

To whom it may concern,

I am writing in response to the proposed state significant Solar Farm at Nyngan that AGL is proposing to build. I am an adjoining owner to the proposal on the western side and would like to make a submission.

It is important to mention that I think the solar farm would be a positive for the Nyngan community (assuming AGL use local accommodation and contractors were possible) but I have some issues personally with the proposed development.

My main concerns are that the development will negatively affect the;

- marketability of my land adjoining ,
- quiet enjoyment of my land
- potential home site location/ value on the adjoining land.

As the development is prohibited under the current Local Environmental Plan I believe The Department of Planning & infrastructure has a duty of care to those most affected to help lessen or 'offset' the possible negative effects. I would like to mention that I was impressed with the company undertaking the visual assessment but was disappointed with the company undertaking the EIS. The company undertaking the EIS has had no communication with me and as I am the closest non involved resident (2.7km away) and my property will adjoin the proposed substation, office and experience most of the increased traffic and potential disruption to quiet enjoyment, it was very disappointing.

To provide you with some background I met with AGL when the project was first announced and to their credit they listened to some of my concerns, however I am not fully accepting of their responses or lack thereof. I requested at that date that the existing boundary fence be upgraded to which they replied that they were going to consult their budget(no reply to date) and asked if I could possibly have access to power which they said they could not as the voltage was going to be too high. Since that date I have discovered that there is to a proposed office to be constructed on my boundary and the voltage would have to be reduced for that structure. This places some questions as to the accuracy of AGL's responses which require further clarification. In addition we talked about wind farms having limitations as to the distance they could be constructed from residences and questioned whether other electrical generating facilities had similar restrictions and whether the construction of a new dwelling on my land could be limited by the construction of a power generation facility adjoining. I would appreciate some further answers to these questions.

As I am the greatest affected non involved adjoining owner by the development I believe limiting and 'offsetting' the real and perceived impacts is of utmost importance. Simply speaking I would prefer an existing farming operation approved under the Local Environmental Plan over a power generation facility/substation/office on my boundary. The decrease in potential marketability, impact on quiet enjoyment and impact on a potential home site location/value is of some concern to me.

The above questions and concerns are not onerous by any means but need to be addressed.

Yours sincerely,

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