



NAME REDACTED

OBJECT

Submission No: 189608

Organisation:	Key issues: Land use compatibility, Visual impacts, Community benefit
Location: New South Wales 2618	
Submitter Type: an individual making a submission on my own behalf	
Attachment:	

Submission date: 7/31/2024 2:21:23 PM

I wish to strongly object to the proposed project of the Wallaroo Solar Farm.

Whilst I promote solar energy, I strongly disagree with the proposed location due to its proximity to the ACT boarder and the surrounding NSW community.

Changes to the State Environmental Planning Policy (Infrastructure) in Dec 2021 were drafted to "protect the local character and support the growth of regional cities." Canberra with a small population of approximately 470,000 and with regional city characteristics should be considered a "regional city" for the context of this proposal. The proposed Solar Farm is only 550m to 750m to the Canberra suburbs of Dunlop and MacGregor. This is greatly closer than the 5-10km range which the Planning Policy seeks to restrict renewable energy projects from building within. Currently, the closest Large Scale Solar Farm to an urban setting, is the Wyalong Solar Farm which is 7.5km. I will say it again, the Wallaroo Solar Farm is 550m!! What precedence would this set?!

As quoted by The Department of Planning, Industry and Environment's Executive Director of State Policies and Strategic Advice, Felicity Greenway, "That's why we've updated our planning policy that covers infrastructure projects to ensure that solar and wind projects can only be approved if they would not have significant impacts on the future use of land, views, and scenic quality of regional cities."

The visual impact of the proposed solar farm is extensive and are considered a moderate to high constraint. Aerial imagery shows over 5000 affected residences within 2km of the subject land. In 2020 South Australia initiated new planning provisions for solar developments including a setback of 2km from Township, Rural Settlement, Rural Neighbourhood and Rural Living Zones for a solar farm of 50MW+. The Wallaroo Solar farm is double that at 100WM.

In the 2023 document, Australian Capital Territory and New South Wales Memorandum of Understanding for Regional Collaboration, signed by Andrew Barr MLA and The Hons Chris Minns MP, state the guiding principles that underpin the memorandum include:

- *Recognise the unique attributes of both jurisdictions in contributing to the Canberra Region's vibrant and diverse economic, social and environmental landscape*
- *Pursue a borderless approach that optimises best outcomes for communities of the Canberra Region.*

You cannot tell the Canberra community that constructing a 100MW Solar Farm, 550m from their homes, is "optimising the best outcome for the community". You cannot tell the rural community of Wallaroo, with impressive views to the Brindabellas and a thriving wine region, that you are recognise the areas "unique attributes" whilst allowing this Solar Farm to go ahead.

In the ACT Planning Strategy, Under the Direction 1.5 "Protect the ACT and NSW border Interface it states "To protect the border interface areas to the north of the ACT, Yass Valley Council has proposed the introduction of a 5km buffer zone extending from the ACT border, within which urban development would be prohibited". Yes, the Solar Farm is not an "urban development" however the document continues to



New South Wales Government
Independent Planning Commission

state the reason for this 5km buffer zone is to “protect rural and environmentally important areas, and maintain the setting and approaches to the National Capital.” The construction of the Solar Farm on the ACT/NSW boarder does not meet this action outcome.

In view of the above, I recommend the proposed development to be declined to preserve the local amenity, protect the ACT/NSW boarder and conserve the high value of the scenic landscape.

Thank you for your consideration.
