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## Yarrabin (Phoenix) Pumped Hydro (SSD-59906734) (Dubbo Regional, Mid-Western Regional Councils)

Dear Kurtis

Thank you for the opportunity to provide comment on the Yarrabin (Phoenix) Pumped Hydro Draft SEARs (SSD-59906734).

The NSW Department of Primary Industries (DPI) Agriculture collaborates and partners with our stakeholders to protect and enhance the productive and sustainable use and resilience of agricultural resources and the environment.

NSW DPI understands that the land for the proposed Project is greenfield and includes predominantly Class 5, 6 and 7 (Land and Soil Capability) farming lands. This land is zoned a combination of RU1 Primary Production and E2 Environmental Conservation. The Draft SEARs and the Scoping Report, prepared by GHD Pty Ltd, June 2023, has been reviewed for its impacts on agricultural lands, production and operations and DPI suggests that the SEARs could also include the following:

1. Severance of farm holdings/lots - the potential for creating smaller lots that may impact existing uses, potential developments, and agricultural productivity. This includes lots less than the minimum lot size that may not have any dwelling entitlement.
2. Access arrangements for farm properties – access to and within properties that may be impacted by the construction and operation phases of the Project.
3. Workforce accommodation camp – the Land use Conflict Risk Assessment included in the Draft SEARs should include siting the workforce accommodation camp on RU1 Primary Production zoned land on the outskirts of Mudgee (see below).
4. Biosecurity – potential risks of emergency animal diseases such as foot and mouth disease (FMD) and Japanese Encephalitis, potentially spread from and to workers and their equipment associated with over 500 people working on the Project. This is important for workers visiting or working on piggeries or from contact with wild pigs in the area and for people who engage in outdoor activities near significant mosquito populations, such as near waterways.

Should you require clarification on any of the information contained in this response, please do not hesitate to contact Wendy Goodburn on 0402 069 605 or by email at [landuse.ag@dpi.nsw.gov.au](mailto:landuse.ag@dpi.nsw.gov.au)

Yours sincerely



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