



RECORD OF SITE INSPECTION

| SITE INSPECTION NOTES | | |
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| Project: | Birriwa Solar Farm (SSD-29508870) | |
| Meeting Location: | The Project Site and surrounding area | |
| Date: | 4 June 2024 | |
| Time: | 9:00am | |
| ATTENDEES | | |
| Commissioners: | Janett Milligan Suellen Fitzgerald Duncan Marshall | Panel Chair Panel Member Panel Member |
| Office of the IPC: | Kendall Clydsdale Geoff Kwok Stuart Morgan | Principal Case Manager Senior Planning Officer Manager Public Participation |
| Applicant: | Cedric Berge Zara Zoe Sarah Hafez | Project Development Manager - Birriwa Solar and Battery project, ACEN Australia Development Officer (Logistics & Safety), ACEN Australia Community Engagement & Communications Manager, ACEN Australia |
| Community Group Representatives: | Emma Bowman Dennis Armstrong Warwick (Lou) Armstrong | Uarbry Tongy Lane Alliance Inc (UTLA) Save Our Surroundings (SOS) Birriwa Solar Development Neighbourhood Group |
| LOCATIONS AND KEY OBSERVATIONS | | |
| <p>1) Meeting point – Intersection of Castlereagh Highway and Barneys Reef Road</p> <ul style="list-style-type: none"> Chair’s Opening Statement and Acknowledgement of Country Applicant safety briefing Applicant outlined proposed intersection and road upgrades The Commission observed the Castlereagh Highway and Barneys Reef Road, traffic movements, surrounding land uses Community group representative asked a question about biodiversity assessment, the Panel Chair confirmed biodiversity assessments have taken place. | | |
| <p>2) Site Access Point (100m to the east)</p> <ul style="list-style-type: none"> The Commission observed the proposed vehicular access to the project site, the proposed vehicular crossing of Browns Creek and associated dwelling A8. The Applicant outlined the proposed access works in the area and traffic movements. The Commission asked the Applicant questions about the following matters which were discussed: <ul style="list-style-type: none"> Soil types in the locality and construction earthworks Potential soil compaction and ground cover loss during construction and potential impacts on runoff and flooding Vegetation loss remnant and isolated trees Retention or otherwise of dwelling A8 Access tracks and vehicle types Solar panel/array heights. | | |
| <p>3) Battery Energy Storage System (BESS) Proposed Location Option A</p> <ul style="list-style-type: none"> The Commission observed the proposed Option A site for the BESS and associated dwelling A6. The Applicant outlined the proposed BESS and advised if option A not pursued, solar panels would be installed in the area and what the extent of that area would be. The Commission asked the Applicant questions about proposed built form, layout and size, buffers adjacent existing vegetation and the Central West Cycle Trail. These items were subsequently discussed. | | |

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4) Sensitive Receptor R5 and Proposed Solar Panel Setback

- The Commission observed the project site and sensitive Receptor R5 from Birriwa Bus Route South
- The Applicant outlined how the layout of the solar panels were amended and setback in consideration of sensitive receptor R5.
- A community group representative asked a question about screen planting heights and growth rates which was subsequently discussed.

5) BESS Proposed Location Option B

- The Commission observed the proposed Option B site for the BESS and associated dwelling A4 from Birriwa Bus Route South
- The Applicant outlined the BESS and how Option B was their preference due to the location of the proposed Merotherie Energy Hub
- The Commission asked the Applicant questions about connection to the proposed Merotherie Energy Hub (MEH) and timing of the MEH proposal, which was discussed.

6) Merotherie Energy Hub Lookout and Heritage Item

- The Commission observed the proposed location for the MEH and a cultural heritage item from Birriwa Bus Route South
- The Applicant outlined the location of the proposed MEH infrastructure and identified the cultural heritage item to the Commission.

7) Proposed Workers Accommodation Facility

- The Commission observed the proposed location for the on-site workers accommodation facility
- The Applicant outlined the proposed workers accommodation facility and general operational matters, including how it will be accessed by the workers
- The Commission asked the Applicant questions about vehicular access to the on-site workers accommodation facility, their rationale in selecting the location and whether consideration has been given to the on-site workers accommodation facility being used for other proposed and/or future projects. These items were subsequently discussed.

8) Project Site Vantage Point

- The Commission observed the project site from an elevated vantage point, looking north-west across the site.
- The Commission asked the Applicant questions to clarify the location of specific elements of the proposed development, which was subsequently discussed.

9) Sensitive Receptors R11, R30 and R31

- The Commission observed the project site and sensitive receptors R11, R30 and R31 from Birriwa Bus Route North.
- The Applicant provided an overview of the location of the solar panels from the viewing point.

10) View of the Site from Sensitive Receptor R3

- The Commission observed the project site from sensitive receptor R3, looking east.
- The Applicant provided an overview of the panel setbacks and screen planting proposed on the project site.

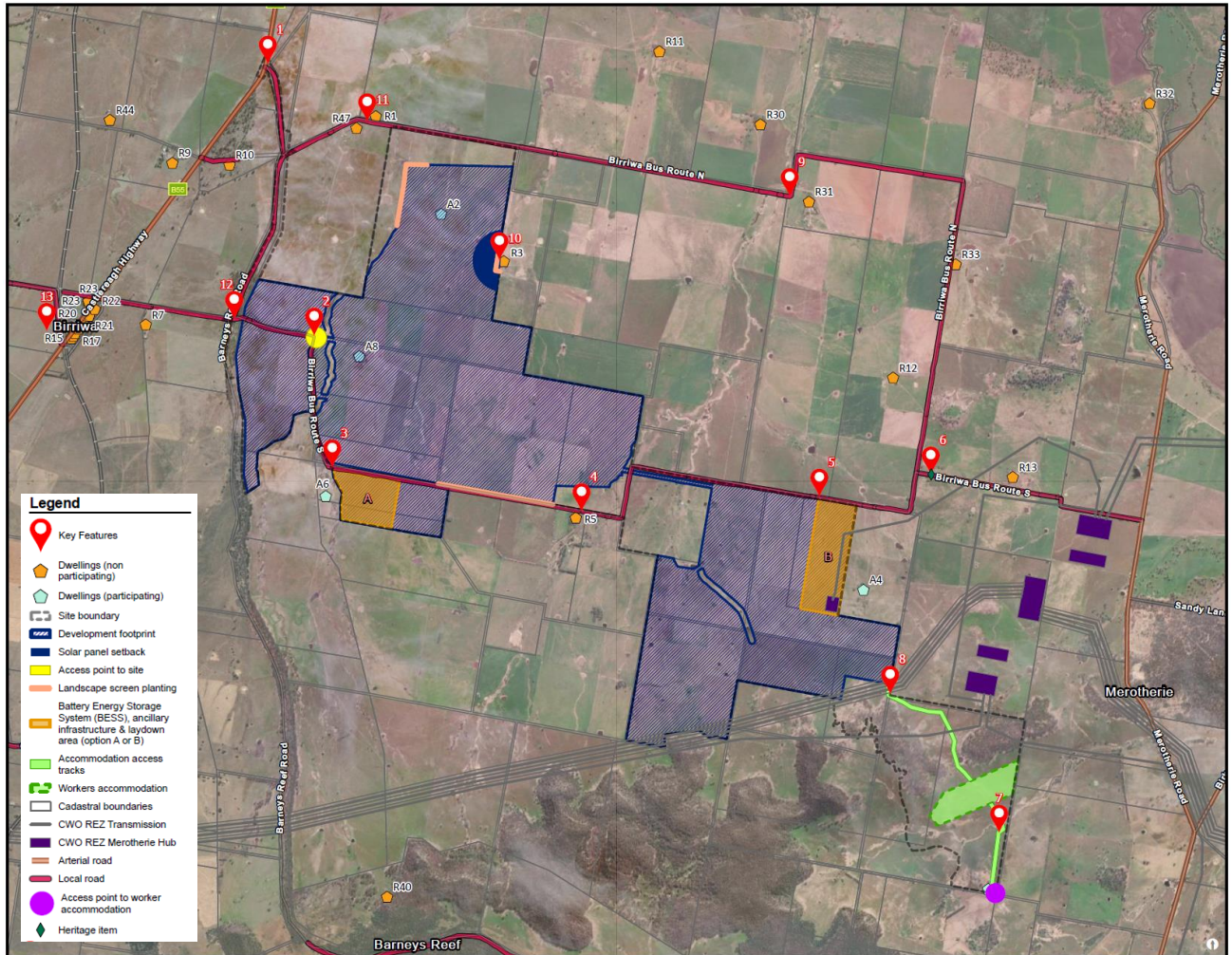
11) Solar Panel Setbacks and Vegetation Screening

- The Commission observed sensitive receptors R1, R47 and the project site from Birriwa Bus Route North
- The Applicant provided an overview of the panel setbacks and screen planting proposed on the project site
- The Commission advised the Applicant and community representatives that locations 12 (existing waste transfer station) and 13 (Birriwa Village) would be inspected by the Panel separately.

Meeting closed at: 1:10pm



SITE INSPECTION MAP





SITE INSPECTION PHOTOS

Figure 1 – Proposed Browns Creek Crossing Area



Figure 2 – Looking west across the southern portion of the project site



Figure 3 – Proposed Accommodation Facility Location looking south



Figure 4 – Proposed BESS Location Option A, looking east

