



LG Ref: 40/16
DoP Ref: DAP/16/01072
Enquiries: Development Assessment Panels
Telephone: (08) 6551 9919

Mr Kenneth McNiff
Tilt Renewables Australia Pty Ltd
GPO Box 1512,
Adelaide SA 5001

**Mid-West/Wheatbelt JDAP – Shire of Dandaragan – DAP Application 40/16
Determination
Lot 3899 (914) Mullering Road, Cataby and Lot 105 (271) Mullering Road,
Cooljarloo
Solar Photovoltaic (PV) Facility and Associated Infrastructure**

Thank you for your application and plans submitted to the Shire of Dandaragan on 5 July 2016 for the above development at the abovementioned site.

This application was considered by the Mid-West/Wheatbelt Joint Development Assessment Panel at its meeting held on 29 September 2016, where in accordance with the provisions of the Shire of Dandaragan Local Planning Scheme No. 7, it was resolved to approve the application as per the attached notice of determination.

Should the applicant not be satisfied by this decision, a DAP Form 2 application may be made to amend or cancel this planning approval in accordance with regulation 17 of the *Planning and Development (Development Assessment Panels) Regulations 2011*.

Please also be advised that there is a right of review by the State Administrative Tribunal in accordance with Part 14 of the *Planning and Development Act 2005*. Such an application must be made within 28 days of the determination, in accordance with the *State Administrative Tribunal Act 2004*.

Should you have any queries with respect to the conditions of approval, please contact Mr David Chidlow on behalf of the Shire of Dandaragan on (08) 9652 0800.

Yours sincerely,

Michelle Tan

DAP Secretariat

4/10/2016

Encl. DAP Determination Notice
Approved plans

Cc: Mr David Chidlow
Shire of Dandaragan
PO Box 676,
Jurien Bay WA 6516





Planning and Development Act 2005

Shire of Dandaragan Local Planning Scheme No. 7

Mid-West/Wheatbelt Joint Development Assessment Panel

Determination on Development Assessment Panel Application for Planning Approval

Location: Lot 3899 (914) Mullering Road, Cataby and Lot 150 (271) Mullering Road, Cooljarloo

Description of proposed Development: Solar Photovoltaic (PV) Facility and Associated Infrastructure

In accordance with regulation 8 of the *Planning and Development (Development Assessment Panels) Regulations 2011*, the above application for planning approval was **granted** on 29 September 2016, subject to the following:

- a) determine that the use “Solar Photovoltaic Facility” is consistent with the objectives of the “Rural” zone and is therefore permitted under section 3.4.2 of the Shire of Dandaragan Local Planning Scheme No. 7.
- b) approve Department of Planning application reference DAP/16/01072 and accompanying plans, Drawing 717 Revision A Version 2 dated 5 May 2016 and Drawing 719 Revision A Version 1 dated 19 April 2016 contained in Volume 2 of the development report prepared by Wind Prospect Pty Ltd on behalf of Tilt Renewables Australia Pty Ltd dated 1 June 2016 (Revision D) in accordance with Regulation 68 (2) of the deemed provisions Planning and Development (Local Planning Schemes) Regulations 2015 subject to the following conditions:

Conditions:

1. All development shall accord with the Development Application Report prepared prepared by Wind Prospect Pty Ltd dated 1 June 2016 (Revision D) and subject to any modifications required as a consequence of any condition(s) of this approval;
2. The endorsed plans shall not be modified or altered without the prior approval of the Midwest/Wheatbelt (Central) JDAP in accordance with Regulation 17 of the Planning and Development (Development Assessment Panels) Regulations 2011;
3. This decision constitutes planning approval only and is valid for a period of five years from the date of approval. If the subject development is not substantially commenced within the five year period, the approval shall lapse and be of no further effect;
4. The proponent is to prepare, submit and adhere to a Traffic Management Plan to the requirements Main Roads WA and approval of the Local Government prior to the commencement of construction works, with all costs met by the proponent including for condition surveys and any costs



associated with the design, construction and maintenance (over a specified defect liability period) of identified required upgrades.

5. The Proponent shall prepare a Traffic Feasibility Study and Delivery Method Statement, prior to the commencement of construction works, identifying any roads under the care and control of the Shire of Dandaragan that may form part of the transport route for products from the relevant port and / or local manufacturers to the site during the construction period. Any damage caused to that road(s) by the Proponent or the Proponent's contractors shall be repaired at the Proponent's expense to the satisfaction of the Shire of Dandaragan.
6. The Proponent shall, at the Proponent's expense, prior to the commencement of construction works, construct and drain a sealed access driveway(s) from Mullering Road to the property boundary to the satisfaction of the Shire of Dandaragan.
7. The Proponent shall prepare and implement a Management Plan, prior to the commencement of construction works, to the satisfaction of the Shire of Dandaragan, that;
 - minimises the impact of the approved development on the amenity of the locality due to the transportation of materials to and from the site;
 - details the temporary land uses, the built form of structures and the operation and management of those temporary uses;
 - addresses the proponents response to fire and emergency incidents;
 - ensures the use of buildings, works and materials on the site do not generate unreasonable levels of noise, vibration, dust, drainage, wastewater, waste products or reflected light;
 - manages weed and pest nuisances on the site and in the locality; and
 - addresses the post construction operations of the site and the removal of temporary structures;

Advice Notes:

1. The proponent may wish to consider providing greater than minimum fire mitigation strategies to protect against bush fire events.
2. Storage tanks should be fitted with BFB coupling or a standpipe installed to allow for fast flow.
3. Bulk water supply for fire suppression be made available to all Emergency Services within the Shire. Building Protection zones and Firebreaks will have to be adhered to.
4. All designs associated with the proposal are to comply with the requirements of the Civil Aviation Safety Authority (CASA).
5. In relation to condition 4, prior to the commencement of any site work, the proponent is responsible to ensure that the Traffic Management Plan is lodged to Main Roads Mid West-Gascoyne Region for review and subsequently the Local Government for its approval. The Traffic Management Plan shall incorporate a Traffic Statement or Assessment (as appropriate) in accordance with the WAPC guideline, "Transport Assessment Guidelines for



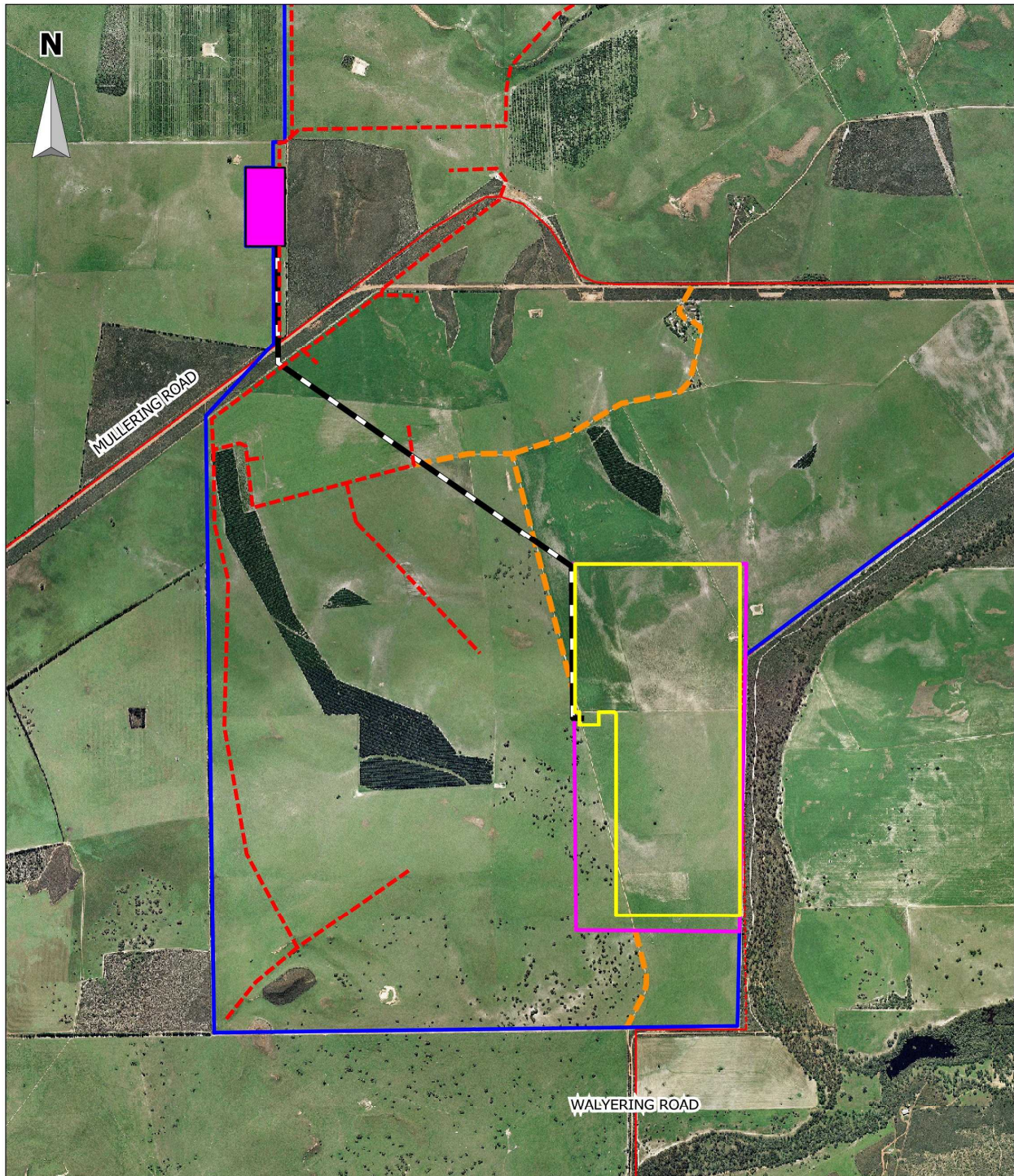
Developments” to ensure that impacts to intersections and the Main Roads network are addressed. The Traffic Management Plan shall include the identification of any necessary road upgrading and the provision of a dilapidation survey prior to and at the completion of the development with any damage caused to the road network used by transport vehicles accessing the site to be repaired to the requirements and approval of either Main Roads WA or the Local Government (this being dependent upon the responsible management authority of the relevant section of road reserve). Once the Traffic Management Plan is approved, the proponent from time to time is responsible to ensure that all installations, activities and processes carried out at all times and in all respects are in accordance with the Traffic Management Plan.

6. The Shire will not accept any responsibility for the failure of any pavement constructed by the Proponent within the site.
7. The Proponent is reminded of their obligations under Section 136 of the Planning & Development Act.
8. The Proponent is advised that components of the project identified in this approval are located on an adjoining title and securing long term tenure of that infrastructure is the responsibility of the Proponent.
9. This is planning approval only and a building permit for temporary and permanent structures must be obtained for this development prior to construction commencing.
10. Should the applicant be aggrieved by this decision, or any conditions imposed, there is a Right to Review under the Planning and Development Act 2005. An application for Review must be submitted in accordance with Part XIV of the Planning and Development Act within 28 days of the date of the decision to:

The State Administrative Tribunal
GPO Box U1991
PERTH WA 6845

11. Shire of Dandaragan is to be advised of completion of the solar facility.

Where an approval has so lapsed, no development shall be carried out without further approval having first been sought and obtained, unless the applicant has applied and obtained Development Assessment Panel approval to extend the approval term under regulation 17(1)(a) of the *Planning and Development (Development Assessment Panels) Regulations 2011*.



LEGEND

- | | | | |
|-----------------------------|-------------------------|---|---------------|
| PROPOSED SOLAR PLANT | | WADDI WIND FARM
(INDICATIVE
PURPOSES ONLY) | |
| | SOLAR PLANT MODULE AREA | | BOUNDARY |
| | SOLAR PLANT PLOT AREA | | SUBSTATION |
| | DISTRIBUTION LINE | | ACCESS TRACKS |
| | ACCESS TRACK OPTIONS | | |

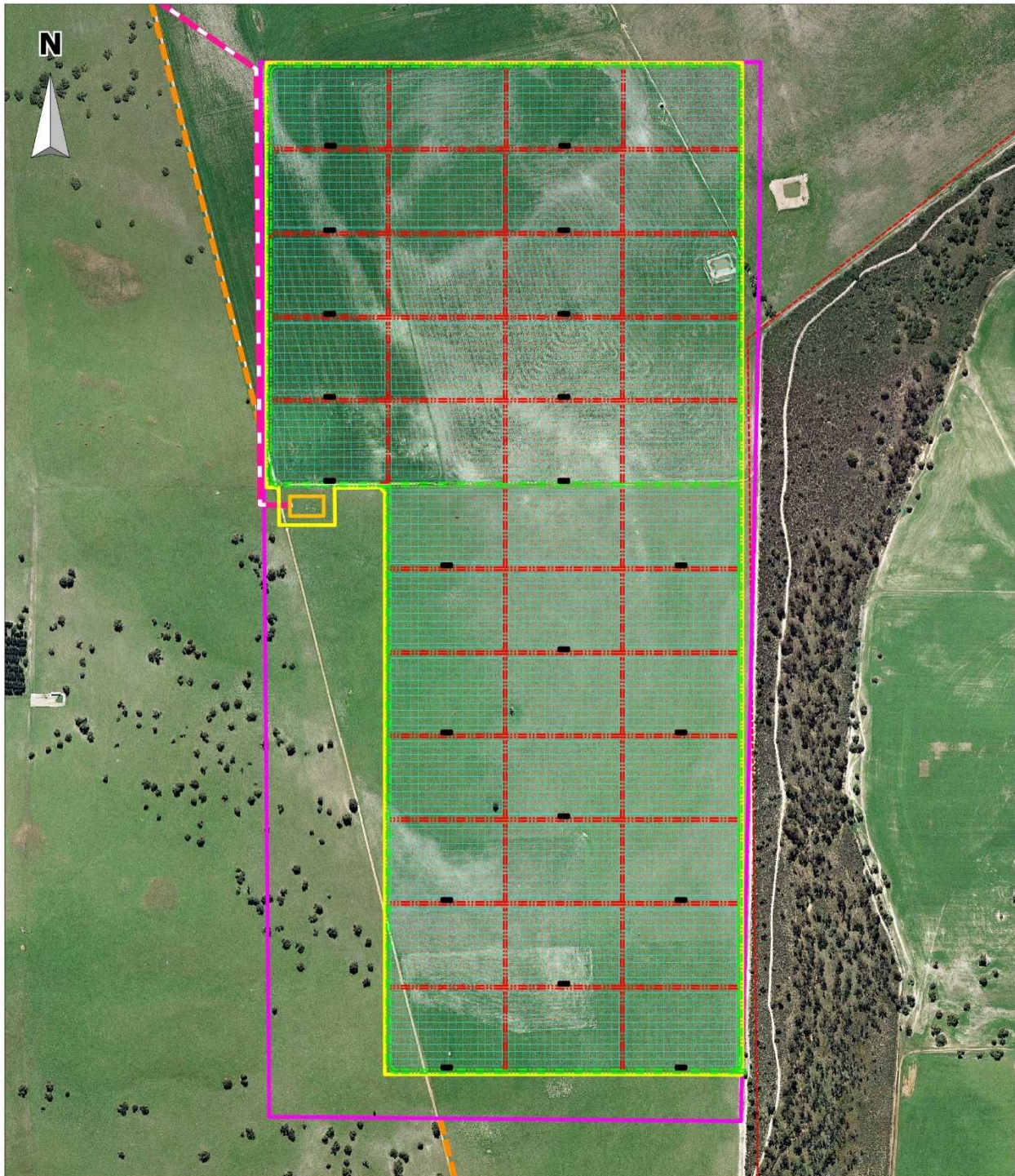
COMPANY TRUSTPOWER AUSTRALIA
HOLDINGS PTY LTD

TITLE ATTACHMENT 3:
WADDI SOLAR PLANT
GENERAL LAYOUT



DATE	5 MAY 2016	DRAWN BY	A. SLUCZANOWSKI
JOB NO.	080407	CHECKED BY	B. PURCELL
DWG NO.	717	SHEET	1 OF 1
REVISION	A	SIZE	A4
VERSION	2	PROJECTION	Australia MGA94 (50)

SCALE 1:27000
0 1 km



LEGEND

PROPOSED INFRASTRUCTURE

- SOLAR PLANT MODULE AREA
- SOLAR PLANT PLOT AREA
- - - DISTRIBUTION LINE
- - - ACCESS TRACK OPTIONS
- PV MODULE AREA
- INVERTER
- - - PERIMETER ACCESS TRACK
- - - INTERNAL ACCESS TRACK
- MAINTAINANCE AND CONTROL BUILDING

COMPANY **TRUSTPOWER AUSTRALIA HOLDINGS PTY LTD**

TITLE **ATTACHMENT 4:
WADDI SOLAR PLANT
DETAILED LAYOUT**

DATE	19 APR 2016	DRAWN BY	A. SLUCZANOWSKI
JOB NO.	080407	CHECKED BY	B. PURCELL
DWG NO.	719	SHEET	1 OF 1
REVISION	A	SIZE	A4
VERSION	1	PROJECTION	Australia MGA94 (50)

SCALE 1:9400
0 400 m

