharing Program, and if so, the amount.

Following receipt of feedback from the Council and further discussions, we intend to provide a Letter of Offer to the Council regarding the proposed Community Benefit-Sharing Program. A copy of this Letter of Offer will also be provided to the Department of Planning, Housing and Infrastructure.

Yours sincerely,

Fraser Lloyd

Project Developer

ACCIONA Energía