

## Development Consent

### Section 4.38 of the *Environmental Planning & Assessment Act 1979*

As delegate of the Minister for Planning, I approve the development application referred to in schedule 1, subject to the conditions in schedules 2 to 4.

These conditions are required to:

- prevent, minimise, and/or offset adverse environmental impacts;
- set standards and performance measures for acceptable environmental performance;
- require regular monitoring and reporting; and
- provide for the ongoing environmental management of the development.

**Marcus Ray**  
**Deputy Secretary**  
**Planning Services**

Sydney

27 March 2018

*The Department has prepared a consolidated version of the consent which is intended to include all modifications to the original determination instrument.*

*The consolidated version of the consent has been prepared by the Department with all due care. This consolidated version is intended to aid the consent holder by combining all consents relating to the original determination instrument but it does not relieve a consent holder of its obligation to be aware of and fully comply with all consent obligations as they are set out in the legal instruments, including the original determination instrument and all subsequent modification instruments.*

# CONSOLIDATED CONSENT

## SCHEDULE 1

<b>Application Number:</b>	SSD 6696
<b>Applicant:</b>	Tilt Renewables Australia Pty Ltd as trustee for Liverpool Range Wind Farm Project Trust
<b>Consent Authority:</b>	Minister for Planning
<b>Land:</b>	See Appendix 1
<b>Development:</b>	Liverpool Range Wind Farm

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FOR INFORMATION

# CONSOLIDATED CONSENT

## SUMMARY OF MODIFICATIONS

Application Number	Determination Date	Decider	Modification Description
SSD-6696-MOD-1	23 October 2024	Deputy Secretary, Development Assessment and Sustainability	Turbine and infrastructure changes

FOR INFORMATION

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## DEFINITIONS

Aboriginal stakeholders	Aboriginal stakeholders registered for cultural heritage consultation for the development
Accommodation camp	Temporary onsite workforce accommodation facility as described in the EIS, excluding the pre-construction accommodation camp
AG DCCEEW	The Australian Government Department of Climate Change, Energy, the Environment and Water
Ancillary infrastructure	All wind farm infrastructure with the exception of wind turbines, including but not limited to collector substations, switching stations, permanent offices and site compounds, underground and overhead electricity transmission lines, wind monitoring masts and internal roads
Applicant	Tilt Renewables Australia Pty Ltd as trustee for Liverpool Range Wind Farm Project Trust, or any person carrying out the development approved under this consent
BC	Building Code of Australia
BC Act	<i>Biodiversity Conservation Act 2016</i>
BCS	Biodiversity Conservation and Science Group with NSW DCCEEW
Box Gum Woodland	White Box – Yellow Box – Blakely’s Red Gum Grassy Woodland and Derived Native Grassland in the NSW North Coast, New England Tableland, Nandewar, Brigalow Belt South, Sydney Basin, South Eastern Highlands, NSW South Western Slopes, South East Corner and Riverina Bioregions Critically Endangered Ecological Community listed under the BC Act as mapped in the EIS
CASA	Civil Aviation Safety Authority
CCC	Community Consultative Committee
CEEC	Critically endangered ecological community, as defined under the BC Act and/or EPBC Act
Cessation of operations	Operation of the development has ceased for a continuous period of 12 months
Commissioning	The testing of the components, equipment and systems of the development following completion of construction, prior to operations commencing
Conditions of this consent	Conditions contained in schedules 1 to 4 inclusive
Construction	All physical works to enable the operation, including but not limited to the construction of wind turbines and ancillary infrastructure carried out before the commencement of operation, excluding pre-construction minor works, pre-construction accommodation camp, road upgrades, and maintenance
Councils	Mid-Western Regional Council, Upper Hunter Shire Council and Warrumbungle Shire Council
CPI	Consumer Price Index
Curtilage	The land immediately surrounding a residence, including any closely associated buildings or structures where domestic and/or recreational activities take place
Day	The period from 7am to 6pm on Monday to Saturday, and 8am to 6pm on Sundays and public holidays
Decommissioning	The deconstruction and removal of wind turbines and above ground ancillary infrastructure
Department	<b>Department of Planning, Housing and Infrastructure</b>
Development	The development described in the EIS, as modified by the conditions of this consent
Development corridor	The corridor and road upgrade locations shown in the figures in Appendix 2
DNG	Derived native grassland
EIS	The Environmental Impacts Statement for the Liverpool Range Wind Farm (Epuron Pty Ltd, July 2014) as modified by: <ul style="list-style-type: none"> <li>• the Response to Submissions Report, dated May 2017;</li> <li>• the Modification Application for the changes to turbines of the project dated 01 September 2022, including Submissions Reports dated 14 August 2023 and 19 April 2024, Amendment Reports dated August 2023 and January 2024 and additional information provided on 13 September 2022, 18 January 2024, 13 March 2024 and 25 June 2024</li> </ul>
EP&A Act	<i>Environmental Planning and Assessment Act 1979</i>
EP&A Regulation	<i>Environmental Planning and Assessment Regulation 2021</i>
EPA	Environment Protection Authority
EPBC Act	<i>Environmental Protection and Biodiversity Conservation Act 1999</i>
EPL	Environment Protection Licence issued under the POEO Act
Evening	The period from 6pm to 10pm
Feasible	Feasible relates to engineering considerations and what is practical to build or implement

Heavy vehicle	As defined under the <i>Heavy Vehicle National Law (NSW)</i> , but excluding light and medium rigid trucks and buses no more than 8 tonnes and with not more than 2 axles
Heritage Act	<i>Heritage Act 1977</i>
Heritage item	An item as defined under the Heritage Act and/or an Aboriginal Object or Aboriginal Place as defined under the NP&W Act
Heritage NSW Incident	<b>Heritage NSW Group within NSW DCCEEW</b> An occurrence or set of circumstances that causes or threatens to cause material harm to the environment, and as a consequence of that environmental harm, may cause harm to the health and safety of human beings, and which may or may not be or cause a non-compliance.
Material harm	Is harm that: <ul style="list-style-type: none"> <li>• involves actual harm to the environment that may include (but not be limited to) a leak, spill, emission other escape or deposit of a substance, and as a consequence of that environmental harm (pollution), may cause harm to the health or safety of people; or</li> <li>• results in actual or potential loss or property damage of an amount, or amounts in aggregate, exceeding \$10,000 (such loss includes the reasonable costs and expenses that would be incurred in taking all reasonable and practicable measures to prevent, mitigate or make good harm to the environment)</li> </ul>
Minimise	Implement all reasonable and feasible mitigation measures to reduce the impacts of the development
Minister	Minister for Planning, or delegate
Mitigation	Activities associated with reducing the impacts of the development
Night	The period from 10pm to 7am on Monday to Saturday, and 10pm to 8am on Sundays and NSW Public Holidays
Non-associated residence	Any residence on privately-owned land where the landowner has not reached a financial or in kind agreement with the Applicant in relation to the development. In some cases, this agreement will be restricted. First, it may only cover certain aspects of the development (such as the noise or visual impacts). In such cases, the residence is only associated for those aspects covered by the agreement, and remains a non-associated residence for all those aspects that are not covered by the agreement. Second, while the agreement may cover a certain aspect of the development (such as noise impacts), it may limit the extent of any such impact (by setting absolute noise levels at a residence, for instance). In these cases, the residence is only associated to the extent that the impact is covered by the agreement, and is considered to be non-associated for any impacts that exceed the limits specified in the agreement
NP&W Act	<i>National Parks and Wildlife Act 1974</i>
NSW DCCEEW	<b>NSW Department of Climate Change, Energy, the Environment and Water</b>
OLS	Obstacle Limitation Surface
Operation	The carrying out of the approved purpose of the development upon completion of construction, but does not include commissioning trials of equipment or use of temporary facilities
Over-dimensional	Over-mass and/or over-size/length vehicles
Planning Secretary	<b>Planning Secretary under the EP&amp;A Act, or nominee</b>
POEO Act	<i>Protection of the Environment Operations Act 1997</i>
Pre-construction accommodation camp	Temporary onsite workforce accommodation facility (if required prior to construction of the accommodation camp)
Pre-construction minor works	Includes: <ol style="list-style-type: none"> <li>i. the following activities: <ul style="list-style-type: none"> <li>• building/road dilapidation surveys;</li> <li>• geotechnical investigative drilling,</li> <li>• artefact survey and/or salvage;</li> <li>• establishing temporary site office (in locations meeting the criteria identified in the conditions of this approval)</li> <li>• installation of environmental impact mitigation measures, fencing, enabling works;</li> </ul> </li> <li>ii. construction of minor access roads and minor adjustments to services/utilities, etc. for the activities identified in (i) above; and</li> <li>iii. minor clearing or translocation of native vegetation for the activities identified in (i) and (ii) above.</li> </ol>
Privately-owned land	Land that is not owned by a public agency or publicly-owned commercial entity (or its subsidiary)

Public infrastructure	Linear and related infrastructure that provides services to the general public, such as roads, railways, water supply, drainage, sewerage, gas supply, electricity, telephone, telecommunications, etc.
RAAF	Royal Australian Air Force – Aeronautical Information Services
Radiocommunications	Radio emission, or the reception of radio emission, for the purposes of communicating information as defined under the <i>Radiocommunications Act 1992</i>
Reasonable	Means applying judgement in arriving at a decision, taking into account: mitigation benefits, cost of mitigation versus benefits provided, community views and the nature and extent of potential improvements
Rehabilitation	The restoration of land disturbed by the development to a good condition, to ensure it is safe, stable and non-polluting
Registered Aboriginal Parties	As described in the <i>National Parks and Wildlife Regulation 2009</i>
Residence	Any dwelling in existence at the date of this consent, or a dwelling that is either the subject of a development consent or a development application that was lodged but not yet determined at the date of this consent once a final occupation certificate has been issued for the dwelling
RFS	Rural Fire Service
Shadow flicker	The flickering effect caused by the intermittent shading of the sun by the rotating blades of the wind turbines
Site	The land defined in Appendix 1
Temporary facilities	Temporary facilities used for the construction and/or decommissioning of the development, including but not limited to temporary site offices and compounds, concrete batching plants, accommodation camps, materials storage compounds, maintenance workshops, testing laboratories or material stockpiles
TfNSW	Transport for New South Wales
VPA	Voluntary Planning Agreement
Wind turbine	Turbines used for the generation of electricity by wind, including the tower, blades and associated components

## SCHEDULE 2 ADMINISTRATIVE CONDITIONS

### OBLIGATION TO MINIMISE HARM TO THE ENVIRONMENT

1. In addition to meeting the specific environmental performance criteria established under this consent, the Applicant must implement all reasonable and feasible measures to prevent and/or minimise any material harm to the environment that may result from the construction, operation, or decommissioning of the development.

### TERMS OF CONSENT

2. The Applicant must carry out the development:
  - (a) generally in accordance with the EIS; and
  - (b) in accordance with the conditions of this consent.

*Note: The general layout of the development is shown in the figures in Appendix 2.*

3. If there is any inconsistency between the above documents, the most recent document must prevail to the extent of the inconsistency. However, the conditions of this consent must prevail to the extent of any inconsistency.
4. The Applicant must comply with any reasonable requirement/s of the **Planning** Secretary arising from the Department's assessment of:
  - (a) any strategies, plans, programs, reviews, audits, reports or correspondence that are submitted in accordance with this consent;
  - (b) any reports, reviews or audits commissioned by the Department regarding compliance with this consent; and
  - (c) the implementation of any actions or measures contained in these documents.

### LIMITS ON CONSENT

#### Wind Turbines

5. The Applicant may construct, operate and replace or upgrade as necessary up to **185** wind turbines.

*Notes:*

- *To identify the wind turbines, see the figures and corresponding GPS coordinates (for those wind turbines approved) in Appendix 2.*
- *To avoid any doubt, the Applicant does not require additional approval to replace or upgrade wind turbines over time, as long as the replacement or upgrade is carried out in accordance with the conditions of this consent.*

6. No wind turbines may be located within 100 metres of the site boundary, unless otherwise agreed by the adjoining landowner.

#### Wind Turbine Height

7. No wind turbines may be greater than **215** metres in height (measured from above ground level to the blade tip).

#### Micro-siting Restrictions

8. The Applicant may micro-site the wind turbines and ancillary infrastructure without further approval provided:
  - (a) they remain within the development corridor shown on the figures in Appendix 2;
  - (b) no wind turbine is moved more than 100 metres from the relevant GPS coordinates shown in Appendix 2;
  - (c) the revised location of the blade **tip** of a wind turbine is at least 50 metres from the canopy of existing hollow-bearing trees; or where the proposed location of the blade **tip** of a wind turbine is already within 50 metres of the canopy of existing hollow-bearing trees, the revised location is not any closer to the existing hollow-bearing trees;
  - (d) the revised location of the wind turbine and/or ancillary infrastructure would not result in any non-compliance with the conditions of this consent.



## External Transmission Line

- 8A. Unless the Planning Secretary agrees otherwise, the development must connect to the Central-West Orana REZ Transmission line as identified in Appendix 2.

*Note: this consent includes the approval of the external transmission line, however the development is expected to connect to the Central-West Orana REZ Transmission line and construction of the external transmission line is unlikely to be required.*

## Staging of the Development

9. The Applicant may construct, operate and decommission the development in stages.

Where staging of the development is proposed, the conditions of this consent are only required to be complied with at the relevant time and to the extent that they are relevant to the specific stage(s).

## Final Layout Plans

10. Prior to the commencement of construction, the Applicant must submit detailed plans of the final layout of the development to the Planning Secretary, including:
- details on the micro-siting of any wind turbines, ancillary infrastructure and external transmission line; and
  - the GPS coordinates of the wind turbines.

The Applicant must ensure that the development is constructed in accordance with the final layout plans.

## Work as Executed Plans

- 10A. Prior to commencing operations or following the upgrades of any wind turbines or ancillary infrastructure, the Applicant must submit work as executed plans of the development and showing comparison to the final layout plans to the Planning Secretary, via the Major Projects website portal.

## NOTIFICATION

11. Prior to the commencement of the construction, operation and/or decommissioning of the development or the cessation of operations, the Applicant must notify both the Department and the Councils in writing of the date of commencement or cessation.

If the construction, operation and/or decommissioning of the development is to be staged, then the Applicant must:

- notify both the Department and the Councils in writing prior to the commencement of the relevant stage, and clearly identify the development that would be carried out during the relevant stage; and
- inform the local community and the Community Consultative Committee about the proposed staging plans.

## STRUCTURAL ADEQUACY

12. The Applicant must ensure that:
- the wind turbines are constructed in accordance with the relevant standards, including the structural design requirements of *IEC 61400-1 Wind turbines – Part 1: Design Requirements* (or equivalent); and
  - all new buildings and structures, and any alterations or additions to existing buildings and structures, are constructed in accordance with the relevant requirements of the BCA.

Notes:

- Under Part 6 of the EP&A Act, the Applicant is required to obtain construction and occupation certificates for the proposed building works.
- Part 8 of the EP&A Regulation sets out the requirements for the certification of the development.

## DEMOLITION

13. The Applicant must ensure that all demolition work on site is carried out in accordance with *AS 2601-2001: The Demolition of Structures*, or its latest version.

## PROTECTION OF PUBLIC INFRASTRUCTURE

14. Unless the Applicant and the applicable authority agree otherwise, the Applicant must:
- repair, or pay the full costs associated with repairing, any public infrastructure that is damaged by the development; and
  - relocate, or pay the full costs associated with relocating, any public infrastructure that needs to be relocated as a result of the development.

This condition does not apply to the upgrade and maintenance of the road network, which is expressly provided for in the conditions of this consent.

## OPERATION OF PLANT AND EQUIPMENT

15. The Applicant must ensure that all plant and equipment used on site, or in connection with the development, is:
- maintained in a proper and efficient condition; and
  - operated in a proper and efficient manner.

## UPDATING & STAGING OF STRATEGIES, PLANS OR PROGRAMS

16. With the approval of the **Planning** Secretary, the Applicant may submit any strategy, plan or program required by this consent on a progressive basis.

To ensure the strategies, plans or programs under the conditions of this consent are updated on a regular basis, the Applicant may at any time submit revised strategies, plans or programs to the **Planning** Secretary for approval.

With the agreement of the **Planning** Secretary, the Applicant may prepare any revised strategy, plan or program without undertaking consultation with all the parties referred to under the relevant condition of this consent.

### Notes:

- While any strategy, plan or program may be submitted on a progressive basis, the Applicant must ensure that all development being carried out on site is covered by suitable strategies, plans or programs at all times.
- If the submission of any strategy, plan or program is to be staged, then the relevant strategy, plan or program must clearly describe the specific stage to which the strategy, plan or program applies, the relationship of this stage to any future stages, and the trigger for updating the strategy, plan or program.

## COMMUNITY ENHANCEMENT

17. Prior to the commencement of construction, unless the **Planning** Secretary agrees otherwise, the Applicant **must revise or enter into a new** VPA with Upper Hunter Shire Council and Warrumbungle Shire Council in accordance with:
- Division 7.1 of Part 7 of the EP&A Act; and
  - the terms of the applicable offer in Appendix 3.

## APPLICABILITY OF GUIDELINES

- 17A. References in the conditions of this consent to any guideline, protocol Australian Standard or policy are to such guidelines, protocols, Standards or policies in the form they are in as at the date of this consent.
- 17B. However, consistent with the conditions of this consent and without altering any limits or criteria in this consent, the **Planning** Secretary may, when issuing directions under this consent in respect of ongoing monitoring and management obligations, require compliance with an updated or revised version of such a guideline, protocol, Standard or policy, or a replacement of them.

## COMPLIANCE

- 17C. The Applicant must ensure that all of its employees, contractors (and their sub-contractors) are made aware of, and are instructed to comply with, the conditions of this consent relevant to activities they carry out in respect of the development.

## EVIDENCE OF CONSULTATION

- 17D. Where conditions of this consent require consultation with an identified party, the Applicant must:
- consult with the relevant party prior to submitting the subject document to the **Planning** Secretary for approval; and
  - provide details of the consultation undertaken including:
    - the outcome of that consultation, matters resolved and unresolved; and
    - details of any disagreement remaining between the party consulted and the Applicant and how the Applicant has addressed the matters not resolved.

## SCHEDULE 3 ENVIRONMENTAL CONDITIONS - GENERAL

### VISUAL

#### Visual Impact Mitigation

1. For a period of 5 years from the commencement of construction, the owner of:
  - (a) any non-associated residence listed in Table 1; or
  - (b) any non-associated residence within 4.25 km of any approved wind turbine,may ask the Applicant to implement visual impact mitigation measures on their land to minimise the visual impacts of the development on their residence (including its curtilage).

Table 1: Visual impact mitigation upon request

<b>Residence</b>	<b>Characterisation of impact</b>
B5-6, B5-7, B6-7, B6-8, B6-9, B6-10, C4-2, C4-3, C4-4, C5-1, C5-2, C5-3, C5-4, C5-5, C7-2, D7-1, D7-7, E7-1, E7-2, and 2	Moderate

*Note: residence 2 was previously referred to as 121 Cooinda Road, Cassilis*

Upon receiving such a written request from the owner of these residences, the Applicant must implement appropriate mitigation measures (such as landscaping and vegetation screening) in consultation with the owner.

These mitigation measures must be reasonable and feasible, aimed at reducing the visibility of the wind turbines from the residence and its curtilage, and commensurate with the level of visual impact on the residence.

All mitigation measures must be implemented within 12 months of receiving the written request, unless the Planning Secretary agrees otherwise.

If there is a dispute about the implementation of these measures between the Applicant and the owner, including the need for mitigation measures, then either party may refer the matter to the Planning Secretary for resolution.

*Notes:*

- To avoid any doubt, mitigation measures are not required to be implemented to reduce the visibility of wind turbines from any other locations on the property other than the residence and its curtilage.
- The identification of appropriate visual impact mitigation measures will be more effective following the construction of the wind turbines. While owners may ask for the implementation of visual impact mitigation measures shortly after the commencement of construction, they should consider the merits of delaying this request until the relevant wind turbines are visible from their residence.

#### Visual Appearance

2. The Applicant must:
  - (a) take all reasonable steps to minimise the off-site visual impacts of the development;
  - (b) ensure the wind turbines are:
    - painted off white/grey, unless otherwise agreed by the Planning Secretary; and
    - finished with a surface treatment that minimises the potential for glare and reflection;
  - (c) ensure the visual appearance of all ancillary infrastructure (including paint colours) blends in as far as possible with the surrounding landscape; and
  - (d) not mount any advertising signs or logos on wind turbines or ancillary infrastructure (except where required for safety or emergency purposes).

#### Lighting

3. The Applicant must:
  - (a) consult with CASA and Siding Spring Observatory regarding night time obstacle lighting requirements and, if required, ensure obstacle lights are energised during hours of darkness in accordance with CASA's recommendations;
  - (b) minimise the off-site lighting impacts of the development;
  - (c) ensure that any aviation hazard lighting complies with CASA's recommendations;
  - (d) minimise the visual impacts of any aviation lights by implementing the following measures unless otherwise agreed with the Planning Secretary:

- partial shielding of lights;
  - operating the lights only at night or during times of reduced visibility;
  - turning the lights on and off simultaneously; and
  - utilising an aircraft detection lighting system;
- (e) ensure that all external lighting associated with the development (apart from any aviation hazard lighting)
- is installed as low intensity lighting (except where required for safety or emergency purposes);
  - does not shine above the horizontal;
  - uses best management practice for bat deterrence; and
  - complies with *Australian Standard AS 4282 (INT) 1997 – Control of Obtrusive Effects of Outdoor Lighting*, or its latest version.

#### Shadow Flicker

4. The Applicant must ensure that shadow flicker associated with wind turbines does not exceed 30 hours per year at any non-associated residence.

#### NOISE

##### Additional Mitigation Upon Request

5. For the duration of the period of construction, upon receiving a written request from the owner of the residence listed in Table 2, the Applicant shall implement additional noise mitigation measures (such as double glazing, insulation, fencing and/or air conditioning) at the residence in consultation with the owner. These measures must be reasonable and feasible and directed towards reducing the noise impacts of construction traffic associated with the development on the residence.

If within 3 months of receiving this request from the owner, the Applicant and the owner cannot agree on the measures to be implemented, or there is a dispute about the implementation of these measures, then either party may refer the matter to the **Planning** Secretary for resolution.

Table 2: Residence subject to noise mitigation upon request agreement

Residence	Lot/DP
D7-3	141/750744
D7-4	143/750744
E7-1	22/1157809
E9-3	171/750771

Note: To identify the residence referred to in Table 2, see the applicable tables and figures in Appendix 2.

#### Construction & Decommissioning Noise

6. The Applicant must:
- (a) minimise the noise of the development, including any associated traffic noise; and
  - (b) ensure that the noise generated by any construction or decommissioning activities is managed in accordance with the best practice requirements outlined in the *Interim Construction Noise Guideline* (DECC, 2009), or its latest version.
7. Unless the **Planning** Secretary agrees otherwise, the Applicant must only undertake **works associated with the pre-construction accommodation camp and accommodation camp, pre-construction minor works, road upgrades, construction, demolition, upgrading or decommissioning activities (excluding blasting)** between:
- (a) 7 am to 6 pm Monday to Friday;
  - (b) 8 am to 1 pm Saturdays; and
  - (c) at no time on Sundays and NSW public holidays.

The following construction activities may be undertaken outside these hours without the approval of the **Planning** Secretary:

- activities that are inaudible at non-associated residences;
- the delivery of materials requested by the NSW Police Force or other authorities for safety reasons; or
- emergency work to avoid the loss of life, property and/or material harm to the environment.

- 7A. The hours of construction activities specified in condition 7 of Schedule 3 may be varied with the prior written approval of the **Planning** Secretary. Any request to alter the hours of construction must be:
- (a) considered on a case-by-case or activity-specific basis;

- (b) accompanied by details of the nature and justification for activities to be conducted during the varied construction hours;
- (c) accompanied by written evidence that appropriate consultation with potentially affected sensitive receivers and notification of Councils (and other relevant agencies) has been or will be undertaken;
- (d) accompanied by evidence that all feasible and reasonable noise mitigation measures have been put in place; and
- (e) accompanied by a noise impact assessment consistent with the requirements of the *Interim Construction Noise Guideline* (DECC, 2009), or its latest version.

## Blasting

- 8. The Applicant may only carry out blasting on site between 9 am and 5 pm Monday to Friday and between 8 am to 1 pm on Saturday. No blasting is allowed on Sundays or public holidays.
- 9. The Applicant must ensure that any blasting carried out on site does not exceed the criteria in Table 3.

Table 3: Blasting criteria

Location	Airblast overpressure (dB(Lin Peak))	Ground vibration (mm/s)	Allowable exceedance
Any non-associated residence	120	10	0%
	115	5	5% of the total number of blasts or events over a rolling period of 12 months

## Operational Noise Criteria – Wind Turbines

- 10. The Applicant must ensure that the noise generated by the operation of wind turbines does not exceed the higher of 35 dB(A) or the existing background noise level (LA<sub>90</sub> (10-minute)) plus 5 dB(A) for each integer wind speed, measured at hub height, from cut-in to rated wind turbine generator power, at any non-associated residence.

Noise generated by the operation of the wind turbines is to be measured in accordance with the relevant requirements of the Department's *Wind Energy: Noise Assessment Bulletin* (2016) (or its latest version), . The noise generated by the operation of the wind turbines must also be adjusted for tonality and low frequency noise in accordance with the Department's *Wind Energy: Noise Assessment Bulletin* (2016) (or its latest version).

However, these criteria do not apply if the Applicant has an agreement with the relevant owner/s of these residences to generate higher noise levels, and the Applicant has advised the Department in writing of the terms of this agreement.

## Operational Noise Criteria – Ancillary Infrastructure

- 11. The Applicant must ensure that the noise generated by the operation of ancillary infrastructure does not exceed 35 dB(A) L<sub>Aeq</sub>(15 minute) at any non-associated residence.

Noise generated by the operation of ancillary infrastructure is to be measured in accordance with the relevant requirements of the *NSW Noise Policy for Industry* (or its equivalent).

## Operational Noise Monitoring

- 12. Within 6 months of the commencement of operations (or the commencement of operation of a cluster of turbines, if the development is to be staged), the Applicant must:
  - (a) undertake noise monitoring to determine whether the development is complying with the relevant conditions of this consent; and
  - (b) submit a copy of the monitoring results to the Department and the EPA.
- 13. The Applicant must undertake further noise monitoring of the development if required by the Planning Secretary.

## AIR

- 14. The Applicant must:
  - (a) minimise the off-site dust, fume and blast emissions of the development; and
  - (b) minimise the surface disturbance of the site.

## SOIL & WATER

### Water Supply

15. The Applicant must ensure that it has sufficient water for all stages of the development; and if necessary, adjust the scale of the development to match its available water supply.

*Note: Under the Water Act 1912 and/or the Water Management Act 2000, the Applicant is required to obtain the necessary water licences for the development.*

### Water Pollution

16. Unless an EPL authorises otherwise, the Applicant must comply with Section 120 of the POEO Act.

*Note: Section 120 of the POEO Act makes it an offence to pollute any waters.*

### Operating Conditions

17. The Applicant must:
- (a) ensure the wind turbine pads, ancillary infrastructure, access roads and any other land disturbances have appropriate drainage and erosion and sediment controls designed, installed and maintained in accordance with *Managing Urban Stormwater - Soils and Construction Volume 1* (Landcom, 2004) and *Managing Urban Stormwater – Soils and Construction Volume 2C Unsealed Roads* (DECC, 2008), or their latest versions, to minimise erosion and control sediment generation;
  - (b) ensure all waterway crossings are constructed in accordance with the:
    - *Water Guidelines for Controlled Activities on Waterfront Land (2012)*, or its latest version; and
    - *Why Do Fish Need to Cross the Road? Fish Passage Requirements for Waterway Crossings (2004)*, or its latest version;
  - (c) store and handle all dangerous or hazardous materials on site in accordance with *AS1940-2004: The storage and handling of flammable and combustible liquids*, or its latest version;
  - (d) ensure the concrete batching plants and substation are suitably bunded; and
  - (e) minimise any spills of hazardous materials or hydrocarbons, and clean up any spills as soon as possible after they occur; and
  - (f) **minimise erosion and control sediment generation.**

## BIODIVERSITY

- 17A. **The Applicant must not clear any native vegetation or fauna habitat located outside the development corridor.**

### Restrictions on Clearing and Habitat

18. **Unless the Planning Secretary agrees otherwise, the Applicant must:**
- (a) **ensure that the vegetation and habitat clearing limits specified in Tables 8-1 and 8-2 of Appendix 8 are not exceeded; and**
  - (b) **minimise:**
    - (i) **the clearing of native vegetation and key habitat;**
    - (ii) **the impacts of the development on hollow-bearing trees; and**
    - (iii) **the impacts of the development on threatened bird and bat populations.**

### Biodiversity Offset

- 18A. **Prior to carrying out any development that could directly or indirectly impact the biodiversity values requiring offset, the Applicant must retire biodiversity credits of a number and class specified in Table 8-1 and 8-2 of Appendix 8, unless the Planning Secretary agrees otherwise.**
19. **The retirement of the credits must be carried out in accordance with the *NSW Biodiversity Offsets Scheme*, and can be achieved by:**
- (a) **acquiring or retiring 'biodiversity credits' within the meaning of the *Biodiversity Conservation Act 2016*;**
  - (b) **making payments into an offset fund that has been established by the NSW Government; or**
  - (c) **funding a biodiversity conservation action that benefits the entity impacted and is listed in the ancillary rules of the biodiversity offset scheme.**



Prior to carrying out any development that could directly or indirectly impact the biodiversity values requiring offset, the Applicant must provide evidence to the Planning Secretary that biodiversity credits have been retired.

20. Deleted.

### Biodiversity Management Plan

21. Prior to carrying out any development that could impact biodiversity values, unless the Planning Secretary agrees otherwise, the Applicant must prepare a Biodiversity Management Plan for the development to the satisfaction of the Planning Secretary. This plan must:
- (a) be prepared in consultation with BCS and AG DCCEEW; and
  - (b) be prepared in accordance with the *Biodiversity Development Assessment Report* (dated 14 August 2023);
  - (c) include a description of the measures that would be implemented to:
    - (i) ensure the development does not adversely affect the native vegetation and habitat outside the development corridor and ensure the restrictions on clearing in condition 18 above, are met;
    - (ii) minimise the clearing of native vegetation and habitat within the development footprint;
    - (iii) securing land comprising 300.6 ha of Box Gum Woodland (or, with agreement from the Planning Secretary, a lesser area of Box Gum Woodland) for the purpose of restoring, enhancing and protecting, in perpetuity, this vegetation to condition state commensurate with Box Gum Woodland;
    - (iv) minimise the impacts of the development on threatened flora and fauna species within the development footprint and its surrounds, including the:
      - Ausfeld's wattle
      - Silky swainson-pea
      - Glossy black-cockatoo
      - Large-eared pied bat
      - Square-tailed kite
      - Squirrel glider
      - Southern greater glider
      - Eastern cave bat
    - (v) rehabilitating and revegetating temporary disturbance areas;
    - (vi) protecting native vegetation and key fauna habitat outside the development footprint;
    - (vii) monitoring the areas of partial clearance within three months of the clearance occurring and provision of a verification report to confirm if any changes are required to this plan;
    - (viii) maximising the salvage of resources within the approved development footprint – including vegetative and soil resources – for beneficial reuse (such as fauna habitat enhancement) during the rehabilitation and revegetation of the site;
    - (ix) collecting and propagating seed (where relevant);
    - (x) controlling weeds and feral pests;
    - (xi) controlling erosion; and
    - (xii) bushfire management;
  - (d) include a detailed program to monitor and report on the effectiveness of these measures; and
  - (e) include details of who would be responsible for monitoring, reviewing and implementing the plan.

*Note: The 300.6 ha required by condition 21(d)(iii) is the sum of Box Gum Woodland (excluding DNG) mapped within the development corridor in the EIS. In the event the development connects to the Central-West Orana REZ Transmission line, the construction of the external transmission line component of the development would not be required, reducing the mapped area of Box Gum Woodland (excluding DNG) within the development footprint by 69.1 ha.*

Following the Planning Secretary's approval, the Applicant must implement the Biodiversity Management Plan.

### Bird and Bat Adaptive Management Plan

22. Prior to the commissioning of any wind turbines, the Applicant must prepare a Bird and Bat Adaptive Management Plan for the development in consultation with BCS and AG DCCEEW, and to the satisfaction of the Planning Secretary. This plan must include:
- (a) at least 12 months' worth of baseline data on threatened and 'at risk' bird and bat species and populations in the locality that could be affected by the development;
  - (b) a detailed description of the measures that would be implemented on site for minimising bird and bat strike during operation of the development, including:
    - minimising the availability of raptor perches on wind turbines;
    - prompt carcass removal;
    - controlling pests; and
    - using best practice methods for bat deterrence, including managing potential lighting impacts;

- (c) trigger levels for further investigation of the potential impacts of the project on particular bird or bat species or populations;
- (d) an adaptive management program that would be implemented if the development is having an adverse impact on a particular threatened or 'at risk' bird and/or bat species or populations; including the implementation of measures to:
  - reduce the mortality of those species or populations (including detailed consideration of favourable eucalyptus flowering events); or
  - enhance and propagate those species or populations in the locality; and
- (e) a detailed program to monitor and report on:
  - the effectiveness of these measures; and
  - any bird and bat strikes on site;
- (f) provisions for a copy of **the monitoring program's methodology and results, including** all raw data collected as part of the monitoring program to be submitted to **BCS** and the **Planning Secretary**; **and**
- (g) **details of the Applicant's commitment to make a \$100,000 funding contribution targeted at further scientific research into the indirect impacts of wind energy projects to bird and bat species.**

Following the **Planning** Secretary's approval, the Applicant must implement the Bird and Bat Adaptive Management Plan.

## HERITAGE

### Protection of Heritage Items

23. The Applicant must:
- (a) ensure the development does not cause any direct or indirect impacts on the Aboriginal and European heritage items identified in Table 5-1 in Appendix 5, or located outside the approved development corridor;
  - (b) **implement all reasonable and feasible measures to avoid and** minimise harm to Aboriginal heritage items identified in Table 5-2 in Appendix 5; and
  - (c) undertake a program of salvage excavation at the landform units adjacent to creek lines identified in Table 5-2 in Appendix 5, if impacts to them cannot be avoided, **in accordance with the Heritage Management Plan described in condition 24 of Schedule 2.**

*Note: The locations of the Aboriginal and European heritage items referred to in this condition are shown in the figure in Appendix 5.*

### Heritage Management Plan

24. Prior to the commencement of construction, the Applicant must prepare a Heritage Management Plan for the development to the satisfaction of the **Planning** Secretary. This plan must:
- (a) be prepared by a suitably qualified and experienced person whose appointment has been endorsed by the **Planning** Secretary;
  - (b) be prepared in consultation with **Heritage NSW** and Aboriginal stakeholders;
  - (c) include updated baseline mapping of the heritage items within and adjoining the development **corridor**;
  - (d) include a description of the measures that would be implemented for:
    - protecting the Aboriginal and European heritage items identified in Table 5-1 in Appendix 5, including fencing off the items prior to commencing construction and/or pre-construction minor works, and protecting any items located outside the approved development corridor;
    - minimising and managing the impacts of the development on Aboriginal heritage items within the development corridor, including:
      - undertaking test excavations and salvage (if required) at the landform units identified in Table 5-2 in Appendix 5, where impacts cannot be avoided;
      - a strategy for the long-term management of any Aboriginal and European heritage items or material collected during the test excavation or salvage works;
    - a contingency plan and reporting procedure if:
      - Aboriginal heritage items outside the **development footprint** are damaged;
      - previously unidentified Aboriginal heritage items are found; or
      - Aboriginal skeletal material is discovered;
    - ensuring workers on site receive suitable heritage inductions prior to carrying out any development on site, and that records are kept of these inductions; and
    - ongoing consultation with Aboriginal stakeholders **and Heritage NSW** during the implementation of the plan;
  - (e) a program to monitor and report on the effectiveness of these measures and any heritage impacts of the project.

Following the **Planning** Secretary's approval, the Applicant must implement the Heritage Management Plan.



## TRANSPORT

### Additional Mitigation Upon Request

25. Prior to the commencement of construction, the Applicant must implement additional mitigation measures (such as the construction of replacement stockyards or providing additional traffic management measures, which could include the use of portable traffic lights and/or variable message signs) in consultation with the owners of the properties listed in Table 5. These measures must be reasonable and feasible and directed towards reducing the impacts of construction traffic associated with the development on agricultural activities.

All mitigation measures must be implemented prior to any over-dimensional and/or heavy vehicle traffic associated with the construction of the development commencing the use of the applicable road.

If the Applicant and the owner cannot agree on the measures to be implemented, or there is a dispute about the implementation of these measures, then either party may refer the matter to the **Planning** Secretary for resolution.

Table 5: Properties subject to additional mitigation measures

Property	Road
'Gundare', 'Leeton' and 'Maringa'	Coolah Creek Road
'Tallue'	Turee Vale Road

Note: To identify the roads referred to in Table 5, see the applicable figures in Appendix 7.

### Designated Heavy and Over-Dimensional Vehicle Routes

26. The Applicant must ensure that all heavy vehicles requiring escort associated with the development access to and from the site is via Selwyn Street, George Street, Industrial Drive, Maitland Road, New England Highway, John Renshaw Drive, Hunter Expressway, New England Highway and:
- for vehicles with loads up to 5.6 m in height: Golden Highway (to Vinegaroy Road); or
  - for vehicles with loads exceeding 5.6 m in height: Golden Highway, Denman Road, Bengalla Road, Wybong Road, Golden Highway (to Vinegaroy Road);
- as identified in Appendix 7 unless otherwise agreed by the Planning Secretary and in consultation with the relevant roads authority.

Notes:

- The Applicant is required to obtain relevant permits under the Heavy Vehicle National Law (NSW) for the use of over-dimensional vehicles on the road network.
- To avoid any doubt, this consent does not allow the use of Cooks Drive, Gundare Road between Black Stump Way and Access Point 102, Tongy Road, Vinegaroy Road between Coolah Creek Road and Cunningham Street, Black Stump Way, Mountain Side Road, Town Wells Road, Yattendon Road and Access Points 18, 25 and 26 as over-dimensional or heavy vehicle access routes.

27. Deleted.

### Road Upgrades

28. Unless the Planning Secretary agrees otherwise:
- the road upgrades identified in Table 6-1 in Appendix 6 must be implemented in accordance with the relevant timing requirements;
  - the road upgrades in Table 6-2 and Table 6-3 in Appendix 6 must be implemented by the Applicant in accordance with the relevant timing requirements;
  - the Applicant must upgrade or relocate cattle grids along the designated over-dimensional and heavy vehicle route, as necessary, prior to the commencement the use of the relevant road for any over-dimensional or heavy vehicle traffic associated with the construction of the development.

Unless the relevant road authority agrees otherwise, the upgrades in conditions 28 (b) and 28 (c) above must comply with the current *Austrroads Guidelines*, *Australian Standards* (as amended by TfNSW supplements) and satisfaction of the relevant roads authority/manager.

If there is a dispute about the road upgrades to be implemented, or the implementation of these upgrades, then either party may refer the matter to the Planning Secretary for resolution.

This consent does not approve the Applicant to undertake upgrades in Table 6-1.

## Transport Strategy

- 28A. Prior to commencing construction of the accommodation camp or the relevant road upgrade, the Applicant must prepare a Transport Strategy, for those road upgrades identified in Table 6-2 of Appendix 6, in consultation with TfNSW and relevant Councils, to the satisfaction of the Planning Secretary, which:
- (a) demonstrates that the Golden Highway / Vinegaroy Road intersection be suitable for the worst case development's construction traffic volumes;
  - (b) identifies the location and type of any road upgrades (including roads, intersections, crossing points, bridges and access points), including consideration of relevant amenity impacts;
  - (c) ensures the road upgrades comply with the *Austrroads Guide to Road Design* (as amended by TfNSW supplements), unless the relevant road authority agrees otherwise;
  - (d) includes strategic concept designs prepared in accordance with *Austrroads Guide to Road Design* (as amended by TfNSW supplements);
  - (e) verifies the potential impacts of any necessary road upgrades (such as heritage and biodiversity impacts) and appropriate mitigation measures, including consideration of cumulative traffic impacts from approved projects;
  - (f) includes a schedule for the commencement and completion of all necessary road upgrades;
  - (g) includes strategic concept designs for transmission lines crossing state roads and any structures required to facilitate stringing;
  - (h) details the methods for installing transmission lines across State roads, ensuring the number and length of delays is minimised and avoids peak traffic hours; and
  - (i) identifies whether intersections, crossing points and access points would be permanent or temporary.
- 28B. Should the external transmission line be required, prior to commencing the relevant road upgrades, the Applicant must prepare a Transport Strategy, for those road upgrades identified in Table 6-3 in Appendix 6 required for access to the external transmission line, in consultation with the relevant roads authority/manger, to the satisfaction of the Planning Secretary, which:
- (a) identifies the location and type of any necessary road upgrades (including roads, intersections, crossing points, bridges and access points), including consideration of relevant amenity impacts;
  - (b) ensures the road upgrades comply with the *Austrroads Guide to Road Design* (as amended by TfNSW supplements), unless the relevant road authority agrees otherwise;
  - (c) includes strategic concept designs prepared in accordance with *Austrroads Guide to Road Design* (as amended by TfNSW supplements);
  - (d) includes a detailed assessment of potential impacts of any necessary road upgrades (such as heritage and biodiversity impacts) and appropriate mitigation measures, including consideration of cumulative traffic impacts from approved projects;
  - (e) include a schedule for the commencement and completion of all necessary road upgrades;
  - (f) includes strategic concept designs for transmission lines crossing state roads and any structures required to facilitate stringing;
  - (g) details the methods for installing transmission lines across State roads, ensuring the number and length of delays is minimised and avoids peak traffic hours for the Golden Highway; and
  - (h) identifies whether intersections, crossing points and access points would be permanent or temporary.

## Road Maintenance

29. The Applicant must:
- (a) prepare a dilapidation survey in accordance with guidelines and standards established by Austrroads of the designated over-dimensional and heavy vehicle routes located on the local and regional road network:
    - prior to the commencement of any construction or decommissioning works other than pre-construction minor works;
    - within 1 month of the completion of any construction or decommissioning works other than pre-construction minor works;
    - on an annual basis during construction works;
    - with the use of a laser profilometer vehicle and equipment for existing bitumen sealed roads;
    - utilising a photographic visual assessment on existing unsealed roads;
  - (b) **repair** and/or make good any development-related damage:
    - identified during the carrying out of the relevant construction and/or decommissioning works or by the relevant roads authority during routine inspections if it could endanger road safety, as soon as possible after the damage is identified but within 7 days at the latest; and
    - identified during any dilapidation survey carried out following the completion of the relevant construction and/or decommissioning works within 2 months of the completion of the survey, unless the relevant roads authority agrees otherwise,to the satisfaction of the relevant roads authority/**manger**.

If the construction and/or decommissioning of the development is to be staged, the obligations in this condition apply to each stage of construction and/or decommissioning.

If there is a dispute about the scope of any remedial works or the implementation of these works, then either party may refer the matter to the **Planning** Secretary for resolution.

### Unformed Crown Roads

30. The Applicant must ensure any unformed Crown road reserves affected by the development are maintained for future use, unless otherwise agreed with the NSW Department **Planning, Housing and Infrastructure – Crown Lands**.

### Traffic Management Plan

31. Prior to the **commencing road upgrades identified in condition 28 (b) and (c) of Schedule 2**, the Applicant must prepare a Traffic Management Plan for the development in consultation with **NPWS, TfNSW** and the Councils, and to the satisfaction of the **Planning** Secretary. This plan must:
- (a) detail the measures that would be implemented to:
- minimise the traffic safety impacts of the development and disruptions to local road users during the construction, **upgrading** and decommissioning of the development, including:
    - temporary traffic controls, including detours and signage **in accordance with Austroads Guide to Traffic Management**;
    - **procedures for stringing cables and transmission lines across roads to ensure compliance with Austroads Guide to Traffic Management**;
    - notifying the local community about development-related traffic impacts;
    - minimising potential conflict between development-related traffic and:
      - stock movements;
      - domestic animals;
      - school buses, in consultation with local schools; and
      - mining related traffic;
    - implementing measures to minimise development-related traffic on the public road network outside of standard construction hours;
    - ensuring development-related traffic does not track dirt onto the public road network;
    - ensuring loaded vehicles entering or leaving the site have their loads covered or contained;
    - providing sufficient parking on site for all development-related traffic;
    - responding to any emergency repair requirements or maintenance during construction and/or decommissioning;
    - a traffic management system for managing over-dimensional vehicles; ~~and~~
    - fatigue management; **and**
    - **public access to the Coolah Tops National Park**;
  - comply with the traffic conditions in this consent;
- (b) include a drivers code of conduct that addresses:
- travelling speeds;
  - procedures to ensure that drivers to and from the development adhere to the designated over-dimensional and heavy vehicle routes; and
  - procedures to ensure that drivers to and from the development implement safe driving practices;
- (c) include a detailed program to monitor and report on the effectiveness of these measures and the code of conduct; **and**
- (d) **allow NPWS officers to access the Coolah Tops National Park and Durridgere State Conservation Area at all times, including during the upgrade of State Forest Road.**

Following the **Planning** Secretary's approval, the Applicant must implement the Traffic Management Plan.

## AVIATION

### Mitigation of Aviation-Related Impacts

32. The Applicant must carry out the development in accordance with the *National Airports Safeguarding Framework Guideline D: Managing the Risk to Aviation Safety of Wind Turbine Installations (Wind Farms)/Wind Monitoring Towers*, or its latest version.

### Notification of Aviation Authorities

33. Prior to the construction of any wind turbine or wind monitoring mast, the Applicant must provide the following information to **NPWS, CASA, Airservices Australia, and the RAAF** (together the authorities):
- (a) co-ordinates in latitude and longitude of each wind turbine and mast;

- (b) the final height of each wind turbine and mast in Australian Height Datum;
  - (c) ground level at the base of each wind turbine and mast in Australian Height Datum;
  - (d) confirmation of compliance with any OLS; and
  - (e) details of any proposed aviation hazard lighting.
34. Within 30 days of the practical completion of any wind turbine or mast, the Applicant must:
- (a) provide confirmation to the authorities that the information that was previously provided remains accurate; or
  - (b) update the information previously provided.

#### Aerial agricultural activities

35. The owner **or manager** of any property **or land** immediately adjacent to the site may ask the Applicant **in writing**, to implement mitigation measures for situations where pre-existing aerial agricultural activities are affected by the erection and/or operation of wind turbines.

These mitigation measures must be reasonable and feasible, aimed at reducing the impacts to aerial agricultural activities, and commensurate with the level of impact on the owner. This could include funding the cost difference between the pre-development aerial agricultural activities and a reasonable alternative method and/or stopping wind turbines during aerial agricultural activities and aligning them as required by the aerial operator.

If within 3 months of receiving this request from the owner, the Applicant and the owner cannot agree on the measures to be implemented, or there is a dispute about the implementation of these measures, then either party may refer the matter to the **Planning** Secretary for resolution.

#### RADIOCOMMUNICATIONS

36. If the development results in the disruption to any radio communications services (including point-to-point microwave links) in the area, then the Applicant must make good any disruption to these services as soon as possible following the disruption, but no later than 1 month following the disruption of the service unless the relevant service provider or user or **Planning** Secretary agrees otherwise.

If there is a dispute about the mitigation measures to be implemented or the implementation of these mitigation measures, then either party may refer the matter to the **Planning** Secretary for resolution.

#### BUSHFIRE

37. The Applicant must:
- (a) ensure that the development:
    - provides for asset protection in accordance with the RFS's *Planning for Bushfire Protection 2019* (or equivalent); and
    - is suitably equipped to respond to any fires on site;
  - (b) develop procedures to manage potential fires on site, in consultation with the RFS **and NPWS**; and
  - (c) assist the RFS, **NPWS** and emergency services as much as possible if there is a fire in the vicinity of the site.

#### Operating Conditions

- 37A. The Applicant must:
- (a) minimise the fire risks of the development, including managing vegetation fuel loads on-site;
  - (b) ensure that the development:
    - (i) complies with the relevant asset protection requirements in the RFS's *Planning for Bushfire protection 2019* (or equivalent) and Standards for Asset Protection Zones;
    - (ii) is suitably equipped to respond to any fires on site including provision of a 20,000 litre water supply tank fitted with a 65 mm Storz fitting and a FRNSW compatible suction connection located adjacent to an internal access road;
  - (c) assist the RFS, NPWS and emergency services as much as practicable if there is a fire in the vicinity of the site; and
  - (d) notify the relevant local emergency management committee following construction of the development, and prior to commencing operations.

## Emergency Plan

- 37B. Prior to commencing construction (including the pre-construction accommodation camp and accommodation camp), the Applicant must develop and implement a comprehensive Emergency Plan and detailed emergency procedures for the development, in consultation with NPWS, including an evacuation plan for the accommodation camp, and provide a copy of the plan to the local RFS, Fire Control Centre and FRNSW. The Applicant must keep two copies of the plan on-site in a prominent position adjacent to the site entry point at all times. The plan must:
- (a) be consistent with the RFS's *Planning for Bushfire Protection 2019* (or equivalent);
  - (b) be consistent with the NSW RFS document: *A Guide to Developing a Bush Fire Emergency Management and Evacuation Plan*;
  - (c) be prepared in consultation with APA Group with regard to incidents which may involve high pressure gas pipelines;
  - (d) identify the fire risks and hazards and detailed measures for the development to prevent fires igniting;
  - (e) include availability of fire suppression equipment, access and water;
  - (f) detail access provisions for emergency vehicles and contact details for both a primary and alternative site contact who may be reached 24/7 in the event of an emergency;
  - (g) include procedures for the storage and maintenance of any flammable materials;
  - (h) include fire and bushfire emergency management planning, including:
    - (i) details of the location, management and maintenance of the Asset Protection Zone and on-site water supply tanks;
    - (ii) a list of works that should not be carried out during a total fire ban;
    - (iii) details of the access provisions for emergency vehicles and contact details for both a primary and alternative site contact who may be reached 24/7 in the event of an emergency;
    - (iv) details of how RFS would be notified, and procedures that would be implemented, in the event that:
      - there is a fire on-site or in the vicinity of the site;
      - there are any activities on site that would have the potential to ignite surrounding vegetation; or
      - there are any proposed activities to be carried out during a bushfire danger period; and
    - (v) include an Emergency Services Information Package in accordance with *Emergency Services information and tactical fire plan* (FRNSW, 2019) to the satisfaction of FRNSW and RFS; and
    - (vi) operational procedures in the event of bushfires, such as shutting down turbines and the positioning of turbine blades to minimise interference with aerial firefighting operations.

## SAFETY

38. Deleted.

- 38A. The Applicant must identify the location of all high pressure pipelines, including ancillary assets, licensed under the *Pipelines Act 1967* and within the development area by appropriate signage and in all relevant documentation, including and not limited to the Emergency Plan under condition 37B of Schedule 3.

## WASTE

39. The Applicant must:
- (a) minimise the waste generated by the development;
  - (b) classify all waste generated on site in accordance with the EPA's *Waste Classification Guidelines 2014* (or its latest version);
  - (c) store and handle all waste generated on site in accordance with its classification;
  - (d) not receive or dispose of any waste on site; and
  - (e) ensure all waste is disposed of at appropriately licensed waste facilities.

## REHABILITATION & DECOMMISSIONING

### Rehabilitation Objectives - Decommissioning

40. Within 18 months of the cessation of operations, unless the **Planning** Secretary agrees otherwise, the Applicant must rehabilitate the site to the satisfaction of the **Planning** Secretary. This rehabilitation must comply with the objectives in Table 5.

Table 5: Rehabilitation Objectives

<b>Feature</b>	<b>Objective</b>
Development site (as a whole)	<ul style="list-style-type: none"> <li>• Safe, stable and non-polluting</li> <li>• Minimise the visual impact of any above ground ancillary infrastructure agreed to be retained for an alternative use as far as is reasonable and feasible</li> </ul>
Revegetation	<ul style="list-style-type: none"> <li>• Restore native vegetation generally as identified in the EIS</li> </ul>
Above ground wind turbine infrastructure (excluding wind turbine pads)	<ul style="list-style-type: none"> <li>• To be decommissioned and removed, unless the <b>Planning Secretary</b> agrees otherwise</li> </ul>
Wind turbine pads	<ul style="list-style-type: none"> <li>• To be covered with soil and/or rock and revegetated</li> </ul>
Above ground ancillary infrastructure	<ul style="list-style-type: none"> <li>• To be decommissioned and removed, unless an agreed alternative use is identified to the satisfaction of the <b>Planning Secretary</b></li> </ul>
Internal access roads	<ul style="list-style-type: none"> <li>• To be decommissioned and removed, unless an agreed alternative use is identified to the satisfaction of the <b>Planning Secretary</b></li> </ul>
Land use	<ul style="list-style-type: none"> <li>• Restore or maintain land capability as described in the EIS</li> </ul>
Community	<ul style="list-style-type: none"> <li>• Ensure public safety</li> </ul>
<b>Accommodation camp</b>	<ul style="list-style-type: none"> <li>• <b>Safe, stable and non-polluting</b></li> <li>• <b>All infrastructure including above and below ground to be decommissioned and removed to a depth of 500mm, unless the Planning Secretary agrees otherwise</b></li> <li>• <b>Restore land capability to pre-existing productive capacity</b></li> <li>• <b>Ensure public safety at all times</b></li> </ul>

### Progressive Rehabilitation

41. The Applicant must:
- rehabilitate all areas of the site not proposed for future disturbance progressively, that is, as soon as reasonably practicable following construction or decommissioning;
  - minimise the total area exposed at any time; and
  - employ interim rehabilitation strategies to minimise dust generation, soil erosion and weed incursion on parts of the site that cannot yet be permanently rehabilitated.

### Dismantling of Wind Turbines

42. Any individual wind turbines which cease operating for more than 12 consecutive months must be dismantled within 18 months after that 12 month period, unless the **Planning Secretary** agrees otherwise.

### ACCOMODATION

#### Operating Conditions – Accommodation Camps

- 42A. For the pre-construction accommodation camp and the accommodation camp, the Applicant must:
- Minimise the fire risks of the development, including managing vegetation fuel loads on-site;
  - Ensure that the development:
    - complies with the relevant asset protection requirements in the RFS's *Planning for Bushfire Protection 2019* (or equivalent) and Standards for Asset Protection Zones;
    - Complies with the *National Standard Steel Framed Construction in Bushfire Areas – 2014*;
    - includes a defensible space around the perimeter being a minimum of 20 metres to the north, and 11 metres from all other directions, that permits unobstructed vehicle access; and
    - is managed as an asset protection zone (including the defensible space);
  - assist the RFS, FRNSW and emergency services as much as practicable if there is a fire in the vicinity of the site; and
  - notify the relevant local emergency management committee following completion of construction of the accommodation camps, and prior to commencing operation of the accommodation camps.

#### Accommodation Camps

- 42B. Unless the **Planning Secretary** agrees otherwise, the applicant must construct the accommodation camp as described in the EIS and in Appendix 1 of this consent, prior to commencing all other construction activities.



- 42C. Should the pre-construction accommodation camp be required prior to the upgrade of the Golden Highway / Vinegaroy Road intersection, the Applicant must prepare a Pre-Construction Accommodation Camp Management Plan prior to commencing construction of the pre-construction accommodation camp, in consultation with Warrumbungle Shire Council and TfNSW and to the satisfaction of the Planning Secretary. Unless the Planning Secretary agrees otherwise, the plan must:
- (a) ensure the pre-construction accommodation camp complies with the relevant requirements of the following in Schedule 3:
    - condition 21;
    - condition 24;
    - condition 31;
    - condition 37B;
    - condition 42A;
  - (b) ensure utilities at the pre-construction accommodation camp, including water, wastewater, waste and electricity, are designed and located in accordance with Warrumbungle Shire Council, Upper Hunter Shire Council and/or the relevant utility provider's specifications and relevant standards;
  - (c) provide details of the operation of the pre-construction accommodation camp including:
    - site layout including building locations, vehicle access and movement, site servicing and utilities infrastructure;
    - measures for dust suppression within the pre-construction accommodation camp;
    - measures to support local suppliers in servicing the camp where possible;
    - measures to provide on-site medical staff throughout the operation of the pre-construction accommodation camp;
  - (d) ensure any treated wastewater from the pre-construction accommodation camp used for dust suppression during construction:
    - complies with the Australian and New Zealand Environment and Conservation Council (ANZECC) and Agriculture and Resource Management Council of Australian and New Zealand (ARMCANZ) (2000) *Guidelines for irrigation water quality*;
    - meets the requirements of the *Public Health Act 2010*;
  - (e) includes measures for traffic management:
    - limiting the pre-construction accommodation camp works timeframe to 4 weeks, unless otherwise agreed in writing by TfNSW;
    - limiting occupancy of the pre-construction accommodation camp to 30 occupants, unless otherwise agreed in writing by TfNSW;
    - defining usage hours and traffic volumes for Vinegaroy Road for construction traffic;
    - details of any traffic guidance system and timing of implementation and removal
    - details of equipment, machinery and vehicle types required to undertake the construction of the pre-construction accommodation camp, including volumes and the management of the movement of vehicles across the permitted construction hours as or where necessary; and
    - timing for notifications to TfNSW at key milestones and incidents.

The Applicant must implement the Pre-construction Accommodation Camp Management Plan.

- 42D. Prior to commencing construction of the accommodation camp, the Applicant must prepare an Accommodation Camp Management Plan in consultation with Warrumbungle Shire Council and Upper Hunter Shire Council. Unless the Planning Secretary agrees otherwise, the plan must:
- (a) ensure utilities at the accommodation camp, including water, wastewater, waste and electricity, are designed and located in accordance with Warrumbungle Shire Council, Upper Hunter Shire Council and/or the relevant utility provider's specifications and relevant standards;
  - (b) ensure the accommodation camp complies with condition 0;
  - (c) ensure any treated wastewater from the accommodation camp used for dust suppression during construction:
    - complies with the Australian and New Zealand Environment and Conservation Council (ANZECC) and Agriculture and Resource Management Council of Australian and New Zealand (ARMCANZ) (2000) *Guidelines for irrigation water quality*;
    - meets the requirements of the *Public Health Act 2010*;
  - (d) includes measures for dust suppression within the accommodation camp;
  - (e) provide the site layout including building locations, vehicle access and movement, site servicing and utilities infrastructure;
  - (f) include measures to support local suppliers in servicing the camp where possible; and
  - (g) include measures to provide on-site medical staff throughout the operation of the accommodation camp.

The Applicant must implement the Accommodation Camp Management Plan.

### **Accommodation and Employment Strategy**

- 42E. Prior to commencing construction, the Applicant must prepare an Accommodation and Employment Strategy for the development in consultation with Warrumbungle Shire Council, Upper Hunter Shire Council and Mid-Western Regional Council. This strategy must:
- (a) propose measures to ensure there is sufficient accommodation for the workforce associated with the development;
  - (b) consider the cumulative impacts associated with other State significant projects in the area;
  - (c) investigate options for prioritising the employment of local workers for the construction and operation of the development, where feasible; and
  - (d) include a program to monitor and review the effectiveness of the strategy over the life of the development, including regular monitoring and review during construction.

The Applicant must provide a copy of the Accommodation and Employment Strategy to the Planning Secretary prior to the commencement of construction, and implement the plan throughout construction and operation of the accommodation camp.



## SCHEDULE 4 ENVIRONMENTAL MANAGEMENT, REPORTING AND AUDITING

### ENVIRONMENTAL MANAGEMENT

#### Environmental Management Strategy

1. Prior to the commencement of construction, the Applicant must prepare an Environmental Management Strategy for the development to the satisfaction of the **Planning** Secretary. This strategy must:
  - (a) provide the strategic framework for environmental management of the development;
  - (b) identify the statutory approvals that apply to the development;
  - (c) describe the role, responsibility, authority and accountability of all key personnel involved in the environmental management of the development;
  - (d) describe the procedures that would be implemented to:
    - keep the local community and relevant agencies informed about the operation and environmental performance of the development;
    - receive, handle, respond to, and record complaints;
    - resolve any disputes that may arise;
    - respond to any non-compliance;
    - respond to emergencies; and
  - (e) include:
    - copies of (or reference to) any strategies, plans and programs approved under the conditions of this consent; and
    - a clear plan depicting all the monitoring to be carried out in relation to the development, including a table summarising all the monitoring and reporting obligations under the conditions of this consent.

Following the **Planning** Secretary's approval, the Applicant must implement the Environmental Management Strategy.

#### Revision of Strategies, Plans and Programs

2. Within 3 months of the submission of:
  - (a) an incident report under condition 4 below;
  - (b) an independent environmental audit report under condition 6 below; or
  - (c) any modification to the conditions of this consent (unless the conditions require otherwise),the Applicant must review and, if necessary, revise the strategies, plans, and programs required under this consent to the satisfaction of the **Planning** Secretary. Where this review leads to revisions in any such document, then within 4 weeks of the review the revised document must be submitted to the **Planning** Secretary for approval.

*Note: This is to ensure the strategies, plans and programs are updated on a regular basis, and incorporate any recommended measures to improve the environmental performance of the development.*

#### Community Consultative Committee

3. The Applicant must operate a Community Consultative Committee for the development to the satisfaction of the **Planning** Secretary and in accordance with the *Community Consultative Committee Guideline - State Significant Projects (2023)*, or its latest version.

#### Updating and Staging of Strategies, Plans or Programs

- 3A. With the approval of the **Planning** Secretary, the Applicant may:
  - (a) prepare and submit any strategy, plan or program required by this consent on a staged basis (if a clear description is provided as to the specific stage and scope of the development to which the strategy, plan or program applies, the relationship of the stage to any future stages and the trigger for updating the strategy, plan or program);
  - (b) combine any strategy, plan or program required by this consent (if a clear relationship is demonstrated between the strategies, plans or programs that are proposed to be combined); and
  - (c) update any strategy, plan or program required by this consent (to ensure the strategies, plans or programs required under this consent are updated on a regular basis and incorporate additional measures or amendments to improve the environmental performance of the development).
- 3B. If the **Planning** Secretary agrees, a strategy, plan or program may be staged or updated without consultation being undertaken with all parties required to be consulted in the relevant condition in this consent.

- 3C. If approved by the Planning Secretary, updated strategies, plans or programs supersede the previous versions of them and must be implemented in accordance with the condition that requires the strategy, plan or program.
- 3D. If the Planning Secretary agrees, a strategy, plan or program may be staged without addressing particular requirements of the relevant condition of this consent if those requirements are not applicable to the particular stage.

## **INCIDENT NOTIFICATION**

### **Notification of the Department**

4. Prior to commencing the construction, operations, upgrading or decommissioning of the development or the cessation of operations, the Applicant must notify the Department in writing via the Major Projects website portal of the date of commencement, or cessation, of the relevant phase.

If any of these phases of the development are to be staged, then the Applicant must notify the Department in writing prior to commencing the relevant stage, and clearly identify the development that would be carried out during the relevant stage.

### **Incident Notification**

- 4A. The Applicant must notify the Department within 24 hours of becoming aware of an incident. The notification must be made via the NSW planning portal (Major Projects) and address details of the incident including:
- date, time and location;
  - a brief description of what occurred and why it has been classified as an incident;
  - a description of what immediate steps were taken in relation to the incident; and
  - identifying a contact person for further communication regarding the incident.
- 4B. The Applicant must provide the Department with a subsequent incident report in accordance with Appendix 9 (Incident Notification and Reporting Requirements).

## **NON-COMPLIANCE NOTIFICATION**

5. Within seven days of becoming aware of a non-compliance, the Applicant must notify the Department of the non-compliance. The notification must be in writing and must be submitted via the NSW planning portal (Major Projects). The notification must identify the development (including the development application number and name), set out the condition of this consent that the development is non-compliant with, why it does not comply, the reasons for the non-compliance (if known), and what actions have been undertaken, or will be undertaken, and when, to address the non-compliance.

*Note: A non-compliance which has been notified as an incident does not need to also be notified as a non-compliance*

## **NOTIFICATION OF LANDOWNERS**

- 5A. Prior to the commencement of construction, the Applicant must notify the owners of receivers B5-6, B5-7, B6-7, B6-8, B6-9, B6-10, C4-2, C4-3, C4-4, C5-1, C5-2, C5-3, C5-4, C5-5, C7-2, D7-1, D7-3, D7-4, D7-7, E7-1, E7-2, E9-3, 2, 'Gundare', 'Leeton', 'Maringa', 'Tallue' as identified in the EIS of their rights under condition 1 of Schedule 3 and condition 25 of Schedule 3.

## **INDEPENDENT ENVIRONMENTAL AUDIT**

6. Independent Environmental Audits of the development must be conducted and carried out in accordance with the Independent Audit Post Approval Requirements (2020) or as updated from time to time and published on the Department's website.

## **ACCESS TO INFORMATION**

7. The Applicant must:
- make the following information publicly available on its website as relevant to the stage of the development:
    - the EIS;
    - the final layout plans for the development;
    - current statutory approvals for the development;
    - approved strategies, plans or programs required under the conditions of this consent;

- the proposed staging plans for the development if the construction, operation and/or decommissioning of the development is to be staged;
  - a comprehensive summary of the monitoring results of the development, which have been reported in accordance with the various plans and programs approved under the conditions of this consent;
  - a complaints register, which is to be updated on a monthly basis;
  - minutes of CCC meetings;
  - the annual Statement of Compliance with the EPL;
  - any independent environmental audit, and the Applicant's response to the recommendations in any audit; and
  - any other matter required by the **Planning** Secretary; and
- (b) keep this information up to date.
-

**APPENDIX 1  
SCHEDULE OF LAND**

Lot	DP
1	1045523
1	1090231
1	1096238
1	1097739
1	1102992
1	1107124
1	1113702
1	1121270
1	112903
1	1178469
1	1233086
1	1233328
1	1236497
1	131751
1	131752
1	131761
1	131788
1	223581
1	249619
1	258902
1	363098
1	363099
1	363100
1	397042
1	397043
1	397493
1	397494
1	397495
1	522745
1	580750
1	614827
1	614906
1	651613
1	659801
1	706361
1	747190
1	754969
1	798400
1	843798
1	847023
1	864461
1	879624

Lot	DP
2	131788
2	232010
2	242557
2	249619
2	258902
2	502632
2	519117
2	522745
2	531707
2	580750
2	614827
2	747190
2	750763
2	754969
2	843798
2	864461
20	223589
20	750775
20	754969
21	223589
21	750775
21	998524
22	223589
22	750738
22	750741
22	750775
220	750763
226	750763
227	750763
228	750763
229	750763
23	750738
23	750741
23	750744
23	750775
23	754969
230	750763
231	750763
232	750763
233	750763
234	750763
235	750763

Lot	DP
7	223584
7	42211
7	750741
7	754969
70	750775
7001	1030462
7002	96915
7003	96916
71	750741
71	750775
72	750738
72	750775
73	750738
73	750775
7362	1179208
74	750738
74	750763
74	750775
75	750738
75	750763
76	750738
76	750763
77	750763
78	750738
79	750738
79	750763
8	132085
8	223584
8	42211
8	750741
8	754969
80	750738
80	750763
81	750738
82	750775
83	750775
84	750738
85	750738
85	750775
86	750738
87	750738
88	750738

Lot	DP
1	981960
10	1073728
10	223584
10	42211
10	750741
10	750775
10	754969
100	750738
100	750763
101	750738
101	750763
102	186048
102	750744
102	750763
103	750738
103	750744
103	750763
104	750738
104	750744
105	750744
105	750763
106	750738
106	750744
106	750763
107	661247
108	750738
108	750744
108	750775
109	750744
109	750763
11	1073728
11	223584
11	42211
11	750741
11	750775
11	754969
110	750744
110	750775
112	1083285
113	750744
114	750744
114	750763
115	41493
115	750744

Lot	DP
236	750763
24	223589
24	750738
24	750741
24	750775
24	754969
245	750763
246	750763
247	750763
25	721763
25	750738
25	750741
25	750744
25	750775
250	750763
251	750763
252	750763
253	750763
26	223589
26	721763
26	750738
26	750741
26	750744
27	511950
27	750738
27	750741
27	750744
27	750763
28	511950
28	750738
28	750741
29	226028
29	750738
29	750741
3	1090231
3	131761
3	131788
3	223581
3	258902
3	522745
3	540639
3	750775
3	754969
30	226028

Lot	DP
89	750738
89	750749
9	132085
9	223584
9	42211
9	750775
9	754969
90	750738
91	750738
91	750775
92	750738
92	750763
93	750738
93	750763
94	750738
94	750763
95	750738
96	750738
96	750763
96	750775
97	750738
97	750749
97	750763
98	750738
98	750763
A	418915
B	418915
1	1228299
1	1289109
1	191806
1	431692
100	750748
11	734934
12	734934
127	750771
13	256129
136	750748
139	750748
14	114309
161	750748
18	750748
2	1289109
3	1081382
3	1214133

Lot	DP
115	750763
116	41493
116	750763
117	42124
117	750744
117	750763
118	750744
118	750763
119	42183
119	750744
119	750763
12	1073728
12	223584
12	750741
12	754969
120	43547
120	750763
121	43547
121	750763
122	43547
122	750744
122	750763
123	750763
125	750763
126	750763
127	750763
128	750763
129	750763
129	750771
13	1073728
13	223584
13	754969
130	750763
131	750763
132	750763
133	750763
134	750763
135	750763
136	750763
137	750738
137	750763
138	750738
138	750763

Lot	DP
30	750738
30	750741
31	226028
32	226029
32	750738
33	226029
33	750738
33	750763
34	750738
34	750763
35	750738
35	750741
35	750763
36	750738
36	750744
37	750738
37	750763
38	750738
39	750738
4	1090231
4	131788
4	232010
4	249619
4	258902
4	375907
4	522745
4	706362
4	750741
4	750775
4	754969
4	883170
40	750738
40	750763
41	750738
42	535077
42	750738
42	750763
43	750738
43	750775
44	535078
44	750738
44	750744
45	750738

Lot	DP
33	755439
4	1081382
4	1214133
4	254128
43	736630
5	1246858
5	256129
52	750748
53	750748
55	722794
6	254128
61	750736
62	750769
63	750769
69	750771
7008	1026534
7008	1128119
7009	1128119
72	750736
73	750736
73	750771
7300	1136299
7303	1143562
751	1270886
8	114309
82	750736
94	750769
96	750769
	Unidentified lot
	Unidentified lot
1	1174319
1	1285988
1	132982
1	241006
1	34949
1	617544
1	653132
1	91165
109	750738
11	256129
110	750738
111	750738
113	750738

Lot	DP
139	750763
14	1073728
14	223584
14	750738
14	750775
14	754969
140	750763
142	750763
144	750763
148	750763
15	1073728
15	223584
15	754969
150	722911
150	750738
151	750738
152	750738
153	750738
154	750738
155	750738
156	750738
157	750738
159	750738
16	223584
16	750738
160	750738
160	750744
161	750738
161	750744
162	750738
162	750744
164	750738
165	750763
166	750738
166	750763
167	750738
167	750763
168	750738
168	750763
169	750744
17	223584
170	750744
171	750738
171	750744

Lot	DP
45	750775
45	754968
46	750738
46	750744
47	1083075
47	750738
47	750744
48	754968
49	750738
49	750763
5	1125257
5	131805
5	258902
5	522745
5	522746
5	750741
5	750775
5	754969
5	883170
50	257315
50	750763
50	750775
51	42212
51	561116
51	750738
51	750763
52	42212
52	561116
53	750738
54	721261
54	750775
55	721261
55	750738
55	750775
56	750738
56	750741
57	750738
57	750741
57	750744
58	750738
59	750738
6	131805
6	522746
6	750775

Lot	DP
114	750738
115	750738
116	750738
12	750738
122	750738
123	750738
124	750738
125	750738
131	750744
132	750744
133	750744
134	750738
135	750738
141	750744
143	750744
162	750771
171	750771
174	722912
174	750738
175	46130
176	46130
176	722913
177	46130
178	46130
179	722914
180	820795
181	820795
181	822500
19	256129
2	1060972
2	1124819
2	1131052
2	1131366
2	1285988
2	131752
2	241006
2	727227
200	750744
21	1157809
22	1157809
3	47510
302	792878
304	722890
4	1131366

Lot	DP
172	750744
173	750738
173	750744
18	223584
18	750738
18	750775
19	223584
19	750738
19	750741
19	750775
19	754968
19	754969
2	1090231
2	1096238
2	1102992
2	1107124
2	1113702
2	112903
2	131761

Lot	DP
6	754969
60	750738
60	750744
61	750738
61	750744
62	750738
62	750763
63	750738
63	750763
64	750738
65	750741
66	750738
66	750741
67	750738
67	750741
68	750738
69	750738
69	750775
7	132085

Lot	DP
43	750744
45	750744
6	750748
7001	1066300
7001	96905
7002	1066303
7003	1117434
7003	96959
7004	96959
7005	1066303
7009	1066302
7300	1138893
7301	1133296
7309	1138836
77	750744
86	750748
98	46086
99	46086

**Note:**

The project site will also be taken to include:

- any crown land, including crown land and road reserves contained within the project site; and
- any land which is required for the road upgrades specified in Table 6-2 and Table 6-3 in Appendix 6.



**APPENDIX 2  
DEVELOPMENT LAYOUT**

<b>Turbine ID</b>	<b>Easting</b>	<b>Northing</b>
A01	764360.7	6485938.0
A02	764566.8	6486348.3
A03	764737.4	6486840.8
A04	765656.7	6486573.0
A05	766042.9	6486931.6
A06	766305.2	6487293.7
A10	768522	6489885.0
A14	769778.7	6490193.3
A15	769806.1	6490772.8
A16	769841.5	6491204.5
A17	770656.8	6490699.3
A18	770735.7	6490141.6
B01	767578.5	6482849.0
B02	767769.7	6483760.5
B03	767877	6483242.1
B04	767974.6	6484271.0
B05	768299.1	6484682.6
B06	768637.6	6485368.1
B07	768977.1	6485759.4
B08	769063.2	6486276.5
B09	769439.7	6486643.0
B10	771045.1	6485765.7
B11	771282.5	6487692.7
B13	771954.9	6488051.7
B14	772082.3	6486064.9
B16	772225.1	6486574.9
B18	772386.2	6488340.1
B19	772575.2	6486982.4
B20	772763.1	6488774.3
B21	772792.6	6489754.6
B24	773205.9	6487151.7
B25	773412.4	6489030.1
B26	773426.8	6488065.9
B27	773499.2	6489633.3
C01	776481	6486764.4
C02	776559.5	6487940.7
C03	776772	6485421.2
C04	777120.8	6488572.0
C05	777296.6	6485743.6
C06	777334.8	6487107.9
C07	777395.1	6489019.7

<b>Turbine ID</b>	<b>Easting</b>	<b>Northing</b>
C08	777554.1	6486308.5
C09	777667.3	6487543.4
C11	778417.3	6487559.0
C12	778539.1	6486067.9
C13	778573.4	6485444.7
C14	779475.1	6488637.9
C15	779541.1	6487123.9
C16	779588.3	6485989.8
C17	779674.1	6487677.2
C18	779864	6486437.1
D01	763794.6	6473432.4
D02	764026.2	6473962.7
D03	764216.8	6474466.9
D04	764399.7	6474954.2
D05	764809.6	6476905.4
D06	764885.1	6475415.8
D07	765139.9	6475866.8
D08	765447.1	6476442.9
D09	765682.1	6474643.5
D10	765851.3	6475212.4
D11	766123.3	6475735.5
D12	766245.8	6476249.2
D13	766275.7	6477420.7
D14	766940.6	6475781.5
D15	767048.4	6477144.0
D16	767234.4	6478104.7
D17	767250.6	6472605.8
D18	767257.7	6475257.8
D19	767282.1	6473181.7
D20	767373.4	6477563.1
D21	767370.9	6473699.5
D22	767458.2	6474215.0
D23	767599.8	6474796.6
D24	767886.8	6477939.7
D25	767979	6478453.5
D26	769097.1	6478642.7
D27	769937.3	6478420.1
D28	770260.3	6475108.7
D29	770321.7	6475637.7
D30	770415.9	6476611.5
D31	770420.1	6478652.1

Turbine ID	Easting	Northing
D32	770951.7	6476713.9
D33	771013.7	6478364.0
D34	771142.3	6477197.9
D35	771149.4	6477850.7
D36	771479.8	6475500.9
D37	771784.4	6475940.1
D38	771774.5	6478808.3
D39	771812.7	6476946.5
D40	772031.2	6479483.4
D41	771987.1	6476442.3
D42	772383.1	6480376.4
D43	772898.1	6479197.2
D44	772920.4	6478595.8
D45	773029.6	6480314.3
D46	773445.2	6480651.3
D47	773848.9	6480999.0
D48	774403.6	6481119.2
D49	774609.2	6480574.3
D50	774845	6481663.0
D51	775337.8	6481846.2
D52	775461.3	6482422.1
D53	775743.8	6482919.8
D54	776508.7	6482765.4
D55	776834.8	6483265.8
D57	778113.2	6483830.8
D58	779577	6483903.3
D59	779760.6	6484455.9
E01	771416.8	6470033.7
E02	771655.4	6470550.2
E03	771973.8	6470942.5
E04	772291.3	6471337.4
E05	772772.9	6470418.8
E06	772784.3	6471841.1
E07	773012	6471044.5
E08	773091.3	6472424.5
E09	773365.9	6471446.7
E10	773955.6	6472378.8
E11	774330.4	6472872.9
E12	774332.1	6473497.5
E13	774702.8	6474188.1
E14	774745.4	6467672.7
E15	774811	6474695.1
E16	774919.3	6468177.0
E17	775216.5	6475017.6

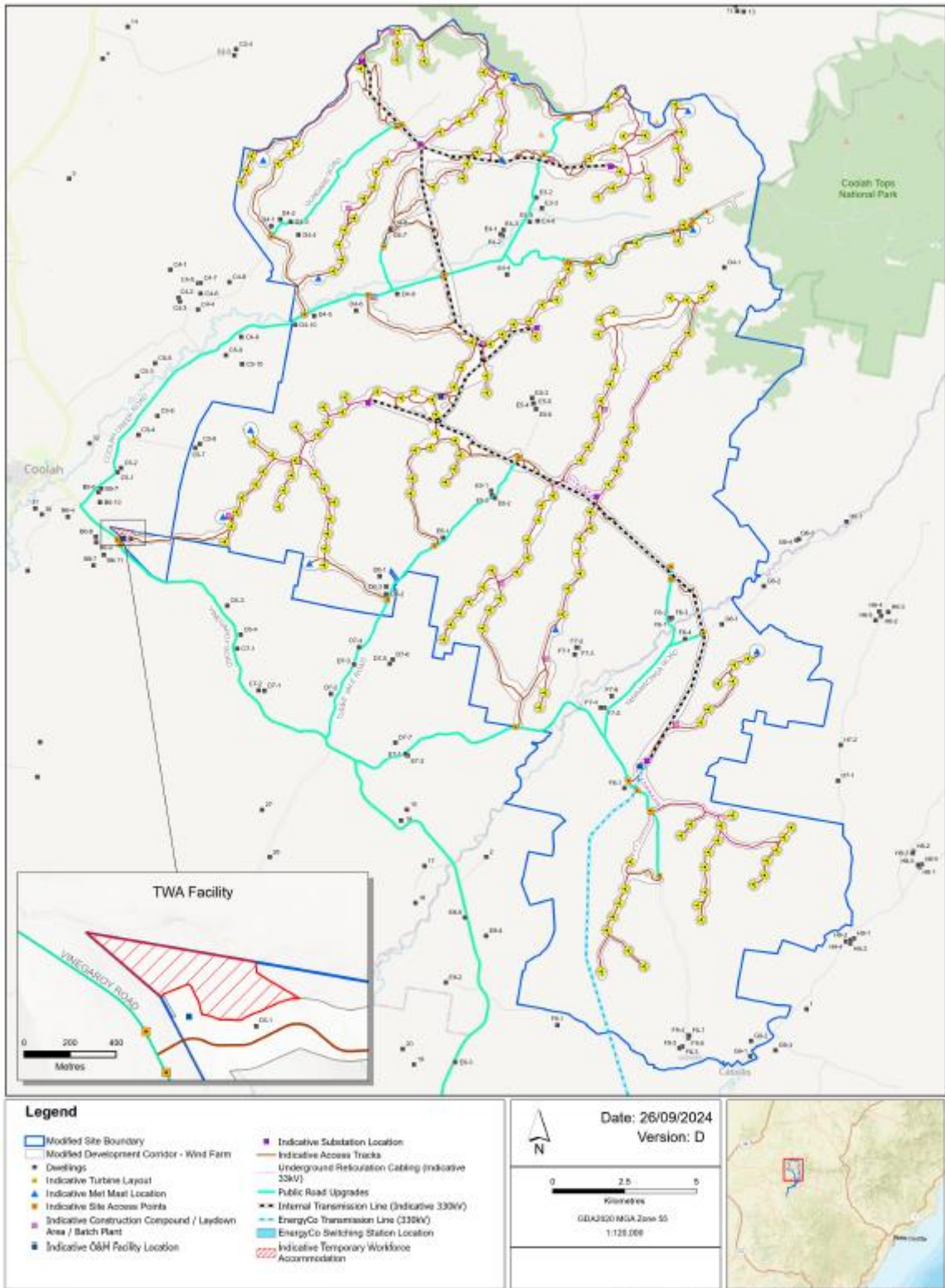
Turbine ID	Easting	Northing
E19	775734.1	6471796.6
E20	776074.4	6473020.4
E21	776145.2	6473541.0
E22	776153.3	6472322.4
E23	776175.8	6476263.4
E24	776439.7	6476720.5
E25	776508.8	6474451.5
E26	776528.5	6473904.0
E28	776767.3	6477770.9
E29	776786.6	6480639.2
E31	776882.7	6478314.4
E32	776872.9	6481153.2
E33	777149.3	6475420.5
E34	777201.8	6478904.8
E35	777324.4	6481410.4
E36	777382.1	6479440.6
E37	777428.8	6475882.5
E38	777662.4	6476369.6
E39	777771	6476892.5
E40	778007	6477394.5
E43	778767.7	6479174.2
E44	779184.5	6479529.8
E45	779295.6	6481898.7
E46	779488.5	6480006.7
E47	779933	6480695.3
E48	779873.9	6481838.1
E50	780393.6	6481909.0
E51	780733.6	6482300.4
F01	776890	6458474.7
F02	777082.1	6459907.4
F03	777300.5	6460379.0
F04	777517	6460853.0
F05	777720.6	6461337.8
F06	777833.6	6459190.4
F07	777907.6	6462294.2
F08	778377.8	6458657.9
F09	779661.6	6463197.4
F10	780000.6	6463590.4
F11	780236.3	6460778.2
F12	780354.6	6467150.4
F13	780373.4	6460278.6
F14	780499.6	6462103.4
F15	780509.9	6461228.7
F16	780618.6	6467599.4

Turbine ID	Easting	Northing
E18	775544.1	6470908.0
F20	780939.6	6463036.4
F21	780950.8	6468487.8
F22	781044	6463545.6
F24	781449.7	6463905.4
F25	781464	6468579.2
F26	781521	6469143.4
F28	781996.4	6469360.2

Turbine ID	Easting	Northing
F17	780622.6	6462625.4
F30	782186.8	6461499.2
F31	782572.6	6461823.2
F32	782652.8	6462321.3
F33	782987.9	6462703.6
F34	783238.1	6463141.3
F35	783496.8	6463475.8

Note: Coordinate system is GDA 2020 MGA 55

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**Liverpool Range Wind Farm**  
Project Layout - EnergyCo CWO REZ







**APPENDIX 3  
GENERAL TERMS OF APPLICANT'S VPA OFFER**

The VPA must include provisions for the payment, collection, management and distribution of the contributions between Upper Hunter Shire Council and Warrumbungle Shire Council under the agreement, with a focus on funding community enhancement and road maintenance projects in the area surrounding the project site.

<i><b>Councils</b></i>	<i><b>Payment Details</b></i>
Upper Hunter Shire Council and Warrumbungle Shire Council	<ul style="list-style-type: none"> <li>• Construction contribution: \$105 per MW per annum during construction, commencing with the commencement of public road upgrades</li> <li>• Operations contribution: \$1,050 per MW per annum during operations, transitioning from construction as the turbines are commissioned</li> <li>• Indexation: above amounts indexed at CPI from date of agreement</li> <li>• Funding provided by Liverpool Range Wind Farm will be split between Warrumbungle Shire Council and Upper Hunter Shire Council on the basis of the project MW installed in each Local Government Area</li> <li>• Funding provided during operations will be split into three tranches:               <ol style="list-style-type: none"> <li>1) community benefit funding not less than 65%</li> <li>2) road maintenance funding not greater than 30%, and</li> <li>3) allowance for Council administration of the funding not greater than 5%</li> </ol> </li> <li>• Term: actual life of project, which may be more or less than 30 years</li> </ul>

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**APPENDIX 4**  
**DELETED**

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## APPENDIX 5 HERITAGE ITEMS

*Table 5-1: Heritage items – avoid impacts*

<i>Landform Unit</i>	<i>Item</i>
LU16	LU16/H1
LU18	LU18/H1
TL LU1	TL LU1/H1
TL LU2	Ulan Creek Site 9 (AHIMS #36-3-0051)
TL LU2	TL LU2/L5
TL LU2	TL LU2/L11
TL LU2	TL LU2/L12
TL LU2	TL LU2/H1
-	Collieblue (AHIMS #28-6-0022)
-	Ulan Goanna Tree (AHIMS #36-3-0203)
-	LRWF ST1 (AHIMS #28-6-0083)
-	LRWF ST3 (AHIMS #36-3-4173)
-	LRWF IA1 (AHIMS #28-6-0084)
-	LRWF CS1 (AHIMS #28-6-0082)



**Table 5-2: Heritage items – Management and mitigation measures for sites within construction area**

<b>AHIMS ID / Site name / Area</b>	<b>Landform Unit (NSW Archaeology - 2014)</b>	<b>Mitigation and management measures</b>
TL LU2/L4	TL LU2	<p><b>Minimise Impact</b>                      If micro-siting / final design demonstrates that impacts to site(s) can be <u>completely</u> avoided, establish appropriate fencing/site demarcation of the site/area that is <u>not</u> being impacted prior to the commencement of ground disturbance activities in the vicinity and ensure ongoing protection during construction and operation.</p> <p>If micro-siting / final design demonstrates that impacts to site(s) can be <u>partially</u> avoided, establish appropriate fencing/site demarcation of the portion of the site/area that is <u>not</u> being impacted and undertake surface collection of the portion of the site/area that <u>is</u> being impacted, prior to the commencement of ground disturbance activities in their vicinity.</p>
TL LU2/L6	TL LU2	
TL LU2/L7	TL LU2	
TL LU2/L8	TL LU2	
TL LU2/L9	TL LU2	
TL LU2/L10	TL LU2	
CE-33-IF (AHIMS #36-3-0709)	TL LU2	
S1MC311 (AHIMS #36-3-1138)	TL LU2	
S1MC312 (AHIMS #36-6-1139)	TL LU2	
LU6/L1	LU6	
LU10/L1	LU10	
LU18b/L1	LU18b	
LU30/L1	LU30	
TL LU1/L1	TL LU1	
Quindalup (AHIMS #28-6-0020)	-	<p><b>Minimise Impact</b>                      If micro-siting / final design demonstrates that impacts to site can be completely avoided, establish appropriate fencing/site demarcation of the site/area that is not being impacted prior to the commencement of ground disturbance activities in the vicinity and ensure ongoing protection during construction and operation.</p> <p>If micro-siting / final design demonstrates that impacts to site can be partially avoided, establish appropriate fencing/site demarcation of the portion of the site/area that is not being impacted. The Applicant will endeavour to avoid impacts to this site (including a buffer inclusive of the dripline for #28-6-0020) or minimise impacts in consultation with Heritage NSW.</p>

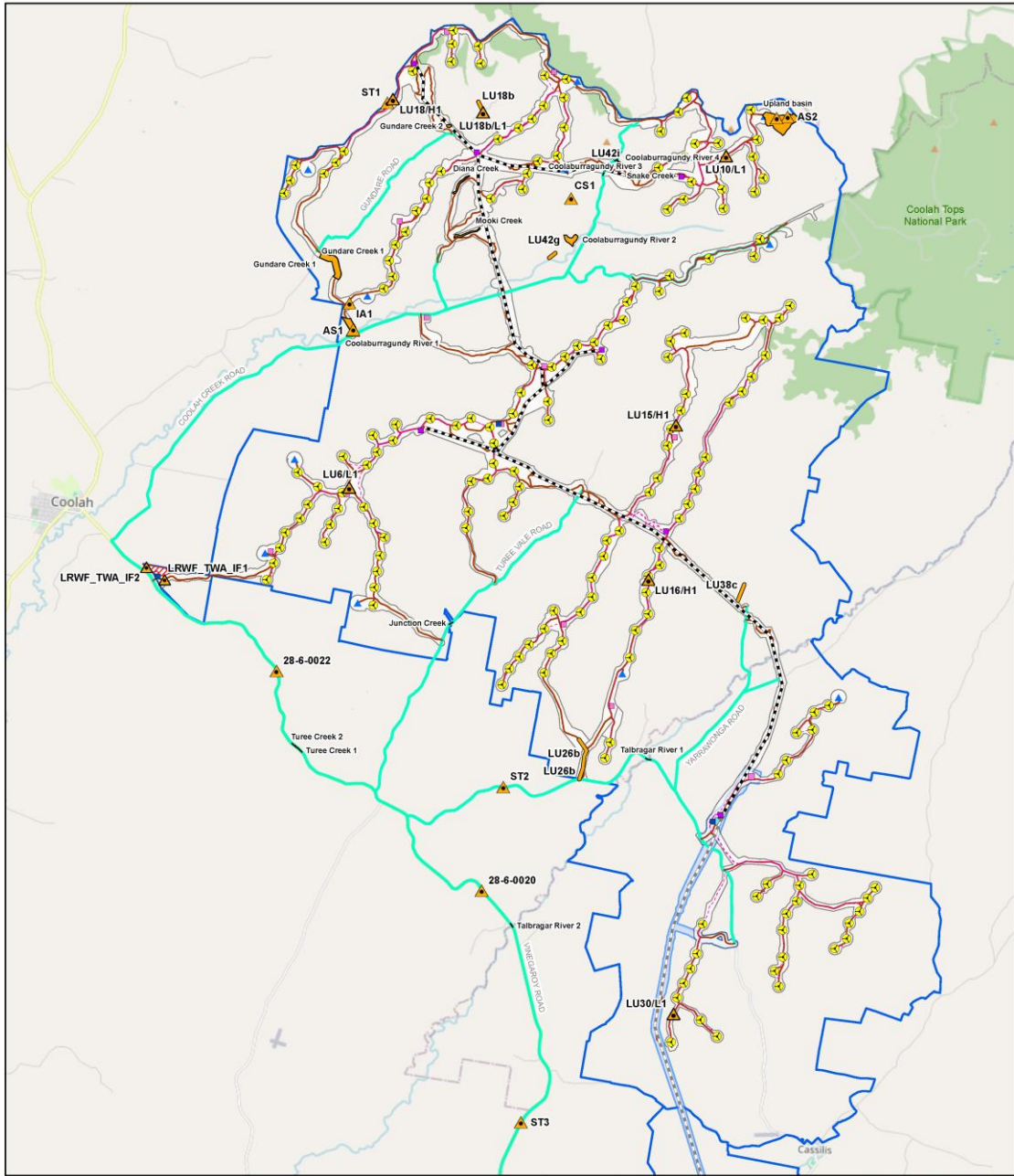
<i>AHIMS ID / Site name / Area</i>	<i>Landform Unit (NSW Archaeology - 2014)</i>	<i>Mitigation and management measures</i>
LRWF ST2 (AHIMS #28-6-0080)	-	<p><u>Minimise Impact</u> If micro-siting / final design demonstrates that impacts to site can be completely avoided, establish appropriate fencing/site demarcation of the site/area that is not being impacted prior to the commencement of ground disturbance activities in the vicinity and ensure ongoing protection during construction and operation.</p> <p>If micro-siting / final design demonstrates that impacts to site can be partially avoided, establish appropriate fencing/site demarcation of the portion of the site/area that is not being impacted. The Applicant will endeavour to avoid impacts to this site (including a buffer inclusive of the dripline for #28-6-0020) or minimise impacts in consultation with Heritage NSW.</p>
CE-32-IF (AHIMS #36-3-0708)	-	<p><u>Minimise Impact</u> If micro-siting / final design demonstrates that impacts to the site can be avoided, establish appropriate fencing/site demarcation of the site/area that is not being impacted prior to the commencement of ground disturbance activities in the vicinity and ensure ongoing protection during construction and operation.</p> <p>If micro-siting / final design demonstrates that impacts to the site cannot be avoided, surface collection of the site will be required prior to the commencement of ground disturbance activities in the vicinity of the site.</p>
S1MC310 (AHIMS #36-3-1137)	-	<p><u>Minimise Impact</u> If micro-siting / final design demonstrates that impacts to site(s) can be completely avoided, establish appropriate fencing/site demarcation of the site/area that is not being impacted prior to the commencement of ground disturbance activities in the vicinity and ensure ongoing protection during construction and operation.</p> <p>If micro-siting / final design demonstrates that impacts to site(s) can be partially avoided, establish appropriate fencing/site demarcation of the portion of the site/area that is not being impacted and undertake surface collection of the portion of the site/area that is being impacted, prior to the commencement of ground disturbance activities in their vicinity.</p>
Coolaburragundy 1 (AHIMS #28-6-0078)	-	<p><u>Minimise Impact</u> If micro-siting / final design demonstrates that impacts to site(s) can be completely avoided, establish appropriate fencing/site demarcation of the site/area that is not being impacted prior to the commencement of ground disturbance activities in their vicinity and ensure ongoing protection during construction and operation.</p> <p>If micro-siting / final design demonstrates that impacts to site(s) cannot be avoided, establish appropriate fencing/site demarcation of the portion of the site/area that is not being impacted (if relevant). For the impacted portion of the site(s) undertake the following prior to the commencement of ground disturbance activities in their vicinity:</p> <ul style="list-style-type: none"> <li>• Surface collection of any identified surface artefacts;</li> </ul>
LRWF AS1 (AHIMS #28-6-0079)	-	
Gundare Creek 1 (AHIMS #28-6-0077)	-	
Gundare Creek 2 (AHIMS #28-6-0074)	-	
Coolaburragundy River 2 (AHIMS #28-6-0073)	-	
Coolaburragundy River 3 (AHIMS #28-6-0072)*	-	


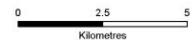

<i>AHIMS ID / Site name / Area</i>	<i>Landform Unit (NSW Archaeology - 2014)</i>	<i>Mitigation and management measures</i>
Coolaburragundy River 4 (AHIMS #28-6-0071)*	-	<ul style="list-style-type: none"> <li>• Community collection post-clearance and in association with earthworks; and/or</li> <li>• Salvage excavation</li> </ul>
Talbragar River 1 (AHIMS #36-2-0077)*	-	
Talbragar River 2 (AHIMS #36-2-0078)*	-	
Turee Creek 1 (AHIMS #28-6-0068)*	-	
Turee Creek 2 (AHIMS #28-6-0067)*	-	
Junction Creek (AHIMS #28-6-0066)	-	
Snake Creek (AHIMS #28-6-0070)	-	
Mooki Creek (AHIMS #28-6-0076)	-	
Diana Creek (AHIMS #28-6-0075)	-	
Upland Basin (AHIMS #28-6-0069)	-	
LRWF AS2 (AHIMS #28-6-0081)	-	
Curryall Creek (AHIMS #36-3-4174)	-	
LRWF AS3 (AHIMS #36-3-4172)	-	
LU18b	LU18	
LU42g	LU42	
LU42i	LU42	
LU26b	LU26	
LU38c	LU38	
LRWF_TWA_IF1 (AHIMS #28-6-0064)	-	<u>Minimise Impact</u>
LRWF_TWA_IF2 (AHIMS #28-6-0065)	-	

<i>AHIMS ID / Site name / Area</i>	<i>Landform Unit (NSW Archaeology - 2014)</i>	<i>Mitigation and management measures</i>
		<p>If micro-siting / final design demonstrates that impacts to the site can be avoided, establish appropriate fencing/site demarcation of the site/area that is not being impacted prior to the commencement of ground disturbance activities in the vicinity and ensure ongoing protection during construction and operation.</p> <p>If micro-siting / final design demonstrates that impacts to the site cannot be avoided, surface collection of the site will be required prior to the commencement of ground disturbance activities in the vicinity of the site.</p>

*Note: \* Provisions for salvage excavation and/or community collection post-clearance and in association with earthworks will only occur where the impacts occur outside the footprint of formed roads within these areas.*

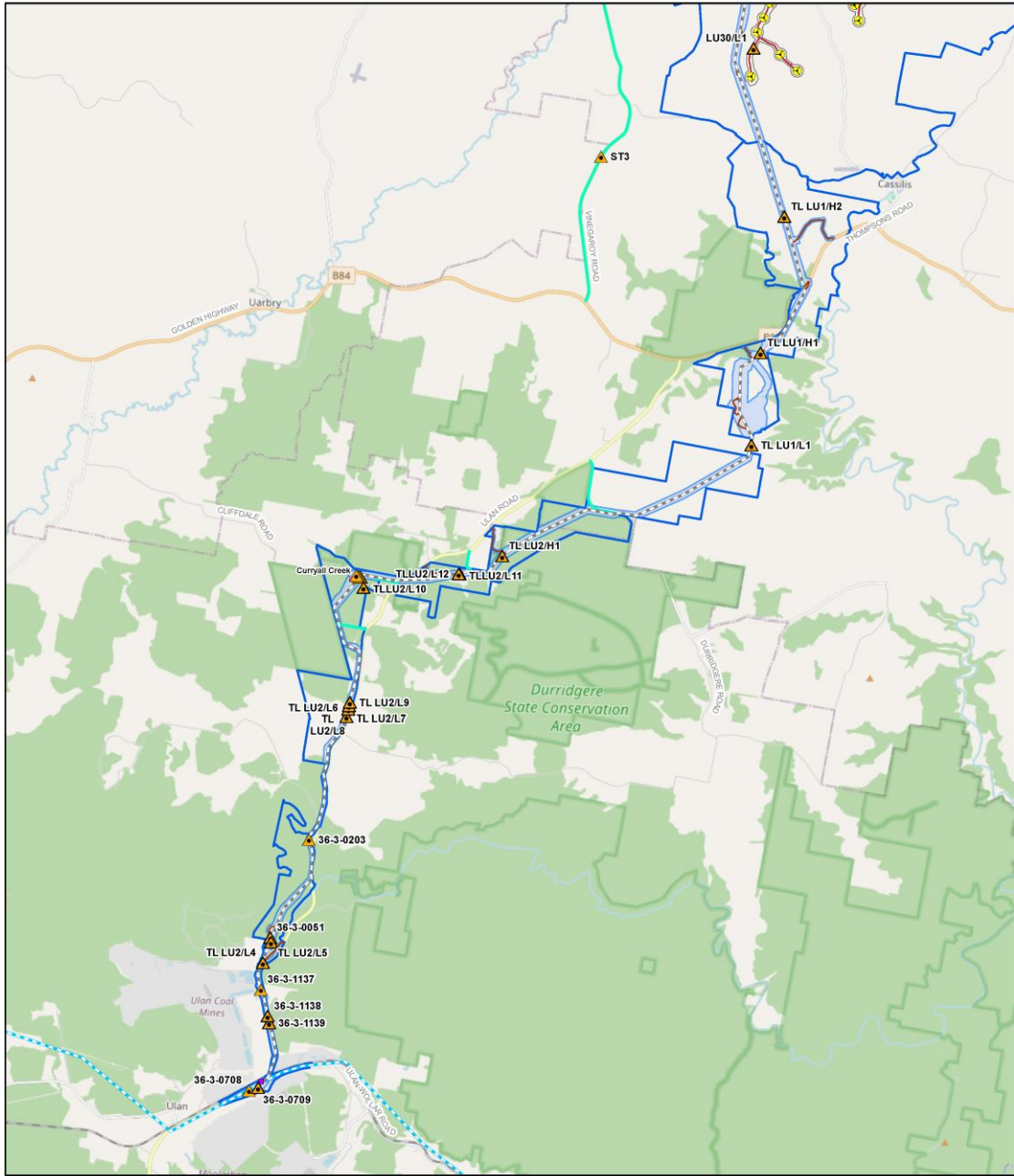
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<p><b>Legend</b></p> <ul style="list-style-type: none"> <li><span style="border: 1px solid blue; display: inline-block; width: 15px; height: 10px; margin-right: 5px;"></span> Modified Site Boundary</li> <li><span style="border: 1px dashed blue; display: inline-block; width: 15px; height: 10px; margin-right: 5px;"></span> Modified Development Corridor - Wind Farm</li> <li><span style="border: 1px solid blue; display: inline-block; width: 15px; height: 10px; margin-right: 5px;"></span> Modified Development Corridor - External</li> <li><span style="border-bottom: 1px solid blue; display: inline-block; width: 15px; margin-right: 5px;"></span> Transmission Line</li> <li><span style="color: yellow; font-size: 10px; margin-right: 5px;">●</span> Indicative Turbine Layout</li> <li><span style="color: blue; font-size: 10px; margin-right: 5px;">▲</span> Indicative Met Mast Location</li> <li><span style="border: 1px solid pink; display: inline-block; width: 15px; height: 10px; margin-right: 5px;"></span> Indicative Construction Compound / Laydown Area / Batch Plant</li> <li><span style="border: 1px solid purple; display: inline-block; width: 15px; height: 10px; margin-right: 5px;"></span> Indicative O&amp;M Facility Location</li> <li><span style="border: 1px solid purple; display: inline-block; width: 15px; height: 10px; margin-right: 5px;"></span> Indicative Substation Location</li> <li><span style="border-bottom: 1px solid brown; display: inline-block; width: 15px; margin-right: 5px;"></span> Indicative Access Tracks</li> <li><span style="border-bottom: 1px dashed brown; display: inline-block; width: 15px; margin-right: 5px;"></span> Underground Reticalation Cabling (Indicative 33kV)</li> <li><span style="border-bottom: 1px solid black; display: inline-block; width: 15px; margin-right: 5px;"></span> Internal Transmission Line (Indicative 330kV)</li> <li><span style="border-bottom: 1px dashed black; display: inline-block; width: 15px; margin-right: 5px;"></span> External Transmission Line (Indicative 330kV)</li> <li><span style="border-bottom: 1px solid cyan; display: inline-block; width: 15px; margin-right: 5px;"></span> Public Road Upgrades</li> </ul>	<p><b>Heritage Items</b></p> <ul style="list-style-type: none"> <li><span style="color: yellow; font-size: 15px; margin-right: 5px;">▲</span> Heritage Item Location</li> <li><span style="border: 1px solid yellow; display: inline-block; width: 15px; height: 10px; margin-right: 5px;"></span> Heritage Item Area</li> </ul>	<p style="text-align: right;">Date: 12/07/2024 Version: C</p> <div style="text-align: center;">             0 2.5 5        Kilometres        GDA2020 MGA Zone 55        1:120,000     </div>	
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**Liverpool Range Wind Farm**  
Heritage Items (Page 1 of 2)





<p><b>Legend</b></p> <ul style="list-style-type: none"> <li><span style="border: 1px solid blue; display: inline-block; width: 15px; height: 10px; margin-right: 5px;"></span> Modified Site Boundary</li> <li><span style="border: 1px dashed blue; display: inline-block; width: 15px; height: 10px; margin-right: 5px;"></span> Modified Development Corridor - Wind Farm</li> <li><span style="border: 1px solid blue; display: inline-block; width: 15px; height: 10px; margin-right: 5px;"></span> Modified Development Corridor - External</li> <li><span style="border-bottom: 1px solid blue; display: inline-block; width: 15px; margin-right: 5px;"></span> Transmission Line</li> <li><span style="color: yellow; font-weight: bold;">●</span> Indicative Turbine Layout</li> <li><span style="border: 1px solid yellow; display: inline-block; width: 15px; height: 10px; margin-right: 5px;"></span> Indicative Construction Compound / Laydown Area / Batch Plant</li> <li><span style="color: blue; font-weight: bold;">■</span> Indicative O&amp;M Facility Location</li> <li><span style="color: purple; font-weight: bold;">■</span> Indicative Substation Location</li> <li><span style="border-bottom: 1px solid orange; display: inline-block; width: 15px; margin-right: 5px;"></span> Indicative Access Tracks</li> <li><span style="border-bottom: 1px dashed orange; display: inline-block; width: 15px; margin-right: 5px;"></span> Underground Reticulation Cabling (Indicative 33kV)</li> <li><span style="border-bottom: 1px dashed orange; display: inline-block; width: 15px; margin-right: 5px;"></span> External Transmission Line (Indicative 330kV)</li> </ul>	<p><b>Heritage Items</b></p> <ul style="list-style-type: none"> <li><span style="color: yellow; font-weight: bold;">▲</span> Heritage Item Location</li> <li><span style="border: 1px solid yellow; display: inline-block; width: 15px; height: 10px; margin-right: 5px;"></span> Heritage Item Area</li> </ul>	<p style="text-align: right;">Date: 12/07/2024 Version: C</p> <div style="text-align: center;">  <p>0 2.5 5 Kilometres</p> <p>GDA2020 MGA Zone 55 1:120,000</p> </div>	
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## Liverpool Range Wind Farm

### Heritage Items (Page 2 of 2)





**APPENDIX 6  
SCHEDULE OF ROAD UPGRADES**

**Table 6-1: Haulage route and road upgrades**

<b>Road/Intersection</b>	<b>Upgrade</b>	<b>Timing</b>
Mayfield #4 Berth onto Selwyn Street	Upgrade as necessary within road reserve to allow access for OSOM	Prior to use by OSOM vehicles
Selwyn Street onto Industrial Drive via George Street	Upgrade as necessary within road reserve to allow access for OSOM	Prior to use by OSOM vehicles
New England Highway onto the Golden Highway	Upgrade as necessary within road reserve to allow access for OSOM	Prior to use by OSOM vehicles
Golden Highway / Putty Road intersection	Upgrade as necessary within road reserve to allow access for OSOM	Prior to use by OSOM vehicles
Golden Highway through Jerrys Plains village	Upgrade as necessary within road reserve to allow access for OSOM	Prior to use by OSOM vehicles
Golden Highway intersection with Denman Road	Upgrade as necessary within road reserve to allow access for OSOM	Prior to use by OSOM vehicles
Denman Road intersection with Bengalla Road	Upgrade as necessary within road reserve to allow access for OSOM	Prior to use by OSOM vehicles
Golden Highway intersection with Vinegaroy Road	Upgrade as necessary within road reserve to allow access for OSOM and heavy vehicles	Commencement of use of the intersection for OSOM and heavy vehicles for the accommodation camp or construction with commencement of the upgrade.

**Table 6-2: Haulage route and road upgrade to be implemented by the Applicant – Wind Farm**

<b>Road/Intersection</b>	<b>Start – End</b>	<b>Length (km)</b>	<b>Upgrade</b>	<b>Timing</b>
<b>Road Authority: Warrumbungle Shire Council</b>				
Vinegaroy Road	Upper Hunter Shire Council Boundary to Coolah Creek Rd turnoff  11.8km to 31.8km	20	Widen and strengthen pavement as necessary to proposed sealed standard.	Prior to commencing the use of Vinegaroy Road for any over-dimensional or heavy vehicle traffic associated with the construction of the development.
Pandora Road	Coolah Creek Transition to Site Access Point 43 & 103  0km to 5.8km	5.8	Widen and strengthen pavement to proposed sealed and unsealed standard as necessary.	Prior to commencing the use of Pandora Road for any over-dimensional or heavy vehicle traffic associated with the construction of the development.
State Forest Road	Coolah Creek Rd to Site Access Point 110  0km to 8.5km	8.5	Upgrade and widen as necessary to sealed and unsealed standard as necessary.	Prior to commencing the use of State Forest Road for any over-dimensional or heavy vehicle traffic associated with the construction of the development.
Coolah Creek Road	Vinegaroy Rd to Pandora Rd	18.4	Upgrade and widen as necessary to proposed sealed standard.	Prior to commencing the use of Coolah Creek Road for an over-dimensional or heavy vehicle traffic associated with

Road/Intersection	Start – End	Length (km)	Upgrade	Timing
	0km to 18.4km			the construction of the development.
Oakdale Road	Coolah Creek Rd to Site Access Point 17  0km to 1.7km	1.7	Upgrade and widen as necessary to proposed sealed or unsealed standard.	Prior to commencing the use of Oakdale Road for any over-dimensional or heavy vehicle traffic associated with the construction of the development.
Turee Vale Road	Vinegaroy Road turnoff to Site Access Point 37  0km to 5.5km	5.5	Widen and strengthen as necessary to proposed sealed standard. Upgrade creek crossings and causeways as necessary.	Prior to commencing the use of Turee Vale Road for any over-dimensional or heavy vehicle traffic associated with the construction of the development.
	Site Access Point 37 to Site Access Point 51 & 132  5.5km to 12.4km	6.9	Upgrade as required to proposed unsealed standard. Upgrade creek crossings and causeways as necessary.	
Rotherwood Road	Vinegaroy Road to Upper Hunter Shire Council Boundary  0km to 9km	9	Widen and strengthen pavement as necessary to proposed sealed or unsealed standard.	Prior to commencing the use of Rotherwood Road for any over-dimensional or heavy vehicle traffic associated with the construction of the development.
Bounty Creek Road	Bounty Creek Road (Upper Hunter Shire Council Boundary) to Site Access Point 53 & 54  0.7km to 3.0km	2.3	Upgrade to proposed unsealed standard.	Prior to commencing the use of Bounty Creek Road for any over-dimensional or heavy vehicle traffic associated with the construction of the development.
Gundare Road	Modified site boundary (Site Access Point 102 to Site Access Point 100/101)  0km to 6.5km	6.5	Upgrade to proposed unsealed standard.	Prior to commencing the use of Gundare Road for heavy vehicle traffic associated with the construction of the development.
<b>Road Authority: Upper Hunter Shire Council</b>				
Bounty Creek Road	Yarrowonga Road to Bounty Creek Road (Warrumbungle Shire Council Boundary) 0km to 0.7km	0.7	Upgrade as required to proposed unsealed standard.	Prior to commencing the use of Bounty Creek Road for heavy vehicle traffic associated with the construction of the development.
Vinegaroy Road	Golden Highway to WSC Boundary  0km to 11.8km	11.8	Widen and strengthen pavement as necessary to proposed sealed standard. Upgrade culvert as necessary.	Prior to commencing the use of Vinegaroy Road for any over-dimensional or heavy vehicle traffic associated with the construction of the development.



Road/Intersection	Start – End	Length (km)	Upgrade	Timing
Yarrowonga Road	Rotherwood Rd to Site Access Point 84  0km to 5.3km	5.3	Upgrade as necessary to proposed sealed and unsealed standard.	Prior to commencing the use of Yarrowonga Road for heavy vehicle traffic associated with the construction of the development.
Rotherwood Road	WSC Boundary to Site Access Point 134  9km to 16km	7	Upgrade and widen as necessary to proposed sealed and unsealed standard. Upgrade causeway as necessary.	Prior to commencing the use of Rotherwood Road for any over-dimensional or heavy vehicle traffic associated with the construction of the development.
<b>Intersections</b>				
Rotherwood Road / Yarrowonga Road	-	-	Upgrade as necessary within road reserve to allow access for over-dimensional vehicles.	Prior to commencing the use of the Rotherwood Road / Yarrowonga Road intersection for any over-dimensional or heavy vehicle traffic associated with the construction of the development.
Coolah Creek Road / State Forest Road	-	-	Upgrade as necessary within road reserve to allow access for heavy vehicles.	Prior to commencing the use of the Coolah Creek Road / State Forest Road intersection for heavy vehicle traffic associated with the construction of the development.
Vinegaroy Road / Coolah Creek Road	-	-	Upgrade as necessary within road reserve to allow access for over-dimensional vehicles and to accommodate peak hour traffic movements.	Prior to commencing the use of the Vinegaroy Road / Coolah Creek Road intersection for any over-dimensional or heavy vehicle traffic associated with the construction of the development.
Vinegaroy Road / Turee Vale Road	-	-	Upgrade as necessary within road reserve to allow access for over-dimensional vehicles and to accommodate peak hour traffic movements.	Prior to commencing the use of the Vinegaroy Road / Turee Vale Road intersection for any over-dimensional or heavy vehicle traffic associated with the construction of the development.
Vinegaroy Road / Rotherwood Road	-	-	Upgrade as necessary within road reserve to allow access for over-dimensional vehicles and to accommodate peak hour traffic movements.	Prior to commencing the use of the Vinegaroy Road / Rotherwood Road intersection for any over-dimensional or heavy vehicle traffic associated with the construction of the development.
Yarrowonga Road / Bounty Creek Road	-	-	Upgrade as necessary within road reserve to allow access for heavy vehicles.	Prior to commencing the use of Yarrowonga Road / Bounty Creek Road intersection for heavy vehicle traffic associated with the construction of the development.

Road/Intersection	Start – End	Length (km)	Upgrade	Timing
Site Access Point 113 and 114 intersections with Vinegaroy Road	-	-	Upgrade as necessary.	Commence prior to commencing construction of the workforce accommodation camp
Minor Access Points intersections (any Access Point associated with minor access tracks off the public road network)	-	-	Upgrade as necessary.	Prior to construction of the relevant minor access track off the public road network

**Table 6-3: Haulage route and road upgrade to be implemented by the Applicant – external transmission line**

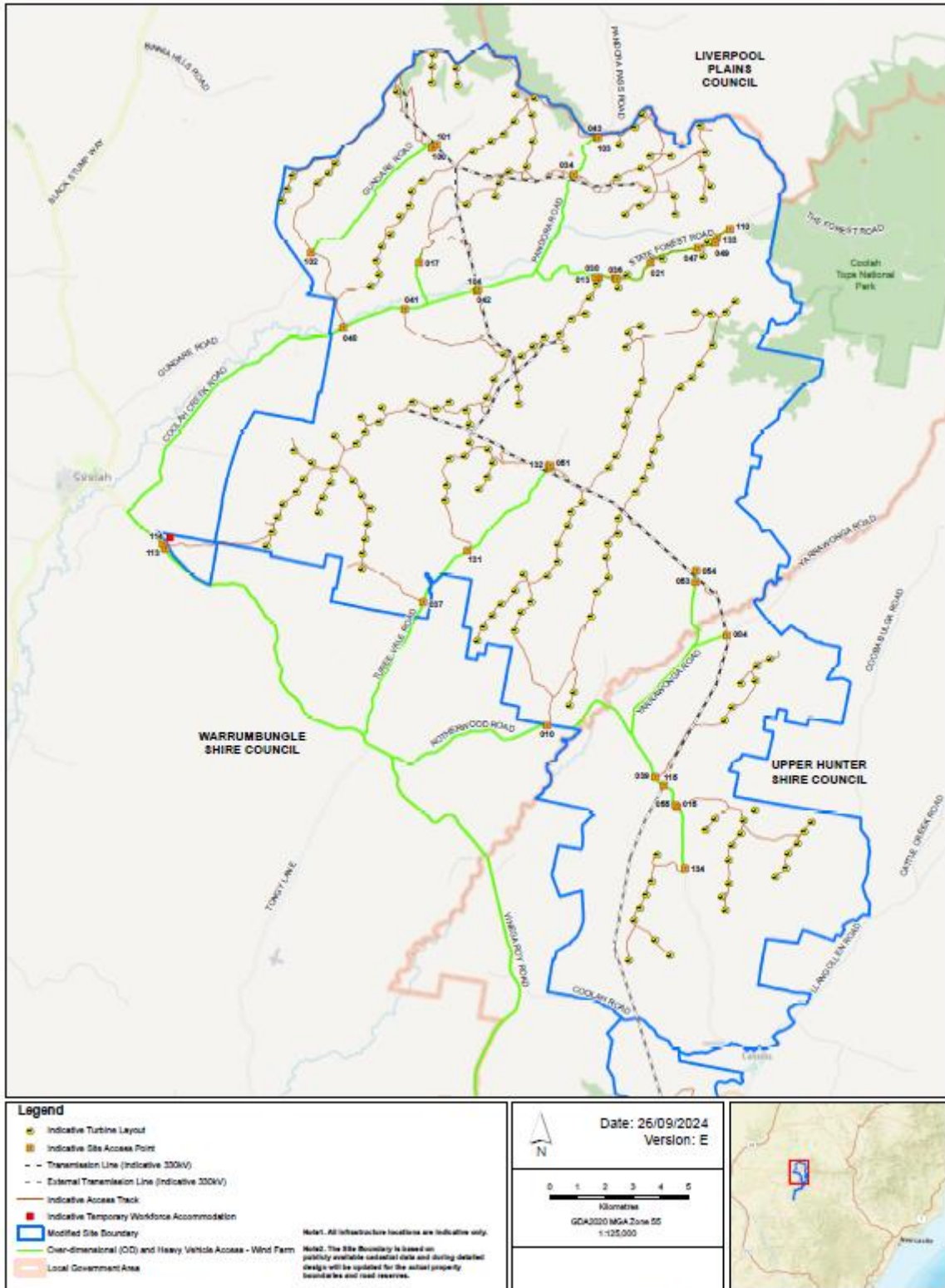
Road/Intersection	Start – End	Length (km)	Upgrade	Timing
<b>Road Authority: Mid-Western Regional Council</b>				
Cliffdale Road	Ulan Road to access point 33	0.8	Upgrade as necessary to proposed unsealed standard.	Prior to commencing the use of Cliffdale Road for any over-dimensional or heavy vehicle traffic associated with the construction of the development.
Unnamed Crown Road	Ulan Road to access point 32	1.0	Upgrade as necessary to proposed unsealed standard.	Prior to commencing the use of the Unnamed Crown Road for any over-dimensional or heavy vehicle traffic associated with the construction of the development.
Phelps Lane	Ulan Rd to Site Access Point 30	1.0	Upgrade as necessary to proposed standard.	Prior to commencing the use of the Lane for any over-dimensional or heavy vehicle traffic associated with the construction of the development.
<b>Road Authority: Upper Hunter Shire Council</b>				
Summerhill Road	Ulan Road to Site Access Point 28	2.4	Upgrade as necessary to proposed sealed standard.	Prior to commencing the use of Summerhill Road for any over-dimensional or heavy vehicle traffic associated with the construction of the development.
<b>Regional Road managed by Upper Hunter Shire Council</b>				
Ulan Road	Golden Highway to UHSC boundary	8.3	Widen and strengthen pavement as necessary to proposed sealed standard.	Prior to commencing the use of Ulan Road for any over-dimensional or heavy vehicle traffic associated with the construction of the development.
<b>Regional Road managed by Mid-Western Regional Council</b>				

Road/Intersection	Start – End	Length (km)	Upgrade	Timing
Ulan Road	UHSC boundary to access point 31	21.2	Widen and strengthen pavement as necessary to proposed sealed standard.	Prior to commencing the use of Ulan Road for any over-dimensional or heavy vehicle traffic associated with the construction of the development.
<b>Intersections</b>				
Golden Highway / Ulan Road	-	-	Upgrade as necessary within road reserve to allow access for OSOM and heavy vehicles.	Prior to commencing the use of Ulan Road for any heavy vehicle traffic associated with construction of the development
Minor Access Points intersections (any Access Point associated with minor access tracks off the public road network)	-	-	Upgrade as necessary.	Prior to construction of the relevant minor access track off the public road network

**Notes:**

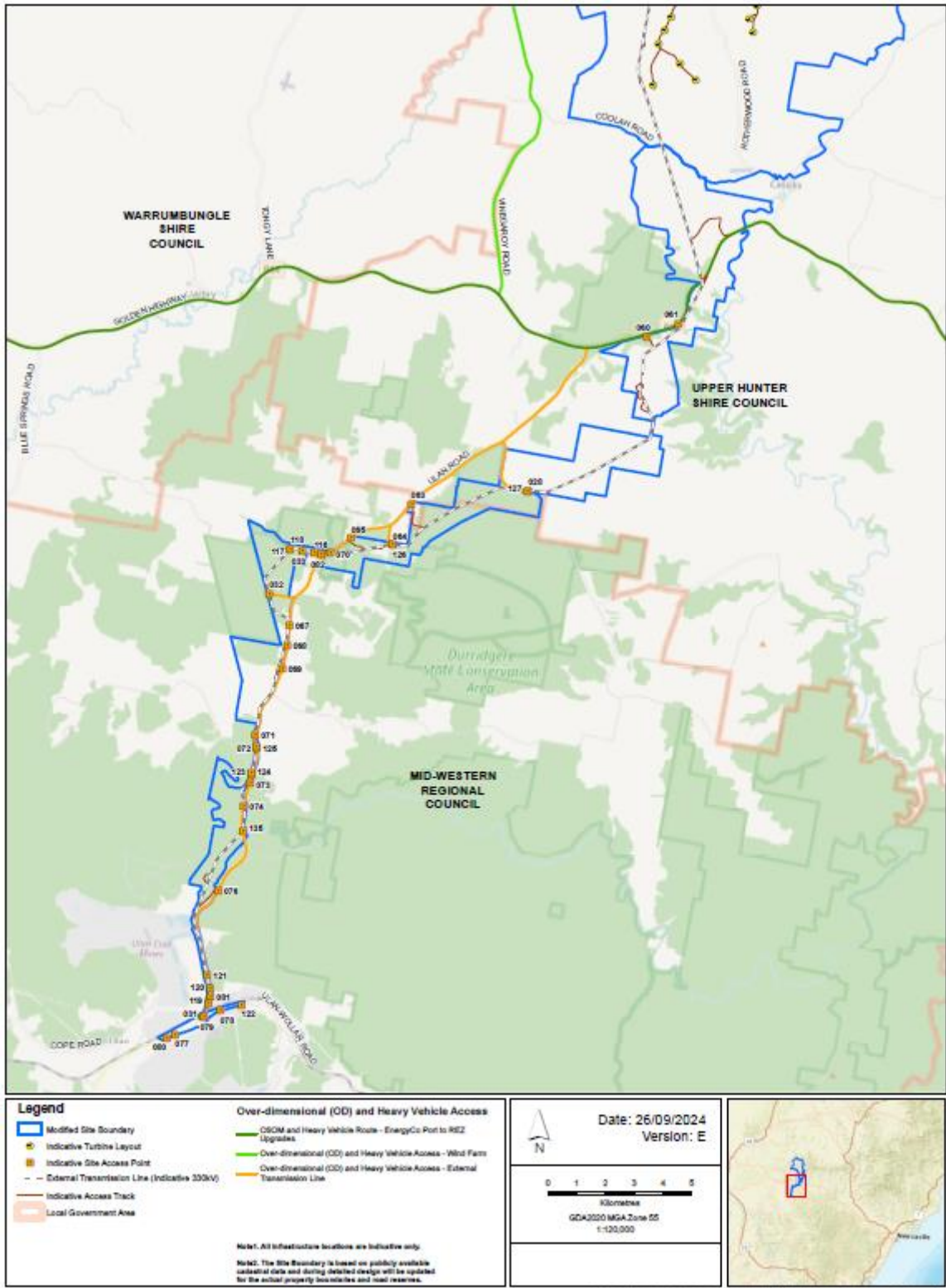
- To identify the approximate location of the site access points, see the figure in Appendix 7.
- To avoid any doubt, unless otherwise agreed with the relevant roads authority or following dispute resolution, Council's road standards require:
  - where upgrading from an unsealed local road to a sealed road –in accordance with Austroads Standards or Council's requirements;
  - where upgrading an unsealed local road to remain unsealed – in accordance with the Australian Road Research Board Unsealed Roads Best Practice Guides or Councils requirements; and
  - where upgrading a regional road –in accordance with Austroads Standards or Council's requirements.

## APPENDIX 7 OVER-DIMENSIONAL AND HEAVY VEHICLE ACCESS ROUTE RESTRICTIONS



**Liverpool Range Wind Farm**  
Over-dimensional (OD) and Heavy Vehicle Access - Wind Farm



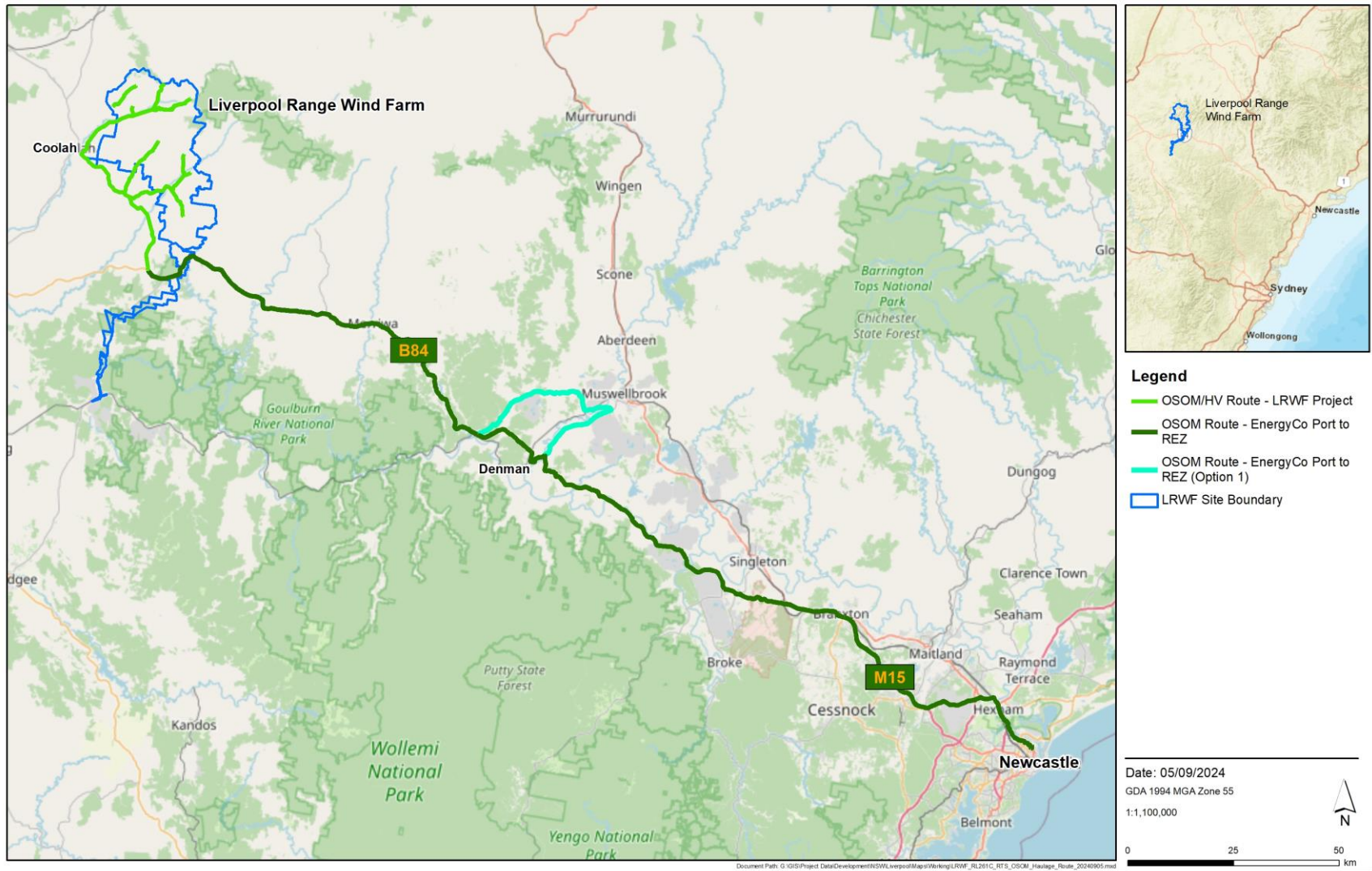


## Liverpool Range Wind Farm

### Over-dimensional (OD) and Heavy Vehicle Access - External Transmission Line







**Liverpool Range Wind Farm**

Indicative Over-size/over-mass (OSOM) Haulage Route - Port of Newcastle to Project Site



**APPENDIX 8  
BIODIVERSITY**

**Table 8-1: Clearing limits for native vegetation and associated credit liabilities**

Plant Community Type	Condition	BC Act	EPBC Act	Impact (hectares)		Ecosystem Credit Liability	
				Wind Farm and Road Upgrades	External Transmission Line	Wind Farm and Road Upgrades	External Transmission Line
PCT 84 – River Oak - Rough-barked Apple - red gum - box riparian tall woodland (wetland) of the Brigalow Belt South Bioregion and Nandewar Bioregion	Moderate/Good	-	-	9.5	0.0	146	0
PCT 281 – Rough-Barked Apple - red gum - Yellow Box woodland on alluvial clay to loam soils on valley flats in the northern NSW South Western Slopes Bioregion and Brigalow Belt South Bioregion	Moderate/Good	CEEC	CEEC	1.4	12.0	35	392
PCT 479 – Narrow-leaved Ironbark- Black Cypress Pine - stringybark +/- Grey Gum +/- Narrow-leaved Wattle shrubby open forest on sandstone hills in the southern Brigalow Belt South Bioregion and Sydney Basin Bioregion	Moderate/Good	-	-	0.7	19.1	15	382
PCT 481 – Rough-barked Apple - Blakely's Red Gum - Narrow-leaved Stringybark +/- Grey Gum sandstone riparian grass fern open forest on in the southern Brigalow Belt South Bioregion and Upper Hunter region	Moderate/Good	-	-	0.0	12.7	0	256
PCT 483 – Grey Box x White Box grassy open woodland on basalt hills in the Merriwa region, upper Hunter Valley	Moderate/Good	CEEC	CEEC	10.5	5.7	375	195
	Low	CEEC	-	215.5	51.4	6047	1596
	Low Condition DNG <sup>1</sup>	-	-	392.5	2.8	5997	43
	DNG <sup>1</sup>	CEEC	-	101.3	26.6	1789	462
PCT 488 – Silvertop Stringybark - Yellow Box +/- Nortons Box grassy woodland on basalt hills mainly on northern aspects of the Liverpool Range, Brigalow Belt South Bioregion	Moderate/Good	CEEC	CEEC	2.0	0.0	112	0
	Moderate/Good	-	-	57.5	0.0	1993	0
	Moderate/Good – Shrubby	-	-	0.5	0.0	11	0
	Low	CEEC	-	2.1	0.0	85	0
	Low	-	-	202.0	1.3	5058	29
	Exotic	-	-	373.4	0.0	58	0
PCT 490 – Silvertop Stringybark - Forest Ribbon Gum very tall moist open forest on	Moderate/Good	-	-	15.2	0.0	447	0

Plant Community Type	Condition	BC Act	EPBC Act	Impact (hectares)		Ecosystem Credit Liability	
				Wind Farm and Road Upgrades	External Transmission Line	Wind Farm and Road Upgrades	External Transmission Line
basalt plateau on the Liverpool Range, Brigalow Belt South Bioregion							
PCT 495 – Brittle Gum - Silvertop Stringybark grassy open forest of the Liverpool Range, Brigalow Belt South Bioregion	Moderate/Good	-	-	23.7	0.0	415	0
PCT 1661 – Narrow-leaved Ironbark - Black Pine - Sifton Bush heathy open forest on sandstone ranges of the upper Hunter and Sydney Basin	Moderate/Good	-	-	0.3	55	7	1166
	DNG	-	-	0.0	2.5	0	28
PCT 1675 – Scribbly Gum - Narrow-leaved Ironbark - Bossiaea rhombifolia heathy open forest on sandstone ranges of the Sydney Basin	Moderate/Good	-	-	0.5	31.5	9	578

Table notes: DNG=Derived Native Grassland; CEEC=Critically Endangered Ecological Community

FOR INFO



**Table 8-2: Clearing limits for threatened fauna and flora and associated credit liabilities**

Common Name (Scientific Name)	BC Act	EPBC Act	Impact (hectares)		Ecosystem Credit Liability	
			Wind Farm and Road Upgrades	External Transmission Line	Wind Farm and Road Upgrades	External Transmission Line
Ausfeld's wattle ( <i>Acacia ausfeldii</i> )	V	-	-	10.5	-	268
silky swainson-pea ( <i>Swainsona sericea</i> )	V	-	-	17.5	-	359
glossy black-cockatoo (breeding) ( <i>Calyptorhynchus lathamii</i> )	V	V	-	2.0	-	38
large-eared pied bat ( <i>Chalinolobus dwyeri</i> )	V	E	92.6	14.1	4,336	503
square-tailed Kite (Breeding) ( <i>Lophoictinia isura</i> )	V	-	-	1.5	-	26
squirrel glider ( <i>Petaurus norfolcensis</i> )	V	-	50.9	65.2	1,168	1,604
southern greater glider ( <i>Petauroides volans</i> )	E	E	19.3	-	692	-
eastern cave bat ( <i>Vespadelus troughtoni</i> )	V	-	94.3	14.1	4,392	503

Table notes: V=Vulnerable; E=Endangered

FOR INFO

**APPENDIX 9  
INCIDENT NOTIFICATION AND REPORTING REQUIREMENTS**

**INCIDENT NOTIFICATION REQUIREMENTS**

1. All incident notifications and reports must be submitted via the NSW planning portal (Major Projects).
2. The Applicant must provide notification as required under these requirements, even if the Applicant fails to give the notification required under condition 9 in Schedule 4 or, having given such notification, subsequently forms the view that an incident has not occurred.
3. Within 7 days (or as otherwise agreed by the Planning Secretary) of the Applicant making the immediate incident notification (in accordance with condition 9 in Schedule 4), the Applicant is required to submit a subsequent incident report that:
  - (a) identifies how the incident was detected;
  - (b) identifies when the Applicant became aware of the incident;
  - (c) identifies any actual or potential non-compliance with conditions of consent;
  - (d) identifies further action(s) that will be taken in relation to the incident; and
  - (e) a summary of the incident;
  - (f) outcomes of an incident investigation, including identification of the cause of the incident;
  - (g) details of the corrective and preventative actions that have been, or will be, implemented to address the incident and prevent recurrence, including the period for implementing any corrective and/or preventative actions; and
  - (h) details of any communication with other stakeholders regarding the incident.
4. The Applicant must submit any further reports as directed by the Planning Secretary.