

29 June 2023
Reference: 2021-132

Ms Kim Hossack
General Manager
Central Highlands Council
19 Alexander Street
BOTHWELL TAS 7030

By email: development@centralhighlands.tas.gov.au

Dear Madam

**ST PATRICKS PLAINS WIND FARM
COMBINED PLANNING AND LEVEL 2 APPLICATION**

Please find attached a planning permit application and supporting documentation for the St Patricks Plains Wind Farm.

The application comprises 32 individual documents which are detailed overleaf. This includes documentation required by Council in its assessment of the application under the Tasmanian Planning Scheme -Central Highlands in accordance with the requirements of the *Land Use Planning and Approvals Act 1993* (LUPAA) as well as documentation required by the EPA Tasmania (EPA) for its assessment under the *Environmental Management and Pollution Control Act 1993* (EMPCA).

The Environmental Impact Statement (EIS) and appendices have been submitted to the EPA pursuant to section 27FA of EMPCA and have been conditionally accepted on the 26 June 2023 subject to minor changes to the EIS. These minor changes are incorporated into the version submitted with this letter. The EPA has been provided with an updated version of the EIS, however, we understand that Council will formally refer the application to the EPA pursuant to section 25(1) of EMPCA.

There are 23 different land parcels/titles affected by the application: Owners of 21 private land parcels/titles who have been formally notified of the application and Delegates/representatives of two crown land owners who have granted land owner consent pursuant to Section 52(1B) of LUPAA. The private landowners have been part of the project development phase for a long period of time with ongoing engagement through the proponent, Ark Energy Projects.

We understand that Council will generate an invoice for payment of application fees. It would be appreciated if this invoice can be directed to St Patricks Plains Wind Farm Pty Ltd. Payment will be arranged immediately.

We note that this application is being formally submitted to Council electronically, however we will arrange for a hard copy of all documentation to be delivered to Council in the next week to assist with any requirements relating to public notification. Should you require more than one (1) hard copy please do not hesitate to advise us.

Should you have any queries regard this application, please do not hesitate to contact Caroline Lindus, Technical Planning Lead, who will be ERA's first point of contact for the application. Her details are provided on the application form.

Yours sincerely,



Emma Riley, RPIA (Fellow), GAICD
Director

Attachments *Covering letter Ark Energy Projects Pty Ltd_29 June 2023*
St Patricks Plains Wind Farm_Planning Application Form_6 Mar 2023
Title documentation for 21 titles.
PWS Consent to DA – 6011 Highland Lakes Road Steppes – St Patricks Plains Wind Farm Pty Ltd
PWS Instrument of Delegation_LUPAA_DGL to Various
PWS Signed St Patricks Plains Wind Farm_Planning Application Form_6 Mar 2023
DSG Consent to DA – St Patricks Plains Wind Farm adjacent to Highland Lakes Road
DSG Instrument of Delegation
DSG Signed St Patricks Plains Wind Farm_Planning Application Form_6 Mar 2023
St Patricks Plains Wind Farm_Supporting planning report_8 Mar 2023_V2 maps
St Patricks Plains Wind Farm_Reconnaissance Landslide Risk Assessment_6 Jul 2023
St Patricks Plains Wind Farm_BEES Site Plan_12 Sept 2019
St Patricks Plains Wind Farm_Met Mast Plan and Elevations_17 Feb 2023
St Patricks Plains Wind Farm_O&M Facility General Arrangement_14 Jul 2021
St Patricks Plains Wind Farm_O&M Facility Elevations_16 Dec 2022
St Patricks Plains Wind Farm_Preliminary Access Plans and Details_4 Aug 2022
St Patricks Plains Wind Farm_Typical WF Design Criteria_22 Aug 2022
St Patricks Plains Wind Farm EIS EIS_29 Jun 2023
St Patricks Plains Wind Farm EIS Appendix A - General design principles
St Patricks Plains Wind Farm EIS Appendix B - Avifauna report
St Patricks Plains Wind Farm EIS Appendix C - Terrestrial flora and fauna report
St Patricks Plains Wind Farm EIS Appendix D - Noise assessment
St Patricks Plains Wind Farm EIS Appendix E - Background noise assessment
St Patricks Plains Wind Farm EIS Appendix F - Socio-economic report
St Patricks Plains Wind Farm EIS Appendix Ha - Visual Impact Assessment Vol 1
St Patricks Plains Wind Farm EIS Appendix Hb - Visual Impact Assessment Vol 2
St Patricks Plains wind Farm EIS Appendix I - Shadow flicker assessment
St Patricks Plains Wind Farm EIS Appendix J - Hydrogeology Report
St Patricks Plains Wind Farm EIS Appendix K - Reconnaissance Acid Sulfate Soils Report

St Patricks Plains Wind Farm EIS Appendix L - EPA Tasmania avian mortality monitoring plan guidelines

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SIGNED EPA Proponent Letter – D23-175727 – St Patricks Plains Wind Farm EIS conditionally accepted