



Modification Application

JEMALONG HYBRID SOLAR PARK: 50MW SOLAR PV PLANT

JUNE 2018



1 INTRODUCTION

1.1 BACKGROUND

Development Consent for the Jemalong Solar PV Plant was issued by the NSW Department of Planning and Environment (DPE) on the 18 May 2018. The approval allows for the construction, operation and decommissioning of a photovoltaic (PV) solar plant that would produce up to 50 Megawatts (MW AC) of electricity, and associated infrastructure. The Jemalong Solar PV Plant is approved to be constructed approximately 30 km west of Forbes, NSW, within the Forbes Local Government Area (LGA).

The current development footprint of the PV Plant, substation and switching yard, as proposed in the Jemalong Solar PV Plant Environmental Impact Statement (EIS) prepared by NGH Environmental (November 2017), is situated within Lot 13 DP753118, Jemalong. Vast Solar Pty Ltd (Vast Solar) are seeking a modification to reflect the reduction in total land area of the PV Plant's development footprint.

1.2 AIM AND SCOPE OF THIS MODIFICATION

This Modification Report:

- Describes the proposed modification;
- Identifies and assesses any changes to the nature and level of impacts that would occur as a consequence of the proposed modification;
- Considers whether additional mitigation strategies would be required to manage the impacts of the proposed modification.

2 MODIFICATION DESCRIPTION

2.1 PROPOSED MODIFICATION

The development footprint presented within the publicly exhibited EIS proposed that Lot 13/DP753118 would be subdivided into three lots. Lot 1 would incorporate the PV Plant and associated facilities, Lot 2 the PV Plant substation, and Lot 3 would comprise of the residue land from Lot 1 and Lot 2. The total area of Lot 13/DP753118 is 681.5ha. Table 2-1 outlines the change in the area of Lot 1 from the publicly exhibited EIS. The modification to the solar plant lot layout is illustrated in Attachment 2: Approved and Modified Boundaries.

Table 2-1 Comparison of proposed Lot details

Layout proposed	Proposed Subdivision	Purpose	Size (Approximately)
EIS 13/DP753118	1	Solar PV Plant	165ha
	2	Substation	0.5ha
	3	Residual of land from Lots 1 and 2	516ha
Modification 13/DP753118	1	Solar PV Plant	141ha
	2	Substation	0.5ha
	3	Residual of land from Lots 1 and 2	540ha

3 CHANGES TO THE NATURE AND DEVELOPMENT

3.1 ASSESSMENT OF CHANGES TO IMPACT TYPES

In order to assess whether the modification would result in any changes to nature or magnitude of impacts, the modification was evaluated against the environmental assessment carried out for the project.

The findings of this assessment are summarised in Table 3-1. The assessment found the subdivision modification would result in no additional impact type that was not assessed in the EIS, Submissions Report.

Table 3-1 Assessment of the changes and magnitude of environmental impact

Relevant EIS section	Environmental factor	Comment	Safeguard and mitigation measures
8.1	Biodiversity	<p>The proposed modification is for subdivision only. The subdivision would not have an adverse impact on biodiversity.</p> <p>The proposed modification reduces the size of Lot 1 from 165ha to 141ha. Any work for the development of the PV plant and its associated facilities has been considered in the development application for the solar plant on the land.</p>	Not applicable
8.2	Aboriginal heritage	The proposed modification is for subdivision only. The subdivision would not have an adverse impact on Aboriginal heritage.	Not applicable
8.3	Visual amenity	The proposed modification is for subdivision only. The subdivision would not change in the nature of the potential visual impacts.	Not applicable
8.4	Hydrology	The proposed modification is for subdivision only. There would be no changes in the nature of the potential Hydrology.	Not applicable
9.1	Soil	The proposed modification is for subdivision only. There would be no impact on soil. Any work for infrastructure or access that may affect soil has been considered in the development application for the solar plant on the land.	Not applicable
9.2	Water use and water quality	The proposed modification is for subdivision only. There would be no impact on water use or quality. Any work that may affect water resources has been considered in the development application for the solar plant on the land.	Not applicable
9.3	Noise and vibration	The proposed modification is for subdivision only. The subdivision would not generate any noise or vibration.	Not applicable
9.4	Socio-economic	The proposed modification is for subdivision only. The proposed subdivision would not generate any adverse community and socioeconomic impacts.	Not applicable
9.5	Traffic, transport and road safety	The proposed modification is for subdivision only. The subdivision would not generate any traffic movements.	Not applicable
9.6	Hazards	The proposed modification is for subdivision only. The subdivision would not generate any magnetic fields.	Not applicable

Relevant EIS section	Environmental factor	Comment	Safeguard and mitigation measures
9.7	Bush fire risk	The proposed modification is for subdivision only. The subdivision would not be a bush fire risk.	Not applicable
9.8	Historic heritage	There are no items of environmental heritage in the vicinity of the proposed subdivision.	Not applicable
9.9	Air quality	The proposed modification is for subdivision only. There would be no impact on air and micro-climate quality. Any work that may affect climate or air quality impacts have been considered in the development application for the solar plant on the land.	Not applicable
9.10	Land use impacts	The proposed subdivision would not have an adverse impact on land use impacts.	Not applicable
9.11	Waste generation	The proposed modification is for subdivision only. There is no known contamination of the subject land. The subdivision would not generate any waste or contamination.	Not applicable

4 CONCLUSION

This modification report outlines Jemalong Solar PV Plant's proposal for a three lot subdivision of Lot 13 DP 753118 of the Approved Jemalong Solar Plant. The new allotment of Lot 1 and Lot 3 would be approximately 141ha and 540ha, respectively.

This assessment has found that the proposed modification would not impact the approved project. The proposal would not have an adverse impact on the environment and would facilitate the management of an approved solar plant on the site. As such, there is no change to the mitigation measures as set out by the EIS, and Submissions report. No other changes to the project are proposed in this modification.