

7 August 2018

Planning Services  
Department of Planning and Environment  
GPO box 39  
SYDNEY 2001

Attention: Director - Resources and Energy Assessment

Dear Director

**Re: Objection Submission To Proposed Springdale Solar Development**

I recently attended a gathering and listened to an Australian former Prime Minister speak earnestly and at some length about the utmost importance of current governments expanding upon and certainly not undoing the work of past governments - no matter the political persuasion. He was reinforcing the need for government to establish reliable and trustworthy guidelines for the benefit of all Australian citizens.

I relay this information because the proposed Springdale Solar Farm is itself a classic contradiction of all planning management of the general site area during the past forty five years. After the early years of struggle in pioneering times and two world wars the first hint of primary production prosperity emerged in the early 1950's wool boom, and for many years thereafter and through to current times. In all of this endeavour and reward the general Yass region has played a significant part in planning and productivity and the accompanying aspect of highlighting scenic agricultural properties featuring the landscape beauty of the Southern Tablelands for both visitors and residents alike.

The rapidly growing new capital city of Canberra emerged as an idyllic city in which to live both in an urban situation and alternatively in very close proximity on a rural and/or rural residential acreage. The early 1970's witnessed the beginning of a rapid expansion into neighbouring New South Wales with ex Canberra based families establishing lifestyle homes on two acres to forty acres. More ambitious rural projects were established by the Canberra based workforce on 200 acres and larger. History now shows that the productivity of these properties actually increased due to intensive methods and higher capital input.

No hand was raised by either local or state government to cease this fringe development and, generally speaking, the development was encouraged by administration. And so the fringe rural population surrounding Canberra has grown and grown - values have kept pace with the reliable Canberra upward trending property market and families have enjoyed the idyllic lifestyle they craved in the scenic tablelands countryside. And in a proximity to their urban workplace, education and amenity that is unmatched elsewhere in Australia.

And now the same authorities that have overseen this forty five year development pattern are vested with the power of enacting a travesty of trust by giving serious

consideration to a development proposal that flies in the face of what an ordinary person would ever have contemplated being considered in such a location.

No doubt we all have the responsibility of supporting alternate energy generation and ensuring its promotion. But surely highest and best use of geographic sites is first and foremost. It is beyond my imagination that the proposed site as solar generation use is it's highest and best use. And the undoubted affect on neighbouring and general area property values - what study has been commissioned in that regard? And what method of compensation is proposed in that regard? And who will determine?

It is my understanding that electricity is able to be diverted to different destinations of usage need at the flick of a switch. And that distance is not a major factor. Why is it then necessary to even contemplate this particular heavily populated rural zone with a half century history of residential occupancy encouragement? There are undoubtedly low population sites adjacent suitable electricity carrier lines that would meet selection criteria and welcome a solar industrial installation of the mammoth size proposed. It is also my understanding that government has identified such sites and that Sutton is not one of them.

I thank you for the opportunity of strongly opposing the proposed Springdale Solar Development proposal and ask that you reject the application both in fairness to the wider community and in good faith with the past near half century of government policy planning guidelines for the subject area.

Yours Sincerely

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