

Preferred Project Report

Bodangora Wind Farm

**PART 3A
Major Project MP 10_0157**

February 2013



PREFERRED PROJECT REPORT

The proponent is seeking development consent for the construction and operation of the Bodangora wind energy facility and associated infrastructure.

After a thorough review of the submissions received, the proponent submits this Preferred Project report for the consideration of the NSW Department of Planning & Infrastructure.

The changes to the project in response to the submissions received are:

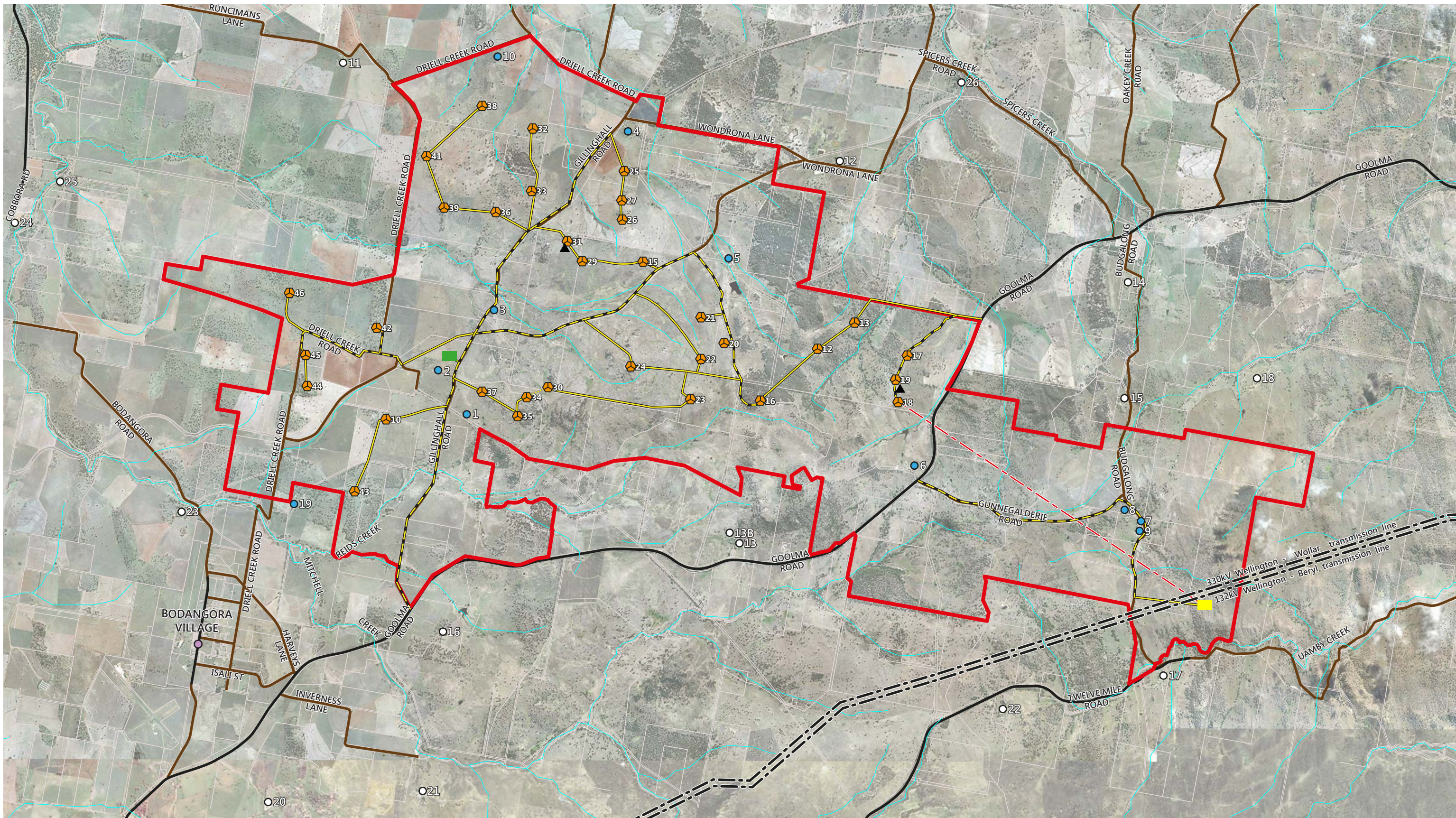
1. Access tracks and cabling between WTG 30 and WTG 34 have now been changed to 'optional'. The inclusion of these will depend on the decision of the new property owner, and whether or not they elect to be involved in the project. This change is in response to the submission received from the new owner and the discussions that have been held since being notified of the sale and does not affect the essential nature of the project should the land not be made available by the current land owner for the project.
2. The proposed power line connecting to WTG 18 and the substation has been clarified as either underground or overhead. This was previously identified in the EA as overhead. It is likely that the final easement will be a combination of both, and will depend on any environmental and geotechnical restrictions. The proponent will endeavour to use underground where practical in order to minimise any perceived visual impact of the power line, however overhead lines will be maintained between wind turbines as necessary including in sensitive locations such as creek crossings and areas of native vegetation. Labelling of Transgrid transmission lines has also been switched to reflect correct alignment.

The Preferred Project documentation is attached:

- **Appendix A:** Revised Figure 1.3 from the EA, *Revised Wind Farm Layout*
- **Appendix B:** Revised Table 4.1 from the EA, *Revised Project Details*
- **Appendix C:** *Clarification of Dwelling Details*

Appendix A

Revised Wind Farm Layout



- Project Area
- Turbine locations
- Dwelling (Land Owner Agreement)
- Dwelling (Neighbour)
- Substation
- Construction site office and laydown area
- Existing wind monitoring mast

- Existing transmission lines
- Overhead/underground 33kV cabling
- Major road
- Minor or unsealed road
- Proposed new access tracks
- Existing access roads to be upgraded

NOTES

- 33kV cabling to run adjacent tracks / roads
- Option to remove tracks and cables between WTG 30 & 34

Revised Wind Farm Layout

BODANGORA WIND FARM

Appendix B

Revised Property Details

REVISED PROPERTY DETAILS

Property	Land Title Details		Turbine numbers	Wind Farm Ancillary Items
	Lot/Portion	DP		
Landowner A	72	754320	32, 38	33kV underground or overhead transmission and new access track
Landowner B	97	754290	43	33kV underground or overhead transmission and new access track
	11	133286	44	33kV underground or overhead transmission and new access track
	2	133286	45	33kV underground or overhead transmission and new access track
	2	133286	-	33kV underground or overhead transmission and new access track
	199	754290	33, 36, 39, 41	33kV underground or overhead transmission and new access track
	151	754290	-	33kV underground or overhead transmission and new access track
	56	754320	26, 27	33kV underground or overhead transmission and new access track
	55	754320	25	33kV underground or overhead transmission and new access track
	74	754320	-	33kV underground or overhead transmission and new access track
Landowner C	1	837502	34, 35, 37	33kV underground or overhead transmission and new access track. Viewing platform.
	31	754290	10	33kV underground or overhead transmission and new access track
	195	754290	-	New meteorological mast. Location for site office and construction lay down area. An alternate location for the site office and laydown area is also provided.
Landowner D	181	754290	16	33kV underground or overhead transmission and new access track
	161	754290	23	33kV underground or overhead transmission and new access track

	59	754320	20	33kV underground or overhead transmission and new access track
	169	754290	15, 21, 22, 24, 29, 30	33kV underground or overhead transmission and new access track
	168	754290	31	33kV underground or overhead transmission and new access track, existing meteorological mast
Landowner E	89	754320	12, 13, 17, 18, 19	33kV underground or overhead transmission line and new access track, new meteorological mast
	88	754320	-	33kV underground or overhead transmission
Landowner F	1	120769	-	Substation and electrical switching station, new access track, 33kV underground or overhead transmission
	71	750557	-	33kV underground or overhead transmission
	45	750776	-	33kV underground or overhead transmission
	12	750776	-	33kV underground or overhead transmission
	13	750776	-	33kV underground or overhead transmission
	77	754320	-	33kV underground or overhead transmission
	52	754320		33kV underground or overhead transmission
	75	754320	-	33kV underground or overhead transmission
	76	754320	-	33kV underground or overhead transmission
Optional Landowner G	2	837502	-	Optional 33kV underground or overhead transmission and new access track between WTG 30 and WTG 34; subject to land owner involvement in project
Landowner H	190	754290	42	33kV underground or overhead transmission and new access track
	98	754327	46	33kV underground or overhead transmission and new access track
Optional Landowner I	3	754290	-	Alternate location for site office and construction lay down area considered; subject to land owner involvement in project. This will be the subject of detailed investigations in the event that it forms a future variation to any approval granted.

Appendix C

Clarification of Dwelling Details

CLARIFICATION OF DWELLING DETAILS

The following specifies the location and address of all dwellings as provided in the Bodangora Environmental Assessment (EA), including cross-reference to the dwelling numbers provided in the noise and visual impact assessments. Any discrepancies between the dwelling numbers provided in the noise and visual assessments when compared to the EA have been identified as far as possible.

In the table, the lot number and address of each associated and non-associated dwelling is identified, together with the exact location (easting and northing), and the distance to the closest turbine. Where discrepancies exist, they have also been identified.

Dwelling Number	Associated Landowner	Location				Closest Turbine		Visual Impact Dwelling reference	Noise Impact Dwelling reference	Discrepancy Where existing
		Lot/DP	Address	Easting	Northing	Number	Distance (metres)			
1	Y	Lot 1 of 837502	362 Gillinghall Road, Bodangora	692341	6411582	WTG 37	458	1	1	-
2	Y	Lot 195 of 754290	776 Driell Creek Road, Bodangora	691864	6412319	WTG 37	818	2	2	-
3	Y	Lot 187 of 754290	540 Gillinghall Road, Bodangora	692800	6413328	WTG 37	1,383	3	3	-
4	Y	Lot 55 of 754320	944 Gillinghall Road, Bodangora	695042	6416317	WTG 25	670	4	4	-
5	Y	Lot 62 of 754320	540 Gillinghall Road, Bodangora	696724	6414191	WTG 21	1,090	5	5	-
6	Y	Lot 88 of 754320	4660 Goolma Road, Spicers Creek	699834	6410724	WTG 18	1,098	6	6	-

Dwelling Number	Associated Landowner	Location				Closest Turbine		Visual Impact Dwelling reference	Noise Impact Dwelling reference	Discrepancy Where existing
		Lot/DP	Address	Easting	Northing	Number	Distance (metres)			
7	Y	Lot 11 of 750776	480 Gunnegalderie Road, Spicers Creek	703624	6409796	WTG 18	4,526	9	7	Misrepresented on visual assessment.
8	Y	Lot 44 of 750776	480 Gunnegalderie Road, Spicers Creek	703348	6409983	WTG 18	4,196	8	8	-
9	Y	Lot 11 of 750776	480 Gunnegalderie Road, Spicers Creek	703601	6409630	WTG 18	4,581	7	9	Misrepresented on visual assessment.
10	Y	Lot 72 of 754320	1460 Driell Creek Road, Bodangora	692861	6417565	WTG 38	866	10	10	-
11 (Westview)	N	Lot 5 of 820732	524 Runicimans Lane, Comobella	690273	6417460	WTG 41	2,096	11	11	-
12	N	Lot 9 of 754320	280 Wandrona Lane, Spicers Creek	698586	6415818	WTG 13	2,714	12	12	-
13	N	Lot 8 of 133251	5008 Goolma Road, Bodangora	696905	6409427	WTG 16	2,410	13	13	-
13B	N	Lot 8 of 133251	5008 Goolma Road, Bodangora	696738	6409602	WTG 16	2,269	13B	13B	-
14	N	Lot 5 of 1129532	430 Budgalond Road, Spicers Creek	703405	6413792	WTG 17	3,891	14	14	-
15	N	Lot 103 of 750776	165 Budgalong Road, Spicers Creek	703349	6411856	WTG 17	3,704	15	15	-
16	N	Lot 10 of 877624	5609 Goolma Road, Bodangora	691947	6407949	WTG 43	2,774	16	16	-

Dwelling Number	Associated Landowner	Location				Closest Turbine		Visual Impact Dwelling reference	Noise Impact Dwelling reference	Discrepancy Where existing
		Lot/DP	Address	Easting	Northing	Number	Distance (metres)			
17	N	Lot 69 of 750776	2204 Twelve Mile Road, Spicers Creek	704000	6407217	WTG 18	6,372	17	17	-
18	N	Lot 76 of 750776	3931 Goolma Road, Goolma	705567	641286	WTG 17	5,866	18	18	-
19	Y	Lot 44 of 754290	530 Driell Creek Road, Bodangora	689454	6410083	WTG 43	1,034	19	19	-
20	N	Lot 62 of 750760	1021 Twelve Mile Road, Wuuluman	689021	6405103	WTG 43	5,388	20	20	Not shown due to scale of Figure 4.2 in EA.
21	N	Lot 53 of 754290	182 Inverness Lane, Bodangora	691607	6405283	WTG 43	5,139	21	21	Not shown due to scale of Figure 4.2 in EA.
22	N	Lot 4 of 133162	2077 Twelve Mile Road, Spicers Creek	701314	6406657	WTG 18	5,422	22	22	-
23	N	Lot 2 of 880633	1198 Bodangora Road, Bodangora	687573	6409950	WTG 43	2,913	23	23	-
24	N	Lot 2 of 1124560	1556 Cobbora Road, Comobella	684782	6414788	WTG 46	4,742	-	24	Not shown on visual assessment.
25 (Bodangora Station)	N	Lot 3 of 754327	1632 Cobbora Road, Comobella	685541	6415477	WTG 46	4,264	25	25	-
26	N	Lot 1 of 1109201	397 Spicers Creek Road, Spicers Creek	700591	6417203	WTG 13	4,451	26	26	Not shown on noise assessment.

