

State Significant Development – Refusal of Development Application

Section 4.38 of the *Environmental Planning and Assessment Act 1979*

As delegate of the Minister for Planning, the Independent Planning Commission for New South Wales refuses consent to the development application referred to in Schedule 1 pursuant to Section 4.38(1)(b) of the *Environmental Planning and Assessment Act 1979*, for the reasons outlined in Schedule 2.

Member of the Commission	Member of the Commission	Member of the Commission
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Sydney	2019
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SCHEDULE 1

Application Number:	SSD 6695
Applicant:	Crookwell Development Pty Ltd
Consent Authority:	Minister for Planning
Land:	See Appendix 1
Project:	Crookwell 3 Wind Farm

SCHEDULE 2

The reasons for refusing the development application are:

1. the project would result in unacceptable impacts on the landscape character and significant landscape features;
2. the project would result in unacceptable direct and cumulative visual impacts on residences, public viewpoints and the surrounding landscape;
3. the majority of submissions from residences in the local area object to the project and Upper Lachlan Shire Council maintains residual concerns about the impacts of the project;
4. the project is not consistent with the current land use zoning provisions; and
5. for the above reasons, the project is not a suitable site for a large-scale wind farm and is not in the public interest.

**APPENDIX 1
SCHEDULE OF LAND**

Lot Number	Plan Number
1	1074987
2	1074987
1	924832
2	1139846
13	784346
14	784346
191	750054
290	750052
326	750052
7011	96802
3	588100
8	252214