

13 April 2022

Javier Canon
Senior Policy Officer
Energy, Industry and Compliance
Department of Planning and Environment
4 Parramatta Square, 12 Darcy St,
Parramatta NSW 2150

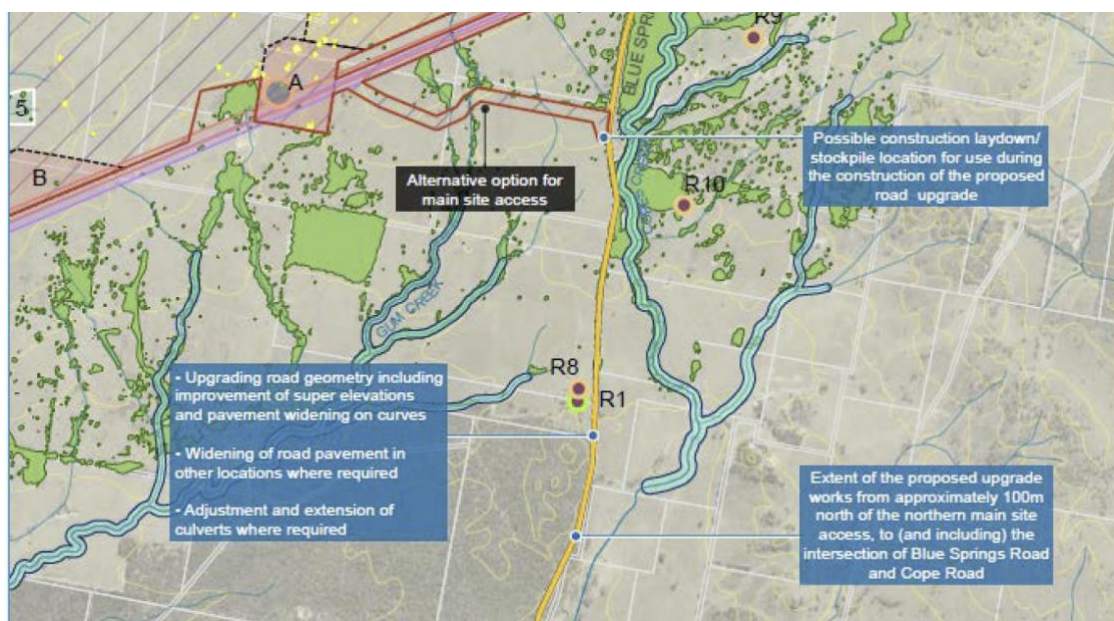
SSD-10452 Stubbo Solar Farm Staging of Development – main site access

UPCVAC Renewables Australia (UPCVAC) propose to develop the Stubbo Solar Farm and associated Blue Springs Road Upgrade near Stubbo, NSW (the project). The project is designated as State Significant Development (SSD-10452). The project received development consent from the NSW Department of Planning, Industry and Environment (DPIE) on 29 June 2021.

Schedule 3 Condition 8 of the Development Consent requires the road upgrades to be implemented to the satisfaction of the relevant road authority prior to commencing construction, unless the Planning Secretary agrees otherwise.

UPCVAC is seeking the Planning Secretary's discretion to stage the development and undertake construction of the main site access prior to completion of road upgrades, such that an upgraded access will be available into the Site prior to the commencement of construction on Site.

The road upgrades and site access for the project are shown in Appendix 5 of the Development Consent. The proposed main site access - labelled "*Alternative option for main site access*" – is located between Blue Springs Rd and the proposed operational infrastructure zone (labelled "A"). The following is an excerpt from Appendix 5:



For clarity, this request is for construction of the main site access only and does not include for the commencement of construction of work within the solar farm development footprint, until the completion of the road upgrades.

This reasons for this request are:

- Undertaking construction of the proposed access road works prior to completion of Blue Springs Road upgrades will reduce the overall duration of works outside the solar farm development footprint, reducing the time impact of the works on the local community;
- Plant and equipment mobilised for the construction of the road upgrades will be similar plant and equipment required for the proposed site access road, reducing movements of plant and equipment and the cumulative impact on the local community;
- The total duration of Blue Springs Road upgrades and construction of the main access site will be reduced by up to 3 months if they occur in parallel.

If the Planning Secretary agrees to this request, UPC\AC will comply with all the relevant post approval documentation prior to commencing road upgrades and construction of the main site access. This includes specifically:

- *Schedule 3 Condition 11*: UPC\AC will prepare a Traffic Management Plan for this stage of the development in consultation with TfNSW and Council and to the satisfaction of the Planning Secretary;
- *Schedule 3 Condition 14*: UPC\AC will retire biodiversity credits related to Blue Springs Road upgrades and to the main site access;
- *Schedule 3 Condition 15*: UPC\AC will prepare a Biodiversity Management Plan for this stage of the development in consultation with BCS, and to the satisfaction of the Planning Secretary;
- *Schedule 3 Condition 23*: as outlined in the EIS, Blue Springs Rd upgrades and the proposed main site access will not cause direct or indirect impacts on the Aboriginal heritage items identified in the Development Consent. UPC\AC will prepare an unanticipated find protocol detailing procedures if previously unidentified heritage items are found or Aboriginal skeletal material is discovered;
- *Schedule 3 Condition 27*: UPC\AC will prepare a Soil and Water Management Plan for the stage of the development in consultation with DPIE Water;
- *Schedule 4 Condition 4*: UPC\AC will notify the Department in writing prior to commencing this stage.

Please do not hesitate to contact me if you require any further information.

Kind regards,

Cédric Bergé



Project Development Manager