



NAME REDACTED	OBJECT	Submission No: 189415
Organisation:	Key issues: Energy transition, Land use compatibility, Visual impacts, Traffic, Heritage, Erosion and sediment control, Water, Noise, Waste, Dust, Hazards and risks, Accommodation and workforce, Community benefit, Cumulative impacts, Decommissioning and rehabilitation	
Location: New South Wales 2618		
Submitter Type: an individual making a submission on my own behalf		
Attachment: Request for Additional Information - Landowners consent..pdf		

Submission date: 7/30/2024 9:11:18 PM

To whom it may concern,

Before I continue, I'd like to point out my local council objected to the proposed development.

I too am writing to object to the proposed development of a solar farm in the Wallaroo/Dunlop/NSW/ACT region.

My concerns are as follows:

The proposed document and the lack of transparency and detail provided relating to the following, and still outstanding.

On multiple occasions (May 10 and July 4, 2024) I have phoned and e-mailed The Department of Planning, Industry and Environment about the Wallaroo Solar Farm (SSD-9261283) asking questions. These included reaching out to the key contacts for raising questions – Nestor Tsambos and Rita Hatem, asking for the details of the landowner consent for those who boarder the development, for which I am still yet to receive an answer, or even a reply:

The question is - 'can you define 'landowners' consent' and what's required from the landowner and in turn applicant to approve the upgrades? This is in reference to the request for additional information made by the DPHI themselves. Refer to the PDF attachment - 'Request for Additional Information - Landowners consent.' To this day, I'd still like to see this information, please?

My process was sound and using the means directed by the DPE, as you can read. Refer to the image file attached - 'DPE contact instructions_image'.

If you would like to view my e-mails, please let me know. Yet, they should be on record with the Department.

This is a minor example of the lack of consultation and notification of a major development effecting thousands of residents. I ask – where is the public billboards to demonstrate or notify all affected residents of the potential development? I have previously been involved with a telecommunications company attempting to erect a mobile phone repeater pole, in the region, revoked for not displaying a public notice to the correct size and visibility to the public. Yet, here for this development I have seen absolutely nothing placed anywhere near the intended site or at the single entry and exit road to the proposed region. Simply baffling. This goes on, as we witnessed in the community meeting, where we learn of the fact the ACT effected community groups (in particular Belconnen), Tourism ACT and Destinations Southern NSW were all in completely in the dark regarding the plans for this development. Knowing full well the wineries, equestrian facilities, olive groves and other businesses in the proposed area will be affected. It demonstrates the lack of transparency and deception as to how the developer is trying to acquire approval for the plans.

Plans are just that, plans, they are meant to address the impact, positive and negative, on the people and environment. I struggle to listen to my peer's search for an endangered moth or legless lizard, while



overlooking us, the people, as an affected species, which we are. Long term our well-being and mental health will be affected and impacted negatively. How one asks - what is the current purpose of the land being proposed for development, has this been assessed in full? The residence of the ACT, living in Fraser, Flynn, Spence, Dunlop, Macgregor, Ginninderry and the current vista they experience from their windows, when they go for a walk, or a drive, visit the region and enjoy the serenity, will be changed significantly, for a minimum of 30 years. This is a lifetime.

30 years, providing the decommission and recovery of the used land returns to its original state. Learning at the community meeting the decommission and regeneration is a process and agreement left to the developer and the landowner, is farcical. I would like to know to what standard, and who holds the developer and landowner accountable for this process, and where is it incorporated in the proposal?

Location, location, location. This is a renowned phrase when it comes to property and development. It cannot be denied or ignored. The developers think itâ€™s A1 for a solar farm, which it probably is, if there werenâ€™t thousands of affected residents starting from within 1km of the suggested location. Residents who too, themselves, have all been excited about the prospect of buying their home in the location they did, when there wasnâ€™t a solar farm in their backyard. Fact, in NSW there is not one solar farm within 5km of an urban location or rural town, let alone within 1km. This is not the location to set up an industrial power plant with so many unknown factors, let alone the known ones.

We are all aware of the costs of the variety of power plants and where solar doesnâ€™t save money, and suggestively provides environmental benefits, which are questionable, as somewhere there is a fossil fuel power plant generating the power to manufacture the resources going into each plant.

In summary the reasons to revoke the proposed development are the lack of consultation and transparency at many levels of the plan and without the necessary people and groups being involved and notified correctly or at all. And the location â€œ this isnâ€™t and will never be the right location for an industrial power plant of any sort, itâ€™s too close to too many dwellings, it detracts from the environment and is a major contrast to the purpose of this region and its best use for the future.

Lastly, a major red flag is the fact we were offered a Neighborhood agreement with financial benefit if we agreed to not object to the proposed plan/development for the duration of its existence. As I see this it is a bribe and or hush money. If one is comfortable with their proposal why would they be offering money to stay quiet. In particular the details of the agreement suggest we cannot address the following:

â€¢ *The construction*

â€¢ *The operation*

â€¢ *The â€œanticipatedâ€™ environmental impacts to the land*

â€¢ *And we must not:*

- o Seek any bring any proceedings seeking to enforce any condition of approvalâ€™;*
- o Make any claim against the projectâ€™;*
- o Make any complaints, demand or objectionâ€™; and*
- o Procure a third party to object, to any future application for new or modified approvals under environmental law for the project*

And it goes on. I am willing to share this agreement with you, upon your request.



This astounds me at so many levels and adds to my concerns with not only the plans, yet the ongoing management of everything involved – people, environment, best use and the associated risks (health, fire, environmental, corruption and mental wellbeing).

I asked for these plans to be quashed and to not resurface for this location or that within 5km of any urban development.

Our ref: Wallaroo Solar Farm (SSD-9261283)

Mr Ben Cranston
Project developer

WALLAROO SOLAR FARM PTY LTD

via email: [REDACTED]

1/3/2024

Subject: Request for Additional Information

Dear Mr Cranston

I refer to the Wallaroo Solar Farm (SSD-9261283). After careful consideration, the department is requesting that you provide additional information.

You are requested to submit the following additional information:

- Justification around the viewpoint sensitivity rating for PR13, noting the viewpoint sensitivity levels in Table 5 of the Large-Scale Solar Guideline Technical Appendix;
- Justification for the location of representative viewpoint location selected for PR13, noting the extent of the Bicentennial National Trail along the boundary of the project;
- Confirm mitigation measures proposed to reduce glare impacts to receivers, and assessment of what the residual glare impacts will be post-mitigation;
- Confirmation of the number of heavy vehicles which will be required to access the site per day in peak construction, and in peak hour;
- Evidence of consultation with Council around weight-limits in the culvert along Gooromon Ponds Road; and
- Landowners consent for all lots which constitute the development, including for any required road upgrades including intersection upgrades;

You are requested to provide the information, or notification that the information will not be provided, to the department by Friday 15 March 2024. If you cannot meet this deadline or do not intend to provide the additional information, please advise the department via the NSW planning portal.

If you have any questions, please contact Nestor Tsambos on [REDACTED] or via email at [REDACTED]

Yours sincerely,

[REDACTED]
Nestor Tsambos
Principal Planner

Subject: Wallaroo Solar Farm(SSD-9261283) - Acceptance of Development Application Amendment Report

The Department has received the Amended Development Application Report for this proposal and will now proceed with its assessment of the application.

If you have any enquiries, please contact Nestor Tsambos on 9274 6348 /at [REDACTED]

To unsubscribe from these updates, sign in to your profile and manage your subscriptions.

To sign in to your account click [here](#) or visit the [Major Projects Website](#).

Please do not reply to this email.

Kind regards

The Department of Planning and Environment

