

## **4. Planning Context, Approvals and Consultation**

This chapter of the Environmental Assessment (EA) describes the relevant statutory planning instruments and their application to the proposed development. It also outlines the extent of consultation undertaken and proposed. An overview of the planning, assessment and approvals process is provided in Figure 1.8.

### **4.1 Key Planning Considerations**

The proposed wind farm with ancillary infrastructure development requires:

- Development Consent under the NSW Environmental Planning and Assessment Act
- An Environment Protection Licence under the NSW Protection of the Environment Operations Act
- consideration of the requirements of the Federal Environment Protection and Biodiversity Conservation Act

Various State Environmental Planning Policies (SEPPs), Regional and Local Environmental Plans and other environmental legislation may also be relevant as described in Sections 4.2 to 4.6. The approvals required by the project are listed in Section 4.7.

The properties on which it is proposed to construct the wind farm are privately owned and are used predominantly for grazing. The development, although covering a wide area will occupy only a small part of each property and the existing land use can be continued.

### **4.2 NSW Development Control**

In New South Wales, developments such as the Capital Wind Farm are subject to the Environmental Planning and Assessment (EP&A) Act 1979 and relevant instruments that are created under it. The Act sets out the processes for obtaining development consent and related matters. The Department of Planning (DoP) is responsible for ensuring that the requirements of the Act and its Regulation are addressed for developments where it is the Consent Authority.

During 2005 the Environmental Planning and Assessment Act was amended and a new instrument, State Environmental Planning Policy (Major Projects) 2005 was introduced. Together, these identify the Capital Wind Farm as a major project that is potentially subject to Part 3A of the EP&A Act. The DoP letter of 10<sup>th</sup> August 2005 (Appendix A3) confirms the project's assessment under Part 3A and notes the adoption of the September 2004 Director-General's Requirements for the Environmental Assessment.

Other key planning instruments relevant to this project are the Local Environmental Plans (LEPs) that apply to the respective local government areas within which the project is located. The LEPs identify land zoning, the types of development that may be undertaken for the applicable zoning and the conditions associated with specific activities. The relevant LEPs are discussed in Section 4.2.2.

It is considered that no Regional Environmental Plan applies to the project or to the land on which it will be located. State Environmental Planning Policy No. 4 is often invoked by Public Authorities in respect of overhead transmission line works but as Renewable Power Ventures does not constitute a Public Authority it is not applicable for the proposed 33,000 volt line works. As the proposed line forms an internal element of the wind farm development consent for the line is therefore sought as an integral part of the Capital Wind Farm Major Projects Application.

#### **4.2.1 Environmental Planning and Assessment (EP&A) Act 1979**

In the context of the wind farm development, the EP&A Act and its Regulation set out requirements for:

- Preparation of LEPs
- Matters to be addressed by environmental impact assessments
- The process for lodging Development Applications and review requirements for the Consent Authority
- Determination of Development Applications
- Other related matters

As mentioned above the 2005 amendments to NSW planning legislation mean that the Capital Wind Farm project represents a major project that requires assessment under Part 3A of the EP&A Act. Accordingly, the project is subject to determination by the Planning Minister via the Department of Planning (DoP) under Part 3A of the EP&A Act. A Major Projects Application (MPA) will be submitted for the project together with this Environmental Assessment.

The project will require licensing under the Protection of the Environment Operations Act and one or more permits in relation to Aboriginal heritage. Assessment of the Major Projects Application is considered as an integrated approvals process and DoP will make the necessary referrals and incorporate the agency requirements in any Development Consent as appropriate.

The requirements for the EA are set by the Director-General of the Department of Planning (DoP). A Planning Focus Meeting was held at Tarago in 2004 to present details of the proposed project to Council and relevant government agencies, including DoP. The Director-General's Requirements for the scope and content of the EA (then an EIS) are set out in a letter of 4<sup>th</sup> September, 2004 that is provided as Appendix A1. Appendix A2 provides details of revised requirements of the DEC issued in March 2005. Appendix A3 provides more advice from DoP (August 2005) that outlines the adoption of the previous assessment requirements for the EA.

This EA has been produced in accordance with statutory requirements of the EP&A Act including the Director-General's Requirements in relation to form and content of the EA.

#### **4.2.2 Applicable Local Environmental Plans**

The proposed wind farm is located within the Local Government Area (LGA) of Palerang Council (formerly known as the Eastern Capital City Regional LGA), which is made up of the former Tallaganda Shire and parts of the former Yarrawlumla, Mulwaree and Gunning Shires.

Transport of plant and equipment to site through the City of Goulburn requires consultation with Goulburn-Mulwaree Council to agree the transport routes for large or heavy items and any conditions.

As the Councils represent amalgamations of former shires, it is understood that the former LEPs would eventually be consolidated to form a single LEP for each Council. However, affected Councils have indicated that this task will take some time and until that is complete, the provisions of the existing LEPs will apply to areas previously covered by them. The applicable LEPs for the Capital Wind Farm project are set out in Table 4.1 and the respective area of the LEPs covered is shown on Figure 1.7.

**Table 4.1 – Summary of LEPs Relevant to the Capital Wind Farm**

| Shire    | Local Environmental Plan (LEP) | Project Components |                       |            |
|----------|--------------------------------|--------------------|-----------------------|------------|
|          |                                | Turbines           | Lines, cables, tracks | Substation |
| Palerang | Mulwaree                       | 63                 | Yes                   | Yes, part  |
|          | Yarrowlumla                    | 0                  | Yes                   | Yes, part  |

The sixty three (63) turbines are located within the area of the Mulwaree LEP 1995 on land that is zoned 1(a) (General Rural). In accordance with the Development Control table in the Mulwaree LEP the proposed project constitutes development that may only be carried out with the consent of the Council.

The substation, access road and alternate access to the Ellenden Group are located in the former Yarrowlumla Shire within land zoned 1(a) (General Rural) under the Yarrowlumla LEP 2002. The substation is on the boundary between the two LEPs and may be partly in Mulwaree. The works within the area of the Yarrowlumla LEP involve construction of the substation and associated buildings and minor upgrading of existing tracks.

The plan aims “to encourage the proper management, development and conservation of natural and man-made resources within the respective Shires”.

#### **4.2.3 Objectives of Zone 1(a) in the Mulwaree LEP**

The objectives applicable to Zone 1(a) of the Mulwaree LEP are set out in Table 4.2 together with an assessment of the relevance of the development to each of the Zone 1(a) objectives. The development is considered as not being inconsistent with the zone objectives.

The wind farm development does not prevent the land from continuing to be used for pastoral purposes. Furthermore, it can assist the maintenance of the rural properties in their current form by providing additional income to the landowners, thereby reducing the likelihood that they would need to consider subdivision of their land to gain additional revenue.

**Table 4.2 - Relevance of Development to Mulwaree Zone 1(a) Objectives**

| <b>Mulwaree LEP 1995<br/>Zone 1(a) General Rural objectives</b>   | <b>Relevance of development to the Zone 1(a) objective</b>  |
|---|---|
| <b>(a) promoting, enhancing and conserving:</b>   |   |
| (i) <i>agricultural land, particularly prime crop and pasture land, in a manner which sustains its efficient and effective agricultural production potential</i>                  | The development is spread over a large area but with a relatively small ‘footprint’ for the equipment and access tracks. The existing grazing activities will continue and the landowners will benefit through income from leases for the wind farm and improved access infrastructure. Pastoral activities will be unaffected on neighbouring lands. |
| (ii) <i>soil stability by controlling and locating development in accordance with soil capability, as identified by the Department of Conservation and Land Management / Soil</i> | The areas of soil disturbance will be limited to access track works, turbine and meteorological tower footings and trenching for underground cables. Excess material from excavations may also be used for repair of existing soil erosion. Measures to protect topsoil will be incorporated in construction protocols (see Chapters 3, 5 & 15).      |

| <b>Mulwaree LEP 1995<br/>Zone 1(a) General Rural objectives</b>  | <b>Relevance of development to the Zone 1(a) objective</b>  |
|--|---|
| <i>Conservation Service</i>  | A Soil and Water Management Plan will be developed for the construction works.  |
| (iii) <i>forests of existing and potential commercial value for timber production</i>  | No commercial forests will be impacted. The development will involve minimal clearing for access tracks and foundations of installations.   |
| (iv) <i>valuable deposits of minerals, coal, petroleum, and extractive materials by controlling the location of development for other purposes in order to ensure the efficient extraction of those deposits</i>   | No mining activities will be affected. The locality has been subject to intensive exploration and the project site is about 6km south-west of the Woodlawn Mine where mining operations have ceased. Sand mining operations to the south of the site will not be affected.  |
| (v) <i>trees and other vegetation in sensitive areas and in any place where the conservation of the vegetation is significant to the protection of scenic amenity or natural wildlife habitat or is likely to control or contribute to the control of land degradation</i> | A small amount of clearing will be required. An assessment of conservation values of the site has been prepared and measures will be incorporated to mitigate any impacts. Appropriate measures will be taken to ensure that minimal clearing is undertaken and to prevent soil erosion and land degradation. The limited extent of clearing and its location will be such that it will have minimal impact on scenic amenity. No State Forest or National Park exists in the project area. |
| (vi) <i>water resources and water catchment areas for use in the public interest</i>   | The proposed site is entirely located in the Lake George catchment as indicated in Figure 5.<br><br>As mentioned above, a Soil and Water Management Plan will be developed for the construction works and will incorporate controls to prevent sediment discharge to creeks. A DEC Environment Protection Licence will also be required and is likely to address erosion and sediment controls and oil containment.   |
| (vii) <i>localities of significance for nature conservation, including localities with rare plants, wetlands, permanent watercourses and significant wildlife habitat</i>  | A detailed assessment of the site's flora and fauna has been undertaken and constraints identified. No permanent watercourses will be affected by the development. Measures to mitigate the project's impacts on flora and fauna are listed in Chapter 7.   |
| (viii) <i>places and buildings of archaeological or heritage significance, including Aboriginal relics and places</i>  | No buildings with heritage significance will be affected. The Osborne Trig Station will be fenced off to avoid damage to it. An assessment of Aboriginal heritage has been undertaken and a number of Aboriginal sites identified (Chapter 8). Measures to avoid or mitigate impacts on heritage aspects are included in Chapter 8.   |
| <b>(b) minimising the cost to the community of:</b>  |   |
| (i) <i>fragmented and isolated development of rural land,</i>  | No subdivision of land is required. The project will not adversely affect the continued use of the land for its existing  |

| <b>Mulwaree LEP 1995<br/>Zone 1(a) General Rural objectives</b>  | <b>Relevance of development to the Zone 1(a) objective</b>   |
|--|--|
| <i>and</i>   | use of grazing. The income stream from the wind farm leases is likely to reduce the incentive for sub-division by landowners.  |
| (ii) <i>providing, extending and maintaining public amenities and services, and</i>  | The project will supply electricity to the grid using an available renewable energy source while still allowing grazing to continue. The development represents a commercially viable project that will support the State's infrastructure and provide benefits to the local community including some improvement to local roads.  |
| (c) <b><i>providing land for future urban development, for rural residential development and for development for other non-agricultural purposes, in accordance with the need for that development, and subject to the capability of the land and its importance in terms of the other objectives of this zone</i></b> | <p>The development is a non-agricultural purpose that fulfils a need to supply more electricity from renewable energy sources as a means to reduce the carbon intensity of electricity generation. It is compatible with the existing rural land use and provides additional income to the owners of the properties affected by the development.</p> <p>Parts of the wind farm site may have reduced potential for urban development due to proximity to turbines. Rural residential development potential of neighbouring lands will be generally unaffected.</p> |

#### 4.2.4 Objectives of Zone 1(a) in the Yarrolumla LEP

The objectives applicable to Zone 1(a) of the Yarrolumla LEP are set out in Table 4.3 together with an assessment of the relevance of the development to each of the Zone 1(a) objectives. The construction of a substation and associated works is considered as not being inconsistent with the Zone objectives.

**Table 4.3 - Relevance of Development to Yarrolumla Zone 1(a) Objectives**

| <b>Yarrolumla LEP 1995<br/>Zone 1(a) General Rural objectives</b>  | <b>Relevance of development to the Zone 1(a) objective</b>   |
|--|--|
| (1) <b>Zone No 1 (a) (General Rural Zone)</b>  |  |
| (a) to protect the agricultural potential of rural land and to prevent the fragmentation of viable rural holdings.   | No subdivision of land is required. The project will not adversely affect the continued use of the land for its existing use of grazing. The income stream from the wind farm leases is likely to reduce the incentive for sub-division by landowners. |
| (b) to prevent premature and sporadic subdivisions and to ensure consolidation of urban areas, thus enhancing the prospect of the economic provision of public services. | No subdivision is required.  |
| (c) to prevent the subdivision of land on  | No subdivision is required.  |

| <b>Yarrolumla LEP 1995<br/>Zone 1(a) General Rural objectives</b>   | <b>Relevance of development to the Zone 1(a) objective</b>   |
|---|--|
| the fringe of urban areas into small allotments that may prejudice the proper layout of future urban areas.   |  |
| (d) to ensure that development occurs only on land which is suitable for, and economically capable of, the proposed development and so as not to create conflicting uses.   | The substation is compatible with the existing rural land use and will not conflict with the nearby land uses, being largely grazing and native bush.  |
| (e) to allow the use of land within the zone for agricultural purposes and for a range of other appropriate purposes, while minimising conflict between them.   | The development is a non-agricultural purpose that fulfils a need to supply more electricity from renewable energy sources as a means to reduce the carbon intensity of electricity generation. It is compatible with the existing rural land use and provides additional income to the owners of the properties.  |
| (f) to restrict the establishment of inappropriate traffic-generating uses along arterial and main road frontages.  | An upgraded existing track is the only part of the development that will have frontage onto a public road (Tarago-Bungendore Road). An assessment of traffic and transport issues is provided in Appendix I and is summarised in Chapter 9, together with proposed mitigating measures.  |
| (g) to ensure sound management of land which has an extractive or mining industry potential and to ensure that development does not adversely affect the potential of any existing or future extractive industry. | No mining activities will be affected. The locality has been subject to intensive exploration and the project site is about 12km south-south-west of the Woodlawn Mine where mining operations have ceased. Sand mining operations to the south-west of the site will not be affected.   |
| (h) to permit the development of industries that are appropriately located in the rural environment.  | The substation is critical to the development of the wind farm and must be located in proximity to a transmission network. A 330 kV transmission line is located on the project land and it is therefore appropriate to connect the substation to this line.   |
| (i) to ensure that any effect development will have on threatened plant and animal species or regionally significant grassland and grassy woodland communities is taken into account.                             | A very small amount of clearing will be required. An assessment of conservation values of the site has been prepared and measures will be incorporated to mitigate any impacts. Appropriate measures will be taken to ensure that minimal clearing is undertaken and to prevent soil erosion and land degradation. The very limited extent of clearing and its location will be such that it will have minimal impact on scenic amenity. |

| <b>Yarrolumla LEP 1995<br/>Zone 1(a) General Rural objectives</b> | <b>Relevance of development to the Zone 1(a) objective</b>  |
|---|---|
|   | No State Forest or National Park exists in the project area. Sweeney Reserve is located to the east of the Tarago to Bungendore Road. A similar area of native vegetation containing Yellow Box Community woodland located near the entrance to the substation site is to be fenced off from stock by RPV to preserve its current status. |

#### **4.2.5 Special Provisions and Controls of the Mulwaree LEP**

The bulk of the project is within the area of the Mulwaree Local Environmental Plan (MLEP) and a small part within the area of the Yarrolumla Local Environmental Plan Plan (YLEP). This section addresses the special provisions and controls that are contained in the MLEP and where relevant the YLEP. Relevant clauses containing special provisions and controls have been listed in Table 4.4.

**Table 4.4 – LEP Clauses involving Special Provisions and Controls**

| <b>Category of provisions</b>   | <b>Reference to MLEP Clauses</b> | <b>Relevance</b>   |
|---|----------------------------------|--|
| General considerations  | 10 (a) to (g)                    | Matters for consideration                                    |
| Subdivision   | 11 to 18                         | Not applicable   |
| Erection of dwellings   | 19 to 23                         | Not applicable   |
| Advertising the application   | 24                               | DoP to arrange   |
| Roads and access  | 25, 31, 38                       | RPV is negotiating access requirements with Palerang Council |
| Heritage  | 26 to 30                         | Mitigation measures described in Chapter 8                   |
| Bushfire Hazard   | 33                               | Mitigation measures described in Chapter 12                  |
| Tree clearing, environmentally sensitive land & vegetation protection | 41                               | Mitigation measures described in Chapter 7                   |
| Referral to Sydney Water  | Schedule 5                       | Project is not within the Sydney Outer Catchment             |
| Other non-relevant  | 32, 34 to 37, 39, 40, 42, 43     |  |

##### **4.2.4.1 General Considerations for Development**

Clauses 10 of the MLEP requires that, when deciding whether to consent to an application to carry out development, the impact on the following items (a) to (g) must be considered.

- (a) *the present use of the land for the purposes of agriculture and the potential of the land as prime crop and pasture land for sustained agricultural production*

As described in 4.2.3, the existing pasture lands can continue to be used for that purpose and additionally the area required for the wind farm development is a small proportion of the total grazing land.

- (b) *vegetation, timber production, land capability (including soil resources and soil stability) and water resources (including the quality and stability of water courses and ground water storage and riparian rights)*

The development will involve limited clearing and will not degrade the land capability, soils, soil stability or water resources. Small areas of pine plantations occur adjacent to the site but will not be affected by the development. Planting of forests for timber production at the turbine locations is incompatible with the wind farm development and also with the existing grazing use of the land.

- (c) *the future recovery of known or prospective areas, of valuable deposits of minerals, coal, petroleum, or extractive materials*

The NSW Department of Mineral Resources has been consulted about the existence of titles for minerals exploration or mining at the site. There are no known coal or petroleum resources at the locality. The Woodlawn Mine to the north-east of the site has now closed and the site is used for waste disposal and energy generation.

The nearest existing minerals Exploration Licence is located in the vicinity of Mt Fairy. Discussions with Boral, the holder of the Licence, have indicated that they are mainly interested in an area of dolomitic limestone that is understood to occur south of Mt Fairy and quite distant from the Capital Wind Farm. Accordingly, it is not expected that there will be any conflict between Boral and Renewable Power Ventures.

Sand mining activities are located to the south of the site on the south eastern shores of Lake George and to the south of the Hammonds Hill Group. These will not be affected by the development.

- (d) *the protection of localities of significance for nature conservation or of high scenic or recreational value, and places and buildings of archaeological or heritage significance, including Aboriginal relics and places*

Being private land used for grazing, the site is not open to the public and no public recreational value is attached to the site. Most public roads surrounding the site are one kilometre or more from the nearest turbine. The nearest turbine to a public road is in the Groses Hill Group and is set back about 700 metres from Taylors Creek Road.

The project area is not listed on any planning register in relation to scenic value. While parts of the landscape will be affected by the development, they will not be irreversibly changed. A comprehensive visual assessment has been undertaken and is attached as Appendix C and is summarised in Chapter 6 of the EA.

An assessment of the project area by an ecologist has identified several locations with conservation significance. The project will avoid the more sensitive locations and will also incorporate controls to minimise its impacts on woodland areas of lesser conservation value but which are still important in terms of the generally heavily cleared grazing land. The controls aim to ensure that there is no significant impact on the site's flora and fauna values (Chapter 7). In addition, an area near the substation entrance will be fenced off to protect an area of remnant Endangered Yellow Box vegetation community that exists at that location from the impact of grazing.

Heritage aspects have been assessed and findings are summarised in Chapter 8. Several areas have been identified as having heritage sensitivity and will be investigated further. Subject to the findings of the investigations controls will be incorporated in the project to mitigate any adverse impacts on the identified heritage values.



- (e) *the cost of providing, extending and maintaining public amenities and services, including electricity, to the development*

The project is being undertaken on private land about 10 kilometres distant from each of the townships of Tarago and Bungendore. Accordingly, it is not envisaged that it will require the installation of any additional public amenities or services.

Provision of electricity will occur via the grid connection of the wind farm and the project will be a new electricity supplier. Communications will be installed for remote monitoring and control of the wind turbines and the substation as well as for personnel safety. No water supply will be required by the operational wind farm other than trucked water in the event that the on-site tank water is insufficient for the small workforce. Some water supplies will need to be imported during construction. Wastes taken off site will be disposed of at an appropriate waste disposal centre. The costs involved in the provision of these services will be borne by Renewable Power Ventures.

The local roads may require additional maintenance during the construction stage due to additional traffic using the roads. Renewable Power Ventures will clarify this requirement during formulation of the Traffic Management Plan.

- (f) *future expansion of settlements in the locality, and*

The wind farm site is in an area of low to medium density rural settlement. It involves elevated land and exposed ridge-top locations for the turbines that are unlikely to be suited to settlements. It is possible that some further rural residences will be established on lands surrounding the wind farm.

- (g) *the quality and availability of water resources within the water catchment area*

The wind farm site is located entirely in the Lake George catchment. All waterways will be protected from impact through the implementation of erosion and sediment control measures that will be described in the Soil and Water Management Plan and are outlined in Section 5.6.

The greatest demand for water resources will be during the construction stage when water will be required for:

- a concrete batch plant
- wetting down access roads or disturbed ground to prevent air-borne dust generation
- wash down water for vehicles and work force facilities
- restoration works where water is required for new plantings of trees or grass.

There is extensive sub surface water available on site and it is proposed to utilise existing or new bores to source the bulk of the water requirement during construction. The volume of water required during construction (approximately 7 MI) will have no significant impact on the local catchment. Alternatively, water may be sourced from Bungendore or other local sources.

Once operational, the development will require little water. As far as possible this will be sourced from roof drainage and held in a storage tank. During extended dry periods the water supply may need to be supplemented by water deliveries.

#### 4.2.4.2 Road and access provisions

**Clauses 25 and 31 of the MLEP, 27 and Clauses 33 and 56 of the YLEP** are similar and refer to access requirements and the restrictions on development fronting or requiring access

from main and arterial roads. The majority of the project is set well back from main or arterial roads. Access to the project site will be required from the following roads:

- Tarago to Bungendore Road entrance will provide access to the substation. It is located about three kilometres south of the Mt Fairy Road intersection.
- Taylors Creek Road entrance to Hammonds Hill and Ellenden Groups from a point about 3.5 kilometres west of the intersection with the Tarago to Bungendore Road
- Western Leg Road off Taylors Creek Road will provide access to the Groses Hill Group

An assessment of traffic and transport issues is provided in Appendix I and is summarised in Chapter 9, together with proposed mitigating measures. An inspection of the local roads has shown that they are suitable for the traffic associated with the project.

Renewable Power Ventures has consulted with Palerang Council on requirements of access routes from existing public roads. Further consultation is proposed to confirm access details and maintenance provisions.

Palerang Council and Renewable Power Ventures are negotiating an agreement whereby Renewable Power Ventures will fund the sealing of Taylors Creek Road.

**Clause 38 of the MLEP** refers to development along roads within Zone 1(a). None of the turbines or the substation are to be erected closer than 700m to a public road .

**Clause 34 of the YLEP** addresses general controls for earthworks on land and may be relevant for access to the Ellenden Group of turbines. The Soil and Water Management Plan will contain provisions concerning prevention and mitigation measures for erosion and sedimentation.

#### **4.2.4.3 Heritage provisions**

**Clauses 26 to 30 of the Mulwaree LEP** address heritage items. None of the heritage items identified in Schedule 1 of the Mulwaree LEP is in proximity to the development and none is affected by it. Details of heritage in the project area are summarised in Chapter 8.

If an item of suspected Aboriginal or historic heritage is found during construction, works in the area will cease and an archaeologist will be consulted to find the most appropriate course of action.

#### **4.2.4.4 Bushfire hazard provisions**

**Clause 33 of the Mulwaree LEP** addresses land subject to bushfire hazard. It states that consent shall not be granted to the erection of a building on land that is considered to be a medium or high bush fire hazard unless items (a) to (e) of the Clauses are met. The only building included in the project is the control room/facilities building at the substation. As this building will not be used as a dwelling the requirements relating to bushfire hazard are not directly applicable.

The EA addresses bushfire issues in Section 12.5.

#### **4.2.4.5 Tree clearing, environmentally sensitive land and vegetation protection provisions**

**Clause 41 of the Mulwaree LEP** addresses tree clearing. Under Clause 41, part 5(a)(vi), the consent of Council is not required for clearing that is reasonably necessary for the carrying out of development for the purpose of a power line where the land cleared is not more than 30 metres wide. Issues relating to clearing of native vegetation are further discussed under Section 4.5.5.

The potential impacts on threatened species, endangered ecological communities and habitat for wildlife is addressed in Chapter 7 together with the measures to mitigate the impacts.

#### **4.2.4.6 Referral to Sydney Catchment Authority**

Schedule 5 of the Mulwaree LEP, referred to by Clause 36 of MLEP, requires that designated developments be referred to “Sydney Water” and the “Water Board” (Sydney Catchment Authority) respectively. As the project is outside the Sydney Outer Catchment area and does not relate to the Welcome Reef Dam site, the subject of Clause 36 referral is not required for the Capital Wind Farm Project.

**Division 3, Part 4 of the YLEP** addresses the protection of rivers and streams. The proposed development within the area of YLEP involves a crossing of Dry Creek for access. A number of preventative and mitigation measures will be enacted to maintain the integrity of all local watercourses. All measures will be contained in the Soil and Water Management Plan. The layout of the substation, which is within the area of YLEP, includes a spill containment pond to capture any oil that may escape the large transformer within the substation.

#### **4.2.4.7 Flood hazard provisions**

There are no specific flood hazard provisions in the Mulwaree LEP.

The bulk of the wind farm project is located on elevated ridges that are well drained and are not subject to flooding. Some parts of the access roads cross lower lying land where temporary flood hazard may occur associated with heavy rainfall events. Any instances of flood hazard would appear to relate to temporary flows in the generally ephemeral creeks where they cross the access tracks. The crossings will be designed to address this situation and it is considered that the project will not be adversely affected by flood hazard or that it would exacerbate the extent of flooding on lands surrounding the wind farm.

#### **4.2.4.8 Subdivision provisions**

The project does not require any subdivision of land and therefore the Mulwaree LEP Clauses 11 to 18 which refer to subdivision are not applicable.

#### **4.2.4.9 Erection of dwelling provisions**

The project does not require the erection of any dwellings and therefore the Mulwaree LEP Clauses 19 to 23 which refer to dwellings, are not applicable.

#### **4.2.4.10 Other non-relevant provisions**

Clauses 32, 34-37, 39, 40, 42 and 43 of the Mulwaree LEP are considered to be not relevant to the proposed development:

### **4.3 State Environmental Planning Policies (SEPPs)**

#### **4.3.1 State Environmental Planning Policy No. 44 – Koala Habitat Protection**

SEPP44 encourages the conservation and management of koala habitats, to ensure permanent free-living koala populations will be maintained over their present range. The policy applies to 107 local government areas including the former Mulwaree Shire that covers the bulk of the project area. It particularly relates to land that has an area greater than one hectare and contains koala feed tree species.

Ecological consultant, Kevin Mills has reviewed the vegetation within the project area and in relation to the policy and concluded that no further requirements of the policy apply to the project (see Section 7.5.7).

#### **4.3.2 State Environmental Planning Policy No. 58**

SEPP No. 58 relates to development in Sydney's hydrological catchment and aims to ensure that such developments do not have an adverse effect on Sydney's drinking water supply. It applies to parts of the former Mulwaree local government area that are within the Wollondilly River Catchment Area and in particular to designated developments.

The project is not within the area relevant to SEPP No. 58 and accordingly its provisions do not apply. Impacts on drainage from the site are dealt with in Section 5.6 and controls will be incorporated in the construction and operational stages to mitigate any impacts and ensure that SCA objectives are met.

#### **4.3.3 State Environmental Planning Policy (Major Projects) 2005**

This SEPP was introduced in 2005 and specifies classes of development representing Part 3A projects. Clause 24 of Schedule 1 of the SEPP identifies an electricity generation facility that has a capital investment value of more than \$30 million and which uses wind generation as a project to which Part 3A applies. Advice from DoP (Appendix A3) confirms that the project is considered a Major Project to be assessed under Part 3A of the EP&A Act.

#### **4.3.4 State Environmental Planning Policy No. 4 – Development Without Consent and Miscellaneous Exempt and Complying Development (Amendment No 17)**

The SEPP Clause 18 sets out the circumstances where wind monitoring towers are exempt development. The final arrangement may affect whether the wind monitoring towers would be considered as exempt development and at this stage the installation of wind monitoring towers has been addressed in the EA and forms part of the Major Projects Application.

### **4.4 Relevant Planning and EIA Guidelines**

#### **4.4.1 Sydney to Canberra Corridor Strategy**

The Sydney to Canberra Corridor Strategy was developed by the NSW Department of Planning (DoP), and implemented in 1995 as a response to population growth pressures that were expected to heighten conflicts in planning and resource management in the Corridor. The strategy specifies a number of strategic directions that are intended to guide policy formation of local councils within the corridor.

A revised Corridor Strategy was due to be released in September 2005 and to be used by the NSW Government to ensure its strategic objectives are reflected in all decisions about land use in NSW. Pre-strategy documents released by DoP in October 2004 have indicated nine key strategic directions for councils located in the corridor, which involve:

- maintaining a sense of place
- conserving and enhancing the natural environment
- sustainable use of water
- sustainable growth
- value and support for rural land uses
- strong and cohesive communities
- a strong and productive economy
- targeting infrastructure
- using appropriate funding and governance arrangements

The mitigation measures incorporated in the project will ensure the protection of the natural environment. The project represents a sustainable energy development that can be developed without significantly affecting the rural grazing potential of the affected properties. Development of wind energy facilities is consistent with State and Federal Policy and measures.

#### **4.4.2 Environmental Impact Assessment Guidelines for Wind Energy Facilities**

DoP has issued draft Guidelines for Environmental Impact Assessment for Wind Energy Facilities. The draft Guidelines are dated June 2002 and set out considerations for assessment of wind energy facilities. The Guidelines were appended to the Director-General's requirements for the EA and have been referred to in its preparation.

#### **4.4.3 EIS Guidelines – Network Electricity Systems and Related Facilities (Draft February 2002)**

The project will involve about 10 kilometres of 33,000 volt overhead line. The environmental issues associated with the planning and implementation of the short section of line are relatively straight forward and areas of environmental sensitivity have been addressed.

#### **4.4.4 South Australian EPA, Wind Farm – Environmental Noise Guidelines**

The South Australian Noise Assessment Guidelines were appended to the Director-General's requirements for the EA and have been referred to in the conduct of the Noise Impact Assessment (Appendix H1 & H2). The NSW DEC has adopted the Guidelines as the sole reference for wind farm noise impact assessments in NSW (DEC letter of 11<sup>th</sup> March 2005), Appendix B).

### **4.5 Relevant New South Wales Environmental Acts**

#### **4.5.1 Protection of the Environment Operations Act, 1997**

The proposed wind farm would require an Environment Protection Licence under the Protection of the Environment Operations Act 1997 from the Department of Environment and Conservation (DEC). The licence is required because the proposed development is characterised as an "electricity generating works" that supplies, or is able to supply, more than 30 megawatts of electrical power and is accordingly a 'scheduled premises'.

The licence would address both the construction and operational stages of the project and would need to be obtained prior to commencement of construction. The project will be assessed as Integrated Development and it is anticipated that the DEC would issue General Terms of Approval (GTA) at the time that Development Consent is granted.

#### **4.5.2 National Parks and Wildlife (NPW) Act**

The NPW Act includes matters relating to Aboriginal heritage and to flora and fauna.

An assessment of flora and fauna has been undertaken by Kevin Mills and Associates (Appendix F1 & F2). A separate assessment of bat fauna has been undertaken by Greg Richards and Associates (Appendix G1 & G2). The Major Projects Application is likely to be referred to NPWS for consideration of the acceptability of the project's impacts. Flora and fauna issues are addressed in Chapter 7 and the following section outlines requirements of the Threatened Species Conservation Act.

In relation to Aboriginal heritage, Potential Archaeological Deposits (PADs) have been identified at the site and further investigation is required with a view to establishing the extent and significance of the material. A Section 87 Permit under the NPW Act has been sought from

DEC to enable a program of targeted test-pitting, and where applicable, salvage prior to the project proceeding.

Heritage issues are addressed in Chapter 8 and Appendix E.

#### **4.5.3 Threatened Species Conservation Act, 1995**

The Threatened Species Amendment Act, 2002 sets out matters that must be taken into account in deciding whether there is likely to be a significant effect on threatened species, populations or ecological communities, or their habitats. Assessments to address those matters were undertaken by ecologists (Appendices F & G1) and include 'eight part tests' of significance for threatened species. The findings presented in Appendices F & G are summarised in Chapter 7. A further assessment of bat species was undertaken in March 2005 to confirm the status of specific individual species, including threatened species and results are provided in Appendix G2. No threatened bat species were detected at the site.

#### **4.5.4 Rivers and Foreshores Improvement Act 1948**

Under Part 3A of the Rivers and Foreshores Improvement Act a person must not excavate or remove material from a protected land, or do anything which obstructs or detrimentally affects the flow of protected waters, without a permit from DoP &/or DNR.

In this context, "protected waters" are rivers or lakes into or from which a river flows, coastal lakes or lagoons (including any permanent or temporary channel between a coastal lake or lagoon and the sea). "Protected lands" include the bank, shore or beds of protected waters and land that is not more than 40 metres from the top of the bank or shore of protected waters.

The proposed development requires excavation within 40 metres of protected waters, and this aspect will be assessed by DoP as part of the review of the Major Projects Application.

#### **4.5.5 NSW Fisheries Management Act 1994**

Section 220ZZ of the Fisheries Management Act relates to significant effect on threatened species, populations, or ecological communities or their habitats. An assessment by an ecologist (Appendix F) indicates that none of the listed threatened species (nine freshwater fish species, one snail and one dragonfly) are expected to occur in the project area. The assessment also found that the proposed turbine sites are high on ridges and neither the access tracks or the substation works will disturb areas that are likely to support threatened aquatic species. The need to incorporate sediment controls to prevent sediment entering watercourses has been identified and will be incorporated into the Project Environmental Management Plan (EMP).

#### **4.5.6 Native Vegetation Act, 2003**

Native vegetation (trees, shrubs and grasses) are protected through the Native Vegetation Act, 2003 which includes requirements in respect of clearing of native vegetation.

A vegetation survey has been undertaken to identify species potentially affected by site disturbance and the total area of disturbance. The assessment of the area's native vegetation status is provided in Appendix F.

Proposed clearing is mainly associated with turbine foundation works, the substation site, new and upgraded access tracks and trenching for underground cables. Most of the earthworks will be undertaken in areas that have been subject to considerable disturbance, including clearing for grazing, and most of these areas now have a high proportion of exotic grasses.

Small areas of native vegetation will need to be impacted to gain access across the site. The access routes have been chosen to minimise the impact on remnant woodland. Several turbine sites on the Hammonds Hill/Big Hill ridge will require limited clearing. These localities were revisited and inspected by the ecologist once the project layout had been confirmed to ensure that it did not affect areas of high conservation value.

In addition, Renewable Power Ventures has reached agreement with at least one landowner for the fencing of vegetation with higher conservation status to ensure its protection for the duration of the project.

DoP, as part of the Major Projects Application review process, will review the project assessment, the identified potential impacts on native vegetation and the proposed controls.

#### **4.5.7 Roads Act 1993**

Under section 138 of the Roads Act consent is required from Council for certain actions in relation to public and classified roads. Connecting a private road to a classified road is one action that requires consent. The proposed development includes property access to and from the Tarago to Bungendore Road, but uses existing access points. However, some upgrading of entrance points will be involved and Renewable Power Ventures may require a permit under the Roads Act.

Site access details have been discussed with Palerang Council and are described in Appendix I and are summarised in Chapter 9.

#### **4.5.8 Surveying Act 2002 No 83**

Some of the wind turbines on ridgelines are near to two existing Trig Stations which can have importance for the conduct of survey activities. Clause 24 (1) of the Surveying Act 2002, No 83 addresses matters relating to survey marks. It states that *“A person must not remove, damage, destroy, displace, obliterate or deface any survey mark unless authorised to do so by the Surveyor-General.”* The locations of relevant Trig Stations in relation to the Capital Wind Farm Project have been identified and information sought on associated survey reference points. Measures will be incorporated in the project EMP to ensure that survey marks associated with these Trig Stations are not affected.

### **4.6 Federal Statutory Controls**

Relevant Federal legislation includes the Renewable Energy (Electricity) Act, Environment Protection and Biodiversity Conservation Act, Civil Aviation Safety Regulations and Radiocommunications legislation.

#### **4.6.1 Renewable Energy (Electricity) Act 2000 and associated Act and Regulations 2001**

The effect of the legislation, known as the Mandated Renewable Energy Target (MRET), is to place legal liability on the wholesale purchasers of electricity to proportionately contribute towards the generation of an additional 9,500 gigawatt hours (GWh) of renewable energy annually by 2010. The legislation is administered by the Office of the Renewable Energy Regulator (ORER). Tradeable Renewable Energy Certificates (RECs) are created on the basis of eligible renewable energy generation, with each REC equivalent to one megawatt hour (MWh) of renewable generation. Renewable Power Ventures will seek to have the Capital Wind Farm registered as an accredited Renewable Energy Generator.

#### **4.6.2 Environmental Protection and Biodiversity Conservation (EPBC) Act**

The EPBC Act addresses matters of National Environmental Significance. Actions which may affect items of National Environmental Significance must be referred to Environment Australia.

This development has been assessed by ecological consultants Mills 2005, and Richards, 2005 and Austral Archaeology for any impact on matters of National Environmental Significance (see Chapters 7 and 8). It was concluded by the consultants that the project does not need to be referred to Environment Australia.

#### **4.6.3 Civil Aviation Safety Regulations, 1998**

The Civil Aviation Safety Regulations require that CASA be informed of proposals to build a structure greater than 110 metres above ground level. Information, including the preliminary height and location of the proposed structures has been provided to CASA, which has assessed it to determine whether any of the structures will be a hazardous object because of its location, height or lack of marking or lighting. This issue is further described under Section 12.2.

#### **4.6.4 Radiocommunications Act 1992**

Potential for the wind farm to interfere with telecommunications signals has been assessed by a specialist (Appendix J) and findings are summarised in Chapter 11. Where necessary, adjustments can be made to the layout to avoid affecting transmission paths that pass through the site. Various measures are also available to mitigate impacts on television services, with the actual measures used depending on the nature of the interference and circumstances of the receiver.

#### **4.6.5 Directory of Important Wetlands**

This National directory includes an entry for Lake George, NSW 067. No part of the project will be located on Lake George. The closest turbines are on ridges about one kilometre to the east of the Lake's eastern shore.

### **4.7 Approvals for the Capital Wind Farm Project**

Renewable Power Ventures has already obtained the agreement of the respective landowners to undertake the required planning and assessment studies for the proposed wind farm and their consent to lodge a Major Projects Application for the project.

In addition, the planning and licensing approvals listed in Table 4.5 may be required for the development and operation of the Project.

Additional approvals may be required by as a result of the Project Consent Conditions.



**Table 4. 5 – List of Approvals for the Capital Wind Farm Project**

| <b>Organisation</b>                       | <b>Approval Required</b>   |
|---|--|
| Dept. of Planning (DoP)                   | Development Consent as a Major Project under Part 3A of the Environmental Planning and Assessment Act, 1979 as amended.  |
| DoP or,<br>Approved Certifier             | Construction Certificate   |
| Dept. of Environment & Conservation (DEC) | Provision of an Environmental Protection Licence under the Protection of the Environment Operations Act, 1997  |
| DEC                                       | A Section 87 Permit under the National Parks and Wildlife (NPW) Act, 1974, to undertake investigation of identified artefacts and PAD including targeted test-pitting.               |
| TransGrid                                 | Connection Agreement   |
| DoP                                       | DoP will assess aspects relating to works within 40 metres of a watercourse that have previously required a Permit under Part 3A of the Rivers and Foreshores Improvement Act, 1948. |
| DoP/DNR                                   | Approval for clearing of any Native Vegetation as part of the Consent process  |
| Palerang Shire Council                    | If required, written approval of Palerang Council for removal of any trees.  |
| Goulburn Mulwaree Council                 | Approval for Restricted Access Vehicles (RAVs) traffic through the City of Goulburn  |
| Palerang Shire Council                    | Approval for Restricted Access Vehicles (RAVs) traffic on local roads approaching the wind farm site.  |
| Palerang Shire Council                    | Agreement regarding maintenance of local roads   |
| Local Traffic Management Committee        | Approval for the transport of over-mass and over-size loads to the site.   |
| Dept. of Lands                            | Licence for placement of cables and access tracks across the Osborne Trig Reserve.   |

#### 4.8 Consultation

Renewable Power Ventures understands the need to implement an effective program of community consultation and has:

- identified stakeholder groups
- provided stakeholders with information that explains the nature of the development, its potential impacts and contact details for Renewable Power Ventures
- sought the input of the local community, particularly their expectations and perceptions of the proposed development
- responded to issues raised during the consultation and incorporated measures within the management of its operations to address the community issues as they arise
- discussed contributions for local infrastructure with local Council.

A community consultation plan that considers the communication activities to occur at various stages of the development has been developed for the Capital Wind Farm Project. The timing, nature and extent of the consultation will be reviewed progressively. Advice has also been sought from the Palerang Shire Council as to the status of any community issues and the appropriateness of the various consultation options and their timing.

#### 4.8.1 Stakeholders

Planning for the development of the Capital Wind Farm has included specific consultation with the stakeholders listed in Table 4.6.

Engagement of stakeholders has occurred through the following means:

- telephone discussions
- emails
- one-on-one meetings
- community open days
- provision of project information
- collection of written responses from individuals attending the Open Days held at Tarago

The consultation methods have varied with the stage of planning, the stakeholders involved and the nature of their concerns. Section 4.8.2 outlines the various stages of consultation undertaken for the project including the methodologies.

Overall, Renewable Power Ventures has aimed to make information available to stakeholders as it becomes sufficiently developed to enable meaningful discussion and has sought input from stakeholders to guide the planning of the wind farm. The consultation process will be continued through the development and operation of the wind farm.

**Table 4.6 - Stakeholders Consulted as Part of the Planning Process**

| Sector                          | Organisation or Group  |
|---------------------------------|--|
| Local Community                 | <ul style="list-style-type: none"> <li>• Landowners of the properties on which wind farm will be developed</li> <li>• Neighbouring landowners within 3 kilometres of the wind farm</li> <li>• Tarago and Bungendore communities</li> </ul>   |
| Local Government                | <ul style="list-style-type: none"> <li>• Palerang Shire Council</li> <li>• Goulburn-Mulwaree Shire Council</li> </ul>  |
| NSW Government Agencies         | <ul style="list-style-type: none"> <li>• Department of Planning (DoP) (Consent Authority) and Department of Natural Resources (DNR)</li> <li>• Department of Environment and Conservation (DEC)</li> <li>• TransGrid</li> <li>• Department of Lands (Survey Section)</li> <li>• NSW Agriculture</li> <li>• Rural Fire Service</li> <li>• Department of Energy, Utilities and Sustainability</li> <li>• Department of Mineral Resources</li> <li>• Roads and Traffic Authority</li> </ul> |
| Federal Government Agencies     | <ul style="list-style-type: none"> <li>• Office of Renewable Energy Regulator</li> <li>• Civil Aviation Safety Authority (CASA)</li> <li>• Airservices Australia</li> <li>• Department of Defence</li> </ul>   |
| Other Stakeholder Organisations | <ul style="list-style-type: none"> <li>• Pejar Local Aboriginal Land Council (PLALC)</li> </ul>  |

| Sector | Organisation or Group   |
|--------|---|
|        | <ul style="list-style-type: none"> <li>• Buru Ngunawal Aboriginal Corporation</li> <li>• Gundungurra Tribal Council Aboriginal Corporation</li> <li>• Aerial Agricultural Association of Australia (AAAA)</li> <li>• Local media organisations</li> </ul> |

#### 4.8.2 Stages of Consultation

Community consultation for the Capital Wind Farm Project has involved communication with the range of identified stakeholders.

The timing of the consultation has related to the progress of planning for the project. Preliminary planning has involved securing access to suitable land areas, ensuring potential for grid connection and the development of a conceptual plan for the project.

During 2004, consultation was primarily directed towards the project scoping and identifying the main planning constraints. This stage included negotiations with landowners to gain access to suitable properties and discussions with State and Local Government agencies.

A Planning Focus Meeting in May 2004 brought together relevant government agencies to assist formulation of assessment criteria for the project. The meeting was followed in September, 2004 with the release of the Director-General's requirements for the EA.

Lease agreements were negotiated with participating landowners and were mostly in place by the end of 2004, enabling the project design to be developed with confidence that the necessary lands would be available.

Approaches to neighbours and the broader community commenced in early 2005, once Renewable Power Ventures was able to present a reasonably clear picture of the potential development to these stakeholders. This consultation has had the advantage of being able to present a solid conceptual design of the project as well as clarification of the approval process and its timing.

To engage the local community, Renewable Power Ventures held Open Days in Tarago during March 2005 and contacted many of the immediate neighbours. Visits to neighbours were made to those who indicated they could not attend the Open Days or who sought discussion of potential impacts at their particular location.

The objective of the consultation at the Open Days and during personal visits to the immediate neighbours of the site was to provide information on the project and to determine the major associated issues. The following information was provided during the consultation:

- Description of the project
- Description of Renewable Power Ventures' business
- Next steps in the process to lodgement of the Development Application
- Contact details and project information

As would be expected there were a range of responses to the project. While some neighbours were generally supportive of this type of development, others clearly expressed concerns. The main issues of concern that were raised during discussions were visibility of the wind turbines and potential noise impacts. A list of the issues raised is provided in Table 4.8 and these have been assessed by the EA.

The iterative process by which the planning of such such projects is progressed allows for a degree of modification of the design to address matters raised through the process. Renewable Power Ventures has given serious consideration to the matters raised during community consultation and to the outcomes of the range of environmental assessments and has made major adjustments to the design of the project to address as many of the concerns as practicably possible. As a consequence the extent of the project area is considerably reduced compared to that presented at the Open Days.

Following the tendering process and associated revisions to the project and prior to lodging the Major Projects Application, Renewable Power Ventures has again contacted those neighbours to the wind farm site who wished to be updated on the wind farm layout and project status prior to lodgement of the Project Application.

Following the submission of the Major Projects Application and after a period of review by DoP, the EA will be placed on exhibition for a period determined by DoP. Interested persons will be able to review the revised proposal and the associated assessments provided in the EA. Where stakeholders still have concerns regarding the proposed development they have the opportunity to lodge submissions to the Consent Authority, if desired. DoP is required to review all submissions and take into account the matters raised in determining the Major Projects Application.

The key elements of consultation undertaken and their approximate timing are summarised in Table 4.7. Matters raised during the Open Days and meetings with neighbours are listed in Table 4.8. Those aspects are also addressed within the EA.

#### **4.8.3 Issues raised during Consultation**

A range of issues has been raised during the consultation process and the key issues raised are summarised in Table 4.8 together with a summary of the response to the issue. These issues have also been addressed by the EA.

**Table 4.7 – Capital Wind Farm: Key Stages of Consultation**

| <b>Approx. timing</b>                   | <b>Stakeholder group</b>  | <b>Nature of Consultation</b>  |
|---|---|--|
| 2004 to 2005                            | Wind Farm landowners  | Negotiations for lease agreements  |
| 2004/2005                               | Shire Council   | Meetings to discuss planning process and project contributions   |
| mid 2004                                | Shire Councils and relevant Government Agencies<br>(Planning Focus Meeting) | Presentation on project and potential impacts, site inspection and review of potential assessment requirements   |
| Sept 2004                               | DoP   | Director-General's Requirements for the EA obtained  |
| 2004                                    | Palerang Shire Council  | Approval obtained for 2 additional monitoring towers   |
| 2004 / 05                               | TransGrid   | Discussions and Connection Application for grid connection   |
| Early 2005                              | Neighbours to wind farm site  | Discussions to explain the proposed development and its potential impacts and identify any concerns that neighbours may have.  |
| 18/19 March 05                          | Local community   | Open days at Tarago including distribution of project brochure   |
| February / March / November 2005        | Palerang Shire Council  | Meetings to provide project update and discuss traffic and transport issues  |
| Feb 2005                                | Civil Aviation Safety Authority (CASA)                                      | Advised CASA of the location of the wind farm and detail of structures   |
| April 2005                              | Airservices Australia   | Air Services has advised RPV that the wind farm will not interfere with instrument procedures at Canberra or Goulburn Airport, nor communications. Some minor software adjustments will be required to Mt Majura Radar |
| <b>Future</b>                           |   |  |
| After Major Projects Application lodged | Local community   | Distribution of Newsletter   |
|   | DoP and Palerang Council  | Exhibition of EA   |
|   | Government Agencies   | PA referred to Government Agencies and their responses to DoP  |
|   | Community   | Submissions lodged   |
|   | DoP   | Review of all submissions by DoP   |
| Construction                            | Local community   | Periodic update newsletters will be circulated with relevant local papers  |

**Table 4.8 - Issues Arising from Consultation Undertaken to Date and Response to Issue**

| <b>Stakeholder Group</b>                    | <b>Summary of Key Issues Raised during Consultation</b>  | <b>Summary of Response to Issue Raised</b>   |
|---|--|--|
| Landowners                                  | Lease arrangements, project design and impacts on use of their land. Visual, Noise, etc.   | Negotiation and agreements entered into.   |
| Neighbours                                  | <ul style="list-style-type: none"> <li>• Visual Impact – size of turbines, impact on views, screening</li> <li>• Noise impacts – potential for disturbance</li> <li>• Potential for adverse impacts on land values</li> <li>• Health and safety impacts</li> <li>• Traffic effects, including avoidance of heavy truck movements during school bus hours.</li> </ul> <p>Impacts on birds</p> | <ul style="list-style-type: none"> <li>• Setbacks increased and some turbines removed</li> <li>• Layout designed to comply with regulations</li> <li>• Design modified to reduce perceived impacts and alleviate concerns. US, WA studies demonstrate no discernible impact on values.</li> <li>• Controls implemented</li> <li>• Thorough assessment and identification of controls</li> <li>• Assessment by ecologist</li> </ul> |
| Local Government                            | <ul style="list-style-type: none"> <li>• Traffic and road safety</li> <li>• Contributions to local infrastructure.</li> <li>• Impact on rural communities</li> <li>• Consultation</li> </ul>   | <ul style="list-style-type: none"> <li>• Liaison with Council</li> <li>• Negotiation with Council</li> <li>• Management controls identified</li> <li>• Ongoing</li> </ul>  |
| Dept. of Planning                           | Adequacy of assessment and consultation  | DoP has reviewed PEA   |
| Dept. of Environment and Conservation       | <ul style="list-style-type: none"> <li>• Flora and Fauna assessment</li> <li>• Archaeological assessment</li> <li>• Noise assessment</li> </ul>  | Specialist assessment of each issue<br>Reports Reviewed by DoP and DEC   |
| TransGrid                                   | Project electrical design and impact on existing power system  | Liaison with TransGrid and specialist studies  |
| Dept. of Lands                              | Impacts on Trig Stations and Survey activities   | Avoidance and barriers   |
| NSW Agriculture                             | Impacts on agricultural activities   | Minimal impact   |
| Rural Fire Service                          | Bushfire risk and safety   | No residences as part of the development   |
| Dept. of Energy, Utilities & Sustainability | Support for 'appropriate' renewable energy projects  | Liaison for information purposes   |
| Dept. of Mineral Resources                  | Details of Mineral Titles obtained. Mineral resources recovery not restricted by development.  | Confirmed that no conflict with mineral titles   |
| Environment Australia                       | Impacts on National Environmental Issues   | Specialist review and no need for referral   |
| Aboriginal Stakeholders                     | Impacts on heritage values of the locality   | Assessment on-going with their involvement   |
| Local business                              | Opportunities for business growth  | Minor consultation. Local updates will provide details of project status   |

The contact details for Renewable Power Ventures are as follows: Mr David Griffin, Renewable Power Ventures, Phone: 02 9238 2029, Facsimile: 02 9235 3535, [info@rpv.com.au](mailto:info@rpv.com.au)