



RECORD OF SITE AND PROPERTY INSPECTION

SITE AND PROPERTY INSPECTION NOTES		
Project:	Spicers Creek Wind Farm (SSD-41134610)	
Meeting Location:	The Project Site and surrounding area	
Date:	Wednesday 28 August 2024	
Time:	9:00am to 2:15pm	
ATTENDEES		
Commissioners:	Neal Menzies Suellen Fitzgerald Michael Wright	Panel Chair
Office of the IPC:	Tahlia Hutchinson	Senior Planning Officer
Applicant: <i>(locations 1 to 8 only)</i>	Trish McDonald Alistair Smith Kristy Old Kate Thompson Kirsty Davies	A/Head of Project Development, Squadron Energy A/EGM Development, Squadron Energy Senior Project Developer, Squadron Energy Project Officer, Squadron Energy Manager Planning & Assessments, Umwelt
Local landowner: <i>(location 9 only)</i>	Andrew Glencross	Resident of Receiver SR009
LOCATIONS AND KEY OBSERVATIONS		
<p>1) Meeting point – intersection of Golden Highway and Sweeneys Lane</p> <ul style="list-style-type: none"> Opening statement by Panel Chair The Commission observed project site location, access point, Golden Highway, Sweeneys Lane and surrounding land uses The Applicant outlined the location and details of the proposed access point, intersection upgrade, materials sourcing and waste generation and management <p>2) Sweeneys Lane Site boundary</p> <ul style="list-style-type: none"> The Commission observed the existing road within the project site proposed to become a development road and proposed turbine locations The Applicant outlined proposed turbine locations in close proximity, the proposed site compound location, micro siting of turbines, wind monitoring towers and landholding arrangements <p>3) Stop 2 – Primary Site Access (Saxa Road/Tallawonga Road)</p> <ul style="list-style-type: none"> The Commission observed the existing road and proposed turbine locations The Applicant outlined proposed traffic, road and intersection upgrades, proposed site access points for oversize overmass vehicles and proposed Golden Highway/Saxa Road intersection upgrade being undertaken by Energy Co <p>4) Stop 3</p> <ul style="list-style-type: none"> The Commission observed proposed site compound location, wind monitoring tower, proposed hardstand areas and proposed turbine locations The Applicant outlined proposed site compound and concrete batching plant location, proposed transmission line location and neighbour agreements The Applicant outlined the proposed internal access roads The Applicant outlined overlapping exploration licenses and consultation and ongoing engagement with the two licence holders <p>5) Stop 4</p> <ul style="list-style-type: none"> The Commission observed the existing road, proposed turbine locations and proposed transmission line location The Applicant outlined third access point being only for heavy and light vehicles The Applicant outlined proposed monitoring and compliance processes to ensure project vehicles are 		



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contained to the roads on the designated routes

6) Stop 5

- The Commission observed proposed turbine locations, the proposed site compound locations, existing land uses and existing vegetation
- The Applicant outlined the options for battery storage locations
- The Applicant outlined the considerations and monitoring of Dapper Nature Reserve by their ecologists
- The Applicant outlined the natural vegetation corridors and their basis for considering that the project would have minimal impact on the behaviour of bird species using the corridors

7) Stop 6

- The Commission observed proposed turbine locations, a wind monitoring tower, Dapper Nature Reserve and trial Squadron Link equipment
- The Applicant outlined the proposed turbine heights and proposed cut and fill required
- The Applicant outlined the intended rollout of Squadron Link for the Project site

8) Stop 7

- The Commission observed the proposed location for the connection to a NSW Energy Co (Renewable Energy Zone) REZ transmission line, wind monitoring towers and location of non-associated residences
- The Applicant outlined the connection to the NSW Energy Co REZ transmission line and the consultation with residences within 5km and further than 5km from the Project site

9) Stop A - SR009 Property Visit

- The Commission observed the proposed turbine locations from the property, siting of residence on the property and the existing views of Bodangora Wind Farm
- The resident outlined the uses and extent of the property, the constraints of vegetation screening and the consultation with the Applicant to date

10) Stop B - Bald Hill Road

- The Commission observed the current condition of Bald Hill Road and the extent within Warrumbungle Shire Council

11) Stop C - Sandy Creek Road

- The Commission observed the current condition of Sandy Creek Road, the extent within Warrumbungle Shire Council and observed the location of receiver SCR010

Meeting closed at: 2:15pm



SITE INSPECTION MAP

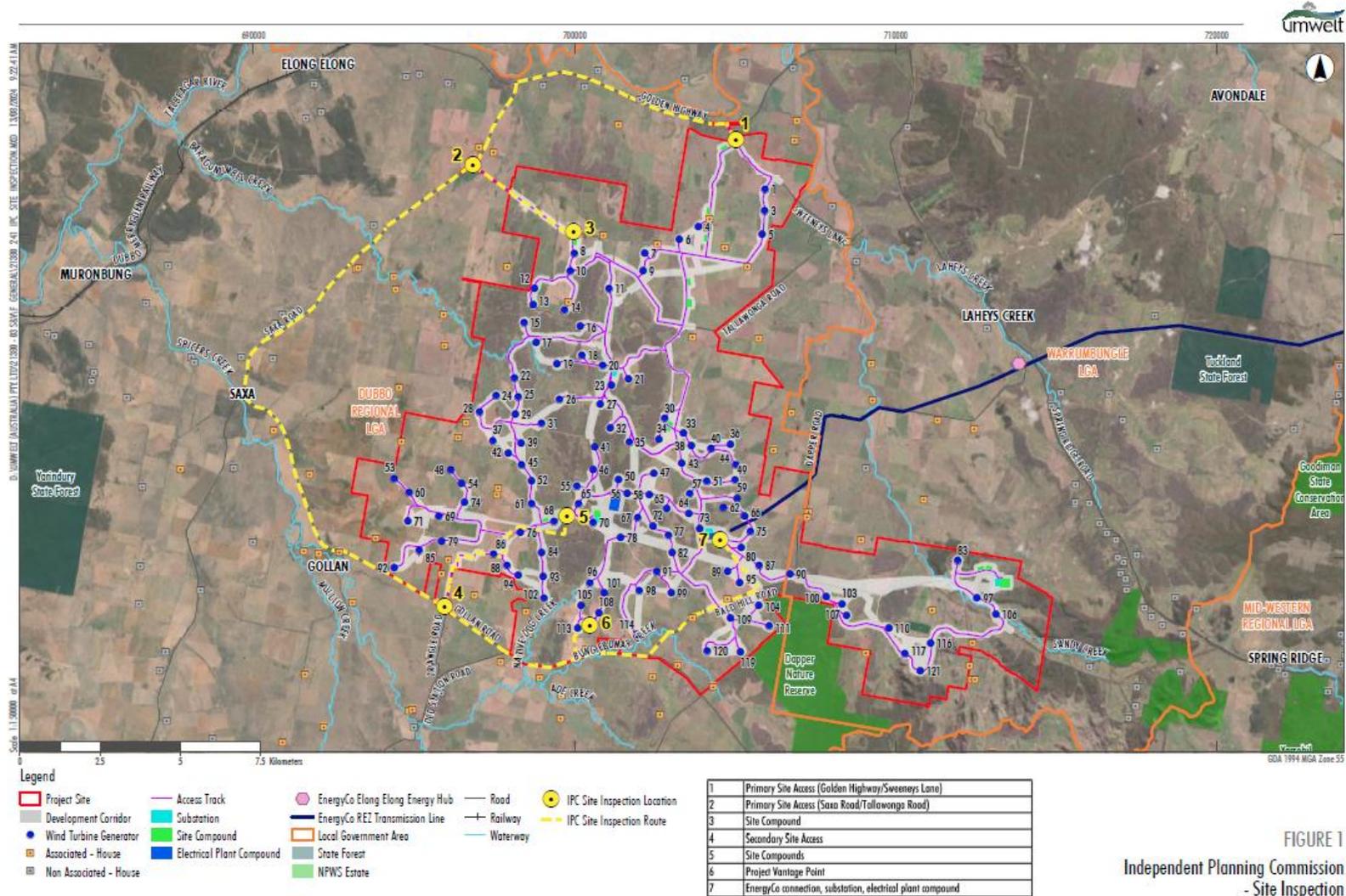


FIGURE 1
Independent Planning Commission
- Site Inspection

v1.1



LOCALITY TOUR MAP



v1.1



SITE INSPECTION PHOTOS

Figure 2 - Golden Highway/Sweeneys Lane intersection (site access point)



Figure 1 - Stop 4 (Proposed light and heavy vehicle only site access point)



Figure 4 - Stop 7 (wind monitoring tower)



Figure 3 - Receiver SR009 (view of proposed turbine locations from residence)

