

# Glenellen Solar Farm

Independent Planning Commission - Public Meeting

Clay Preshaw  
Executive Director,  
Energy, Resources and Industry

16 November 2023



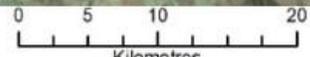
# Assessment Process

- Environmental Planning & Assessment Act 1979
- State Significant Development
- Department of Planning, Industry & Environment
- Whole of Government Assessment
- Independent Planning Commission – Determination (> 50 Objections)





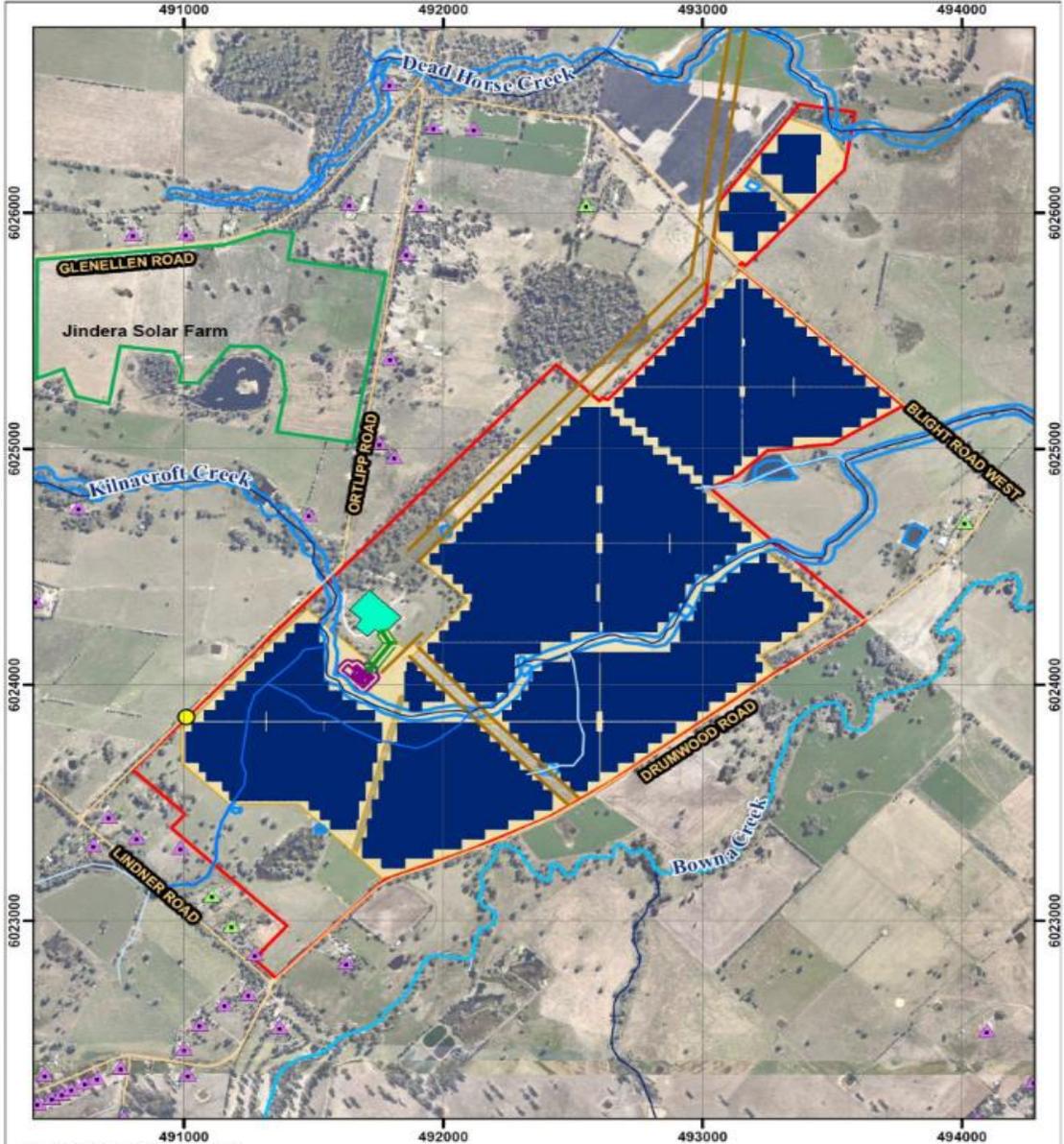
- Locality (50 km Buffer)
- Local Government Area
- NSW/ VIC Border
- Glenellen Solar Farm
- ◆ Jindera Solar Farm
- ◆ Walla Walla Solar Farm
- ◆ Hume Battery Energy Storage System
- Wodonga Solar Farm
- Corowa Solar Farm
- Wangaratta Solar Farm



Datum/Projection:  
GDA 1994 MGA Zone 55  
Service Layer Credits: Source:  
Esri, Maxar, GeoEye, Earthstar  
Geographics, CNES/Airbus DS,



Prepared by: EB, KR Date: 12/06/2020



**Solar Farm Footprint**

- Project Site
- Amended Development Footprint
- Existing Substation
- Substation Connection
- Transmission Easements
- PV Arrays
- Riparian Corridor
- ▲ Proposed Substation
- Main Access
- Jindera Solar Farm
- Strahler Stream Order
  - 1st Order
  - 2nd Order
  - 3rd Order
- 4th Order
- ▲ Non-associated Receivers
- ▲ Associated Receivers

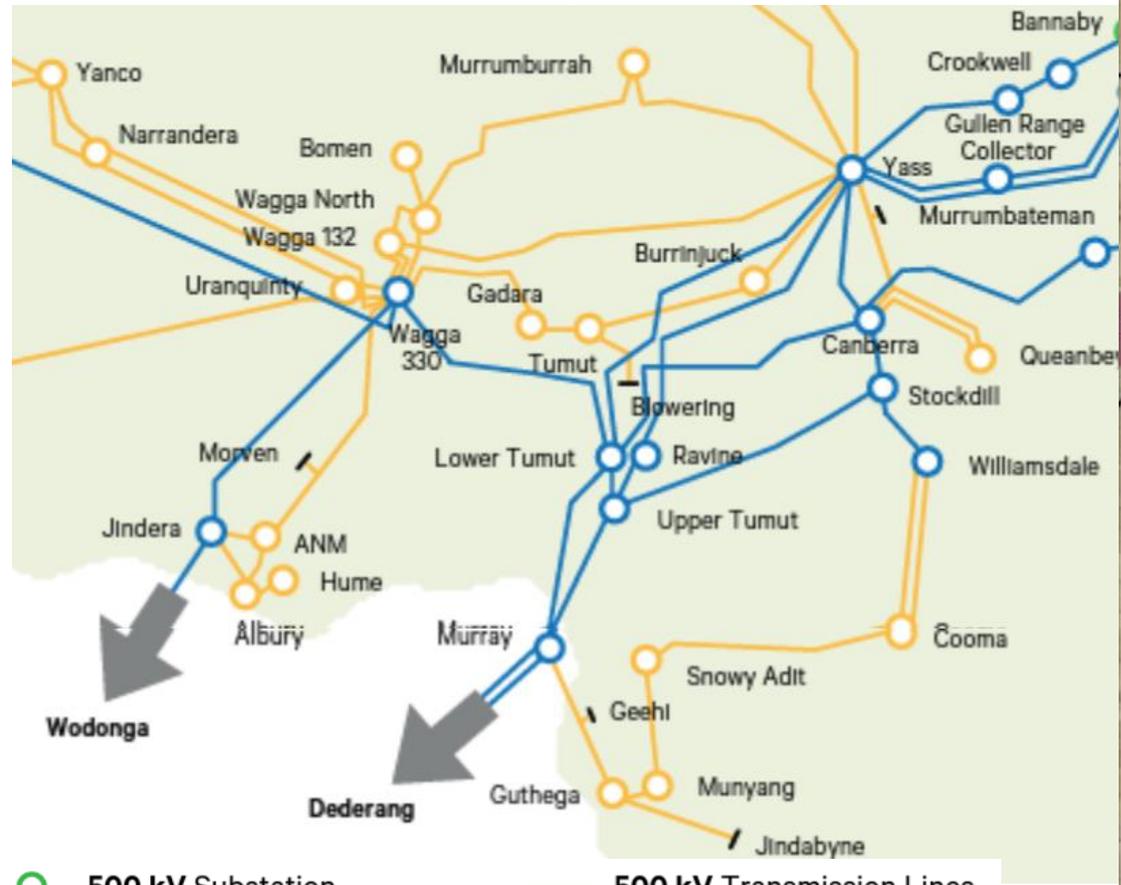
Location: Glenellen, NSW  
Lot/DP: 1004/-/DP1033623,  
1/-/DP588720, 101/-/DP791421,  
27/-/DP753342, 2/-/DP411022,  
3/-/DP411022

Datum/Projection:  
GDA 1994 MGA Zone 55  
Project: 3704-ES Date: 10/10/2023

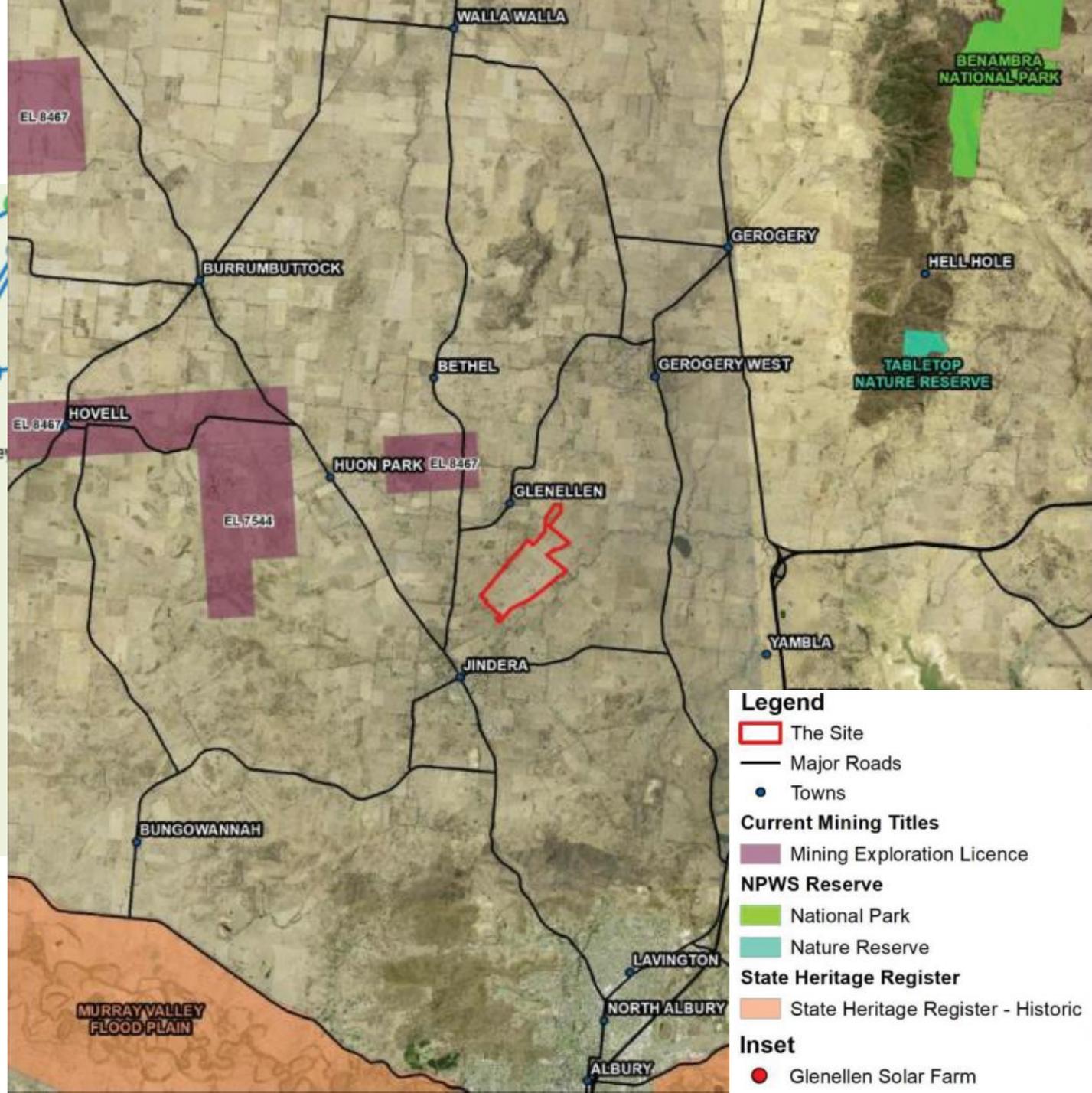


# Regional Context

Transmission network map:



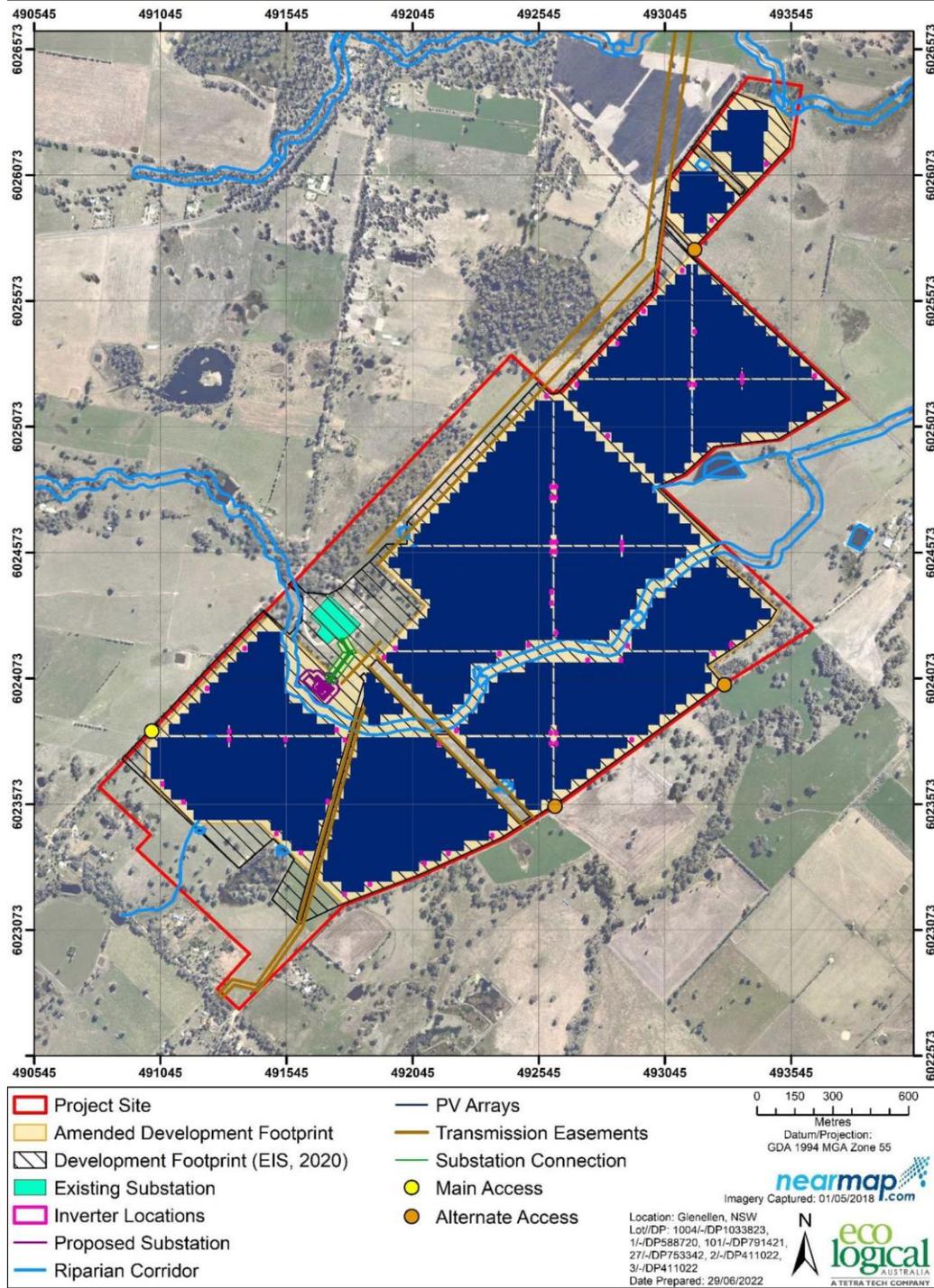
- 500 kV Substation
- 330 kV Substations
- 220 kV Substations
- 132 kV Substations
- Directlink
- Customer Exchange Point
- ➔ Interstate Exchange Point
- 500 kV Transmission Lines
- 330 kV Transmission Lines
- 220 kV Transmission Lines
- 132 kV Transmission Lines



- Legend**
- The Site
  - Major Roads
  - Towns
- Current Mining Titles**
- Mining Exploration Licence
- NPWS Reserve**
- National Park
  - Nature Reserve
- State Heritage Register**
- State Heritage Register - Historic
- Inset**
- Glenellen Solar Farm

# Project Amendments

- Key amendments to project design included:
  - a revised heavy vehicle haulage route;
  - 2.7 ha reduction in impact on native vegetation;
  - recontouring of an inundation area in the south-east of the site;
  - reduced visual impacts through:
    - relocation of the substation expansion;
    - removal of more than 22,000 solar panels;
    - increased spacing between panels from 6 m to 9 m;
    - reduction in height of fencing and meteorological station;
    - increased setbacks from Lindner, Ortlipp and Drumwood Roads; and
    - increased vegetation screening.



# Energy Transition

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- 200 MW generating capacity that would power about 76,400 homes
- Consistent with the NSW Climate Change Policy Framework of net zero emissions by 2050
- Project is within an area with direct access to the transmissions network and with available capacity and solar resources
- Project would play an important role in :
  - Increasing renewable energy generation and capacity; and
  - Contributing to the transition to a cleaner energy system as coal fired generators retire.

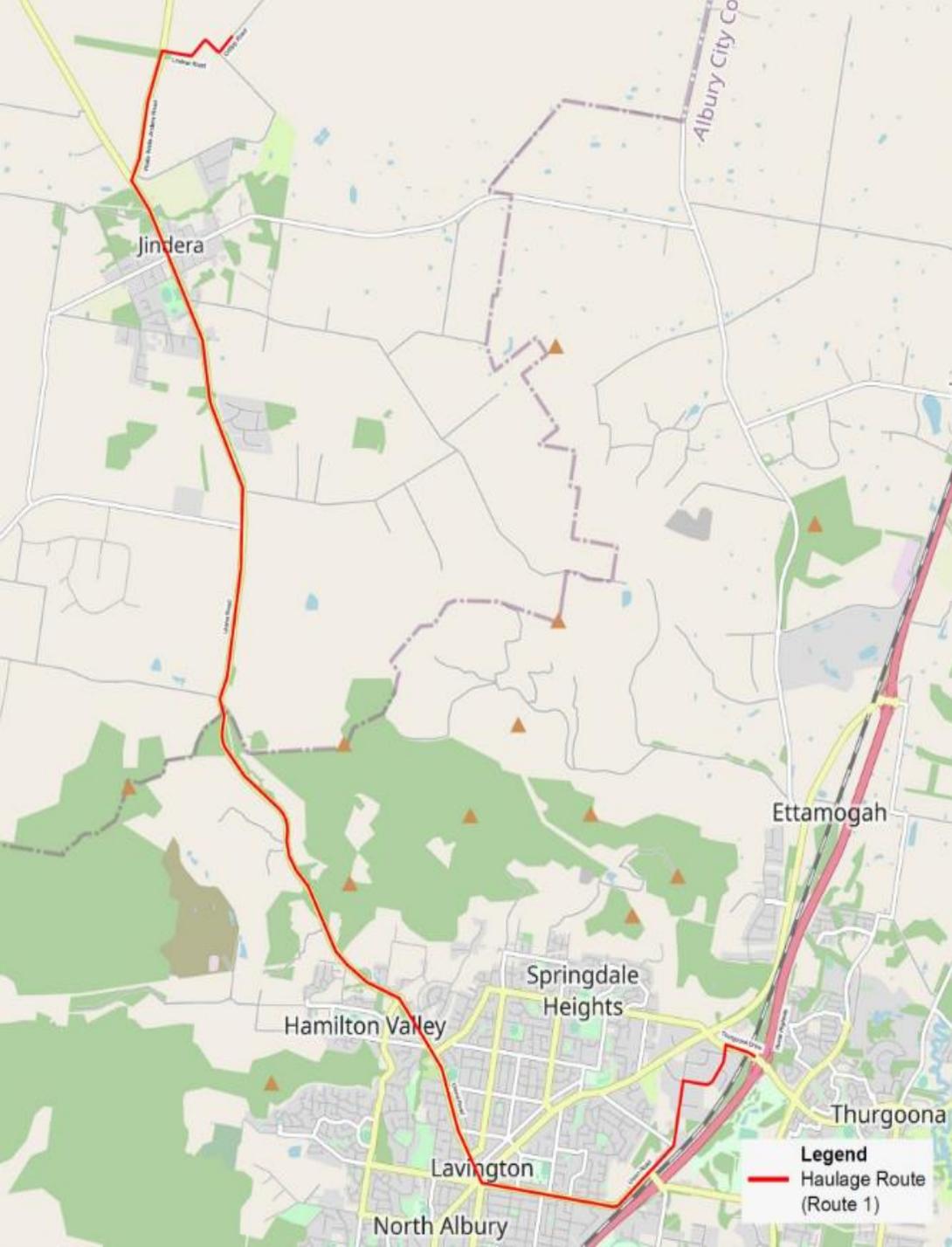
# Land Use Compatibility

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- A key concern raised in submissions.
- Project is permissible on the site under the *State Environmental Planning Policy (Infrastructure) 2007*.
- Project is consistent with the *Greater Hume Local Strategic Planning Statement 2018*.
- Project is consistent with the Department's *Riverina Murray Regional Plan 2041*.
- Site is not identified as a future growth area by Council.
- Development footprint is entirely Class 4 land with moderate to severe limitations.
- The combined area of projects within the Riverina Murray region represents 0.09% of the 9.1 million ha of land currently used for agriculture.
- Agricultural capability of the land would be returned following decommissioning.

# Traffic and Transport

- Council originally objected given the proposed use of Glenellen Road.
- Road haulage route was amended to avoid the use of Glenellen Road and Council withdrew its objection
- Two road haulage routes were assessed:
  1. From Port of Newcastle – Hume Highway, Thurgoona Drive, Union Road, Urana Road, Walla Walla Jindera Road, Lindner Road, and Ortlipp Road.
  2. From a port in Melbourne – railed to the Ettamogah Rail Hub then transported to site via Hub Road, Gerogery Road, Wagga Road, Catherine Crescent, Union Road, Urana Road, Walla Walla Jindera Road, Lindner Road, and Ortlipp Road.



# Road Upgrades



PROJECT  
**GLENELLEN SOLAR FARM**  
 DEVELOPER  
**TRINA SOLAR**

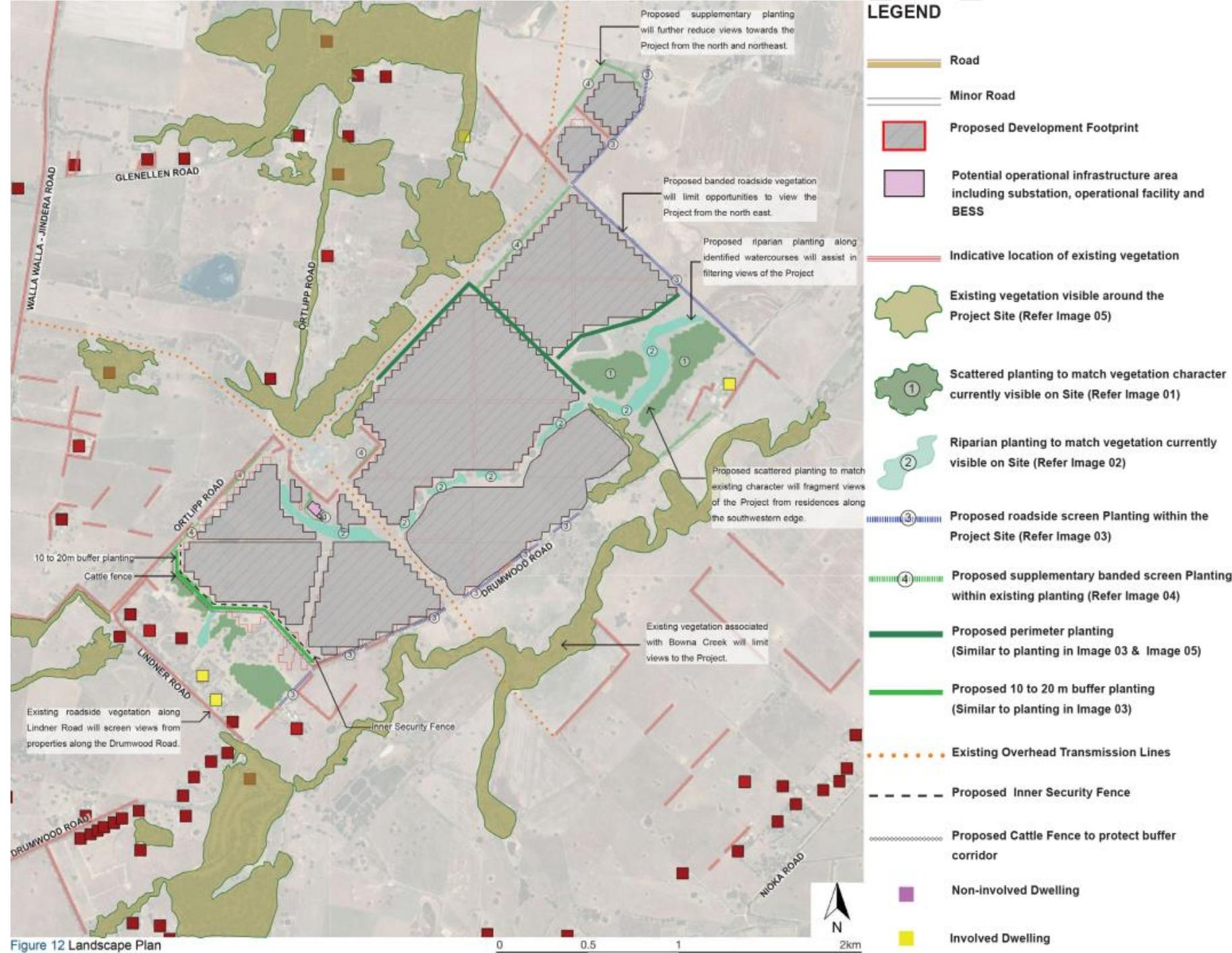
NOTES  
■ UPGRADE THE INTERSECTION OF URANAROAD / WALLA WALLA JINDERA ROAD, WALLA WALLA JINDERA ROAD / LINDNER ROAD, LINDNERROAD / ORTLIPP ROAD  
■ WIDEN LINDNER ROAD & ORTLIPP ROAD

CHECK  
 DESIGNER JOSE FLORES  
 DRAFTER JOSE FLORES  
 PROJECT MANAGER JOSE FLORES

TITLE **ROAD UPGRADES**  
 DRAWING NUMBER: GL-SF-GN-RU-002  
 DESIGN: 1.1  
 PAGE: 1/1

# Visual Impacts

- All residences would experience nil to low impacts.
- This would be further reduced by on-site vegetation screening.
- Additional vegetation screening at individual properties would also be considered.
- The Applicant would continue to offer neighbour agreements following determination.



# Project Benefits

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- Up to 200 construction jobs
- Up to 10 operational jobs
- Around \$250 million in capital investment
- Contributions to Council valued at \$2.5 million
- Generate renewable energy to power about 76,400 homes
- Save over 423,000 tonnes of greenhouse gas emissions per year
- Consistent with NSW and Commonwealth policies

# Decommissioning and Rehabilitation

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- Operational life is likely to be 20 to 30 years.
- The *Large-Scale Solar Energy Guideline* identifies four key decommissioning and rehabilitation principles:
  1. Return land to pre-existing use
  2. Remove project infrastructure
  3. Rehabilitate and return land to its pre-existing use (including LSC Class)
  4. The owner/operator should be responsible for the decommissioning and rehabilitation
- Solar farm would be suitably decommissioned and rehabilitated at the end of the project life, or within 18 months if operations cease unexpectedly.

- The Department has assessed the application, documents, submissions and advice, as per the requirements of the EP&A Act.
- The Department acknowledges that some members of the community remain strongly opposed to the project, and that the project would result in residual environmental and amenity impacts.
- Changes made to the project through the assessment process have significantly reduced the residual impacts of the project.
- With these changes and the implementation of the recommended conditions, the Department considers that the environmental and amenity impacts of the project can be managed to achieve acceptable outcomes.
- The project would:
  - provide significant economic and social benefits to the region
  - contribute to the transition of the NSW economy away from a reliance on fossil fuels
  - maximise the efficiency of the solar resource while minimising the potential impacts on surrounding land uses, local residents, and the environment.