

## Ordinary Council Meeting

8 November 2022

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# Appendix 8.1

OCM Minutes

October 2022







Shire of  
**Collie**

# MINUTES

of the

## ORDINARY MEETING OF COUNCIL

held on

Tuesday, 11 October 2022

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**MINUTES - ORDINARY MEETING OF COUNCIL**  
Tuesday, 11 October 2022

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Minutes of the Ordinary Meeting of the Collie Shire Council held in Council Chambers, 87 Throssell Street Collie, on Tuesday, 11 October 2022 commencing at 7:03pm.

**1. OPENING/ATTENDANCE/APOLOGIES & LEAVE OF ABSENCE**

**PRESENT:** Sarah Stanley Councillor (Presiding Member)  
Ian Miffling OAM JP Councillor (Deputy Member)  
John Kearney Councillor  
Joe Italiano Councillor  
Leonie Scoffern Councillor  
Michelle Smith Councillor  
Brent White Councillor  
Rebecca Woods Councillor

Stuart Devenish Chief Executive Officer  
Matthew Young Director Development Services  
Rick Miller Director Technical Services  
Nicole Wasmann Director Corporate Services  
Hasreen Mandry Finance Manager  
Sue Mearns Executive Assistant

**APOLOGIES:** Brett Hansen Councillor  
Gary Faries Councillor  
Elysia Harverson Councillor

**GALLERY:** Nola Green – Press  
Amy Dorozenko - Press  
Dennis Gray  
David Churches  
Patrick Honeywill  
Trevor Walkington  
Sherilyn Walkington  
Kerry Roberts

1.1 Councillors granted Leave of Absence at previous meeting/s.

Nil

1.2 Councillors requesting Leave of Absence for future Ordinary Meetings of Council.

Nil

1.3 Councillors who are applying for Leave of Absence for this Ordinary Meeting of Council.

Councillors Faries, Hansen, and Harverson are seeking a leave of absence for this Ordinary Council Meeting.

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**9067**

**Moved: Cr Kearney**

**Seconded: Cr White**

**That Council grant Councillors Faries, Hansen, and Harverson a Leave of Absence for this Ordinary Council Meeting.**

**CARRIED 8/0**

**2. PUBLIC QUESTION TIME**

Patrick Honeywill asked the following question:

Would Council comment on Camping at Buckingham Hall and persons continuing to camp in the area on an ongoing basis, including the dates of 15 September and 4 October 2022.

Response: Mr Young advised that Council were aware that a number of persons were camping at Buckingham Hall reserve and confirmed that a number of these persons are homeless. The campers have been spoken to by Shire staff particularly with regards to their length of stay and keeping the area clean and tidy.

The Shire is investigating future options for the Buckingham Hall precinct and will later release an EOI for future options for the hall and land surrounding. Campers have been advised of this work and advised that they will be invited to comment at that time.

**3. RESPONSES TO PREVIOUS PUBLIC QUESTIONS TAKEN ON NOTICE**

Nil

**4. DISCLOSURE OF FINANCIAL INTEREST**

The Chief Executive Officer advised that Disclosures of Interest had been received from Councillors/staff as listed below:

| <b>Councillor/Staff</b> | <b>Agenda Item</b>   | <b>Disclosure</b>                |
|-------------------------|--|----------------------------------|
| Cr Stanley              | Item – 13.1<br>Proposed Bed and Breakfast at Lot 63; 31 Evans Street, Collie | Financial – Business Partnership |

**5. PETITIONS/DEPUTATIONS/PRESENTATIONS/SUBMISSIONS**

Members of the public invited by the Chairperson may address the meeting after Standing Orders have been suspended.

Nil

**6. NOTIFICATION OF MATTERS FOR WHICH THE MEETING MAY BE CLOSED TO THE PUBLIC**

There are no matters for which it is anticipated that the meeting will be closed to the public.

**7. ITEMS BROUGHT FORWARD DUE TO INTEREST BY ATTENDING PERSONS**

Items 13.1, 13.4 and 13.5 were brought forward due to interested attending persons.

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Cr Stanley declared a financial interest in Item 13.1.

Cr Stanley left the room at 7.08pm. Cr Miffley then took the Chair and became Presiding Member.

**13.1 Proposed Bed and Breakfast - Lot 63; 31 Evans Street, Collie**

|                              |   |
|------------------------------|---|
| <b>Reporting Department:</b> | Development Services  |
| <b>Reporting Officer:</b>    | Isabel Fry - Town Planner   |
| <b>Accountable Manager:</b>  | Matt Young - Director Development Services                                  |
| <b>Legislation</b>           | <i>Planning and Development Act 2005</i>                                    |
| <b>File Number:</b>          | A2923   |
| <b>Appendices:</b>           | Appendix 13.1.A - Development Application<br>Appendix 13.1.B - Location Map |
| <b>Voting Requirement</b>    | Simple Majority   |

**Report Purpose:**

For Council to determine an application for development approval for a proposed Bed and Breakfast at Lot 63; 31 Evans Street, Collie.

**9068**

**Officer's Recommendation/Council Decision:**

**Moved: Cr Italiano**

**Seconded: Cr Scoffern**

**That Council resolves to approve the application for development approval for a Bed and Breakfast at Lot 63, No. 31 Evans Street, Collie, subject to the following conditions:**

- 1. All development shall be in accordance with the approved development plans which form part of this development approval.**
- 2. This development approval will expire if the approved development has not substantially commenced within two years from the date of issue of the approval, or, within any extended period of time for which the Shire of Collie has granted prior written consent.**
- 3. Prior to commencement, two carparking bays are to be provided for the exclusive use of Bed and Breakfast guests in accordance with the approved development plans.**
- 4. Guests shall be directed to park their vehicles on the allocated car parking bays and not on the road verge.**
- 5. Guest vehicles are not to be parked within the road reserve at any time.**
- 6. Signage for the business will be limited to 0.2m<sup>2</sup>, unless otherwise agreed by the Shire.**
- 7. The business shall not cause injury to or adversely affect the amenity of the neighbourhood.**
- 8. The owner shall manage the behaviour of Bed and Breakfast guests so**

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**that they do not unreasonably impact on adjacent neighbours.**

**CARRIED 7/0**

**Background:**

An application for development approval has been lodged by Albert (Trevor) and Sherilyn Walkington, owners of Lot 63; 31 Evans Street, Collie, for a proposed Bed and Breakfast (refer Appendix 13.1.A).

The subject site is 1177m<sup>2</sup> in area and is located approximately 1.5km north east of the Town Centre (refer Appendix 13.1.B). The subject site is zoned Residential R15 and has an existing four bedroom, two bathroom dwelling.

The proposed Bed and Breakfast is to be operated within the dwelling wherein the owner will be living on site and continue to utilise the existing living/dining, kitchen, study, theatre, bedroom 2 and master suite. Bed and Breakfast guests will have exclusive use bedrooms 3 and 4 and the adjoining bathroom/toilet.

No additional cooking or sink facilities are proposed. Parking for guests, provided at a rate of 2 bays, is proposed to be located inside the property boundary, within the front setback.

The property is serviced by the Shire's waste collection service and has mains power, water and sewer connected. Signage will need to meet Council requirements (ie. limited to signage being 0.2 square metres in area). It is not anticipated that there will be any issues with noise as the owner will be onsite to manage the guests. Bed and Breakfast is an 'A' use within the Residential zone which means the use is not permitted unless the local government has exercised its discretion by granting development approval after advertising the application in accordance with clause 64 of the Deemed Provisions.

**Statutory and Policy Implications:**

Shire of Collie Local Planning Scheme No. 6

17. Table 4 - Zoning Table  
Bed and Breakfast - 'A' (Residential Zone)

40. Land Use Terms Uses

*bed and breakfast means a dwelling —*

- (a) *used by a resident of the dwelling to provide short-term accommodation, including breakfast, on a commercial basis for not more than 4 adult persons or one family; and*
- (b) *containing not more than 2 guest bedrooms;*

Schedule 1- Development Standards - Carparking Requirement

*1 bay per employee plus 1 bay per guest bedroom in addition to the residential requirement in accordance with the Residential Design Codes.*

Planning and Development (Local Planning Schemes) Regulations 2015

64. Advertising Applications

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- (b) *must advertise an application for development approval in accordance with subclause (4) if the application is not a complex application and –*  
*(i) related to development that is a class A use in relation to the zone in which the development is located.*

Given this is a 'A' land use there is no delegated authority for officers to determine this application.

**Budget Implications:**

Nil

**Communications Requirements:**

The public advertising period was conducted from 6 to 20 September 2022 and communications were made via letters mailed to adjoining landowners.

No submissions were received during the advertising period.

**Strategic Community Plan/Corporate Business Plan Implications:**

Goal 4: Our Built Environment: Infrastructure, amenities and development that supports the needs and aspirations of the community.

Outcome 4.1 Appropriate Land Use, Development and Heritage Conservation;

Strategy 4.1.1: Support and promote the conservation and maintenance of heritage buildings, sites and places of interest.

**Comment:**

A Bed and Breakfast can be considered in the Residential zone where it has been determined that the development will not cause detriment to the amenity of the neighbourhood. The proposal includes the provision of adequate facilities for the number of guests proposed and complies with the definition for Bed and Breakfast under the Shire of Collie Local Planning Scheme No.6.

The property is in relatively close proximity to the town centre which ensures guests have access to any required amenities and services.

With effective management measures in place, the proposed Bed and Breakfast is unlikely to cause detriment to the amenity of the neighbourhood. The accommodation is hosted by the owners of the property which will assist in ensuring noise levels remain acceptable and do not impact on adjoining properties. The owners / managers are also able to ensure that the designated guest car parking bays are utilised and that no guest vehicles are parked in the road reserve at any time.

It is recommended that Council approve the proposed Bed and Breakfast, subject to conditions. The proposal will contribute to the supply of tourist accommodation in the Shire which is needed to service the increased number of tourists to the area.

Cr Stanley returned to the room at 7.09pm and resumed the Chair as Presiding Member.

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**13.4 Trading Permit Application for the campsites adjacent to the Collie River Valley Tourist Park**

|                              |  |
|------------------------------|--|
| <b>Reporting Department:</b> | Development Services   |
| <b>Reporting Officer:</b>    | Isabel Fry – Town Planner  |
| <b>Accountable Manager:</b>  | Matt Young – Director Development Services   |
| <b>Legislation</b>           | Shire of Collie Activities in Thoroughfares and Public Places and Trading Local Law 2012 |
| <b>File Number:</b>          | A4346  |
| <b>Appendices:</b>           | Appendix 13.4.A - Tourist Park Trading Permit Site Plan                                  |
| <b>Voting Requirement</b>    | Simple Majority  |

**Report Purpose:**

For Council to consider an application for a trading permit under the Shire of Collie's Activities in Thoroughfares and Public Places and Trading Local Law 2012, for campsites in the Lyall Street road reserve adjacent to the Collie River Valley Tourist Park.

**9069**

**Council Decision:**

**Moved: Cr Miffing**

**Seconded: Cr Smith**

**That Council:**

1. Approve the application for a trading permit under the Shire of Collie's Activities in Throughfares and Public Places and Trading Local Law 2012, for campsites in the Lyall Street road reserve adjacent to the Collie River Valley Tourist Park, in accordance with the site plan shown in Appendix 13.4.A and subject to the following conditions:
  - a) This permit is to be renewed annually and valid for a period consistent with the terms of the lease of the Collie River Valley Tourist Park over Reserve 36454, or until the road reserve is required for another purpose;
  - b) The Collie River Valley Tourist Park is required to maintain a valid licence under the Caravan Parks and Camping Grounds Regulations 1997, to the satisfaction of the Shire's Environmental Health Officer;
  - c) The Collie River Valley Tourist Park shall maintain public liability insurance of not less than \$10 million, or the amount as stipulated by the applicable lease agreement;
  - d) The Collie River Valley Tourist Park shall abide by the conditions set under Part 6 Division 1 - Stallholders and Traders in the Shire of Collie Activities in Thoroughfares and Public Places and Trading Local Law 2012; and



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- e) This permit is only valid for camping in the location specified on the permit.
2. Advise the applicants that future planning in the locality may identify the need for the Lyall Street road reserve to be used for another purpose and at that the trading permit will be reviewed at that time.

**CARRIED 8/0**

**Background:**

The current leaseholders of Reserve 36454 and operators of Collie River Valley Tourist Park, Patrick and Lorna Honeywell, have applied to use the unconstructed Lyall Street road reserve abutting the Tourist Park reserve for campsites (refer Appendix 13.4.A).

This portion of road reserve, which also encompasses the Tourist Park entry off Porter Street has historically been used as part of the Tourist Park for camping, and existing fencing of the area reflects this.

The Shire surveyed the Reserve 36454 in 2019/2020 (see below) and the boundary of the fenced campsite area is clearly identified as an anomaly that was not identified when the lease over Reserve 36454 was finalised in 2020.



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The Collie River Valley Tourist Park lease only covers Reserve 36454 and does not extend to cover the campsite area. The lease over Reserve 36454 commenced from 21 January 2020 for a 5 year period and has further 3, 5-year extension options (to 21 January 2025, 21 January 2030 and 21 January 2035).

While the portion of road reserve has continued to be used on an informal basis, the operators now wish to gain greater surety over their ability to allow continued camping over this land.

The Tourist Park uses this area to accommodate up to 10 tent sites and is the only area in the park which can accommodate soft floor campers and tents, due to the hard surfaces on the remainder of the park. The sites attract a fee of \$40 per site, per night and according to the operators this campsite area generates over \$10,000 in fees per annum for the park.

The operators of the Tourist Park initially requested that the Shire undertake the process to have the road closed and the portion of road reserve be amalgamated with Reserve 36454 or that the Shire reduces the rates and monthly lease to reflect the Tourist Park being unable to utilise the area for camping. Road closure is presumptive in advance of any master planning in this locality, to address future development. Additionally, road closure is a lengthy process and would not address the immediate needs of the operators.

As a result of the above, alternative options have been explored to approve the use of the road reserve for camping/trading and give the operators certainty to take bookings for the sites 12 months in advance. Following a meeting on-site at the Tourist Park it was agreed the best way forward would be for the Tourist Park to obtain a trading in public places permit to allow for commercial activity in a public thoroughfare (ie. the Lyall Street road reserve).

**Statutory and Policy Implications:**

Shire of Collie Activities in Thoroughfares and Public Places and Trading Local Law 2012 governs trading permits.

Division 3—General Clause 7.6 relates to the duration of a permit and states:

*A permit is valid for one year from the date on which it is issued, unless it is—*

- (a) otherwise stated in this local law or in the permit; or*
- (b) cancelled under clause 7.10.*

**7.7 Renewal of permit**

- (1) A permit holder may apply to the local government in writing prior to expiry of a permit for the renewal of the permit.*

- (2) The provisions of—*

- (a) this Part; and*
  - (b) any other provision of this local law relevant to the permit which is to be renewed, shall apply to an application for the renewal of a permit mutatis mutandis.*

**Budget Implications:**

The Shire applies the following 2022/23 fees for trading in public places:

|                  |       |
|------------------|-------|
| Permit – 1 day   | \$30  |
| Permit – 1 week  | \$60  |
| Permit – 1 month | \$110 |

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|                    |       |
|--------------------|-------|
| Permit – 3 months  | \$190 |
| Permit – 6 months  | \$290 |
| Permit – 12 months | \$495 |

**Communications Requirements:**

The proposal is not required to be publicly advertised.

**Strategic Community Plan/Corporate Business Plan Implications:**

Goal 4: Our Built Environment: Infrastructure, amenities and development that supports the needs and aspirations of the community.

*Outcome 4.1 Appropriate Land Use, Development and Heritage Conservation;*

*Strategy 4.1.4: Support and promote the conservation and maintenance of heritage buildings, sites and places of interest.*

**Comment:**

The Collie River Valley Tourist Park is supported to continue to utilise the subject portion of Lyall Street for camping until more comprehensive planning is undertaken over the area in the form of a master plan or more formal structure plan. At present, there is no need for a road to be constructed in the reserve, however formally closing the road may impact the future development potential of the Tourist Park and surrounding land.

The proposal does not follow the conventional application of the Shire's Activities in Thoroughfares and Public Places and Trading Local Law, which is usually used for retail/mobile traders. The Local Law, however, does not prohibit a permit being issued for commercial camping in a thoroughfare and the proposal is not anticipated to cause a nuisance to the locality as it has been functioning in this manner for a number of years.

It is recommended that Council approve the application for a trading permit under the Shire of Collie's Activities in Thoroughfares and Public Places and Trading Local Law 2012, for campsites in the Lyall Street road reserve adjacent to Collie River Valley Tourist Park, subject to conditions. The period of the trading permit for the campsites should be aligned to coincide with the lease period over Reserve 36454. However, should the road reserve be identified as necessary for other uses as part of comprehensive planning in the locality then the trading permit should be reviewed at that time.

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**13.5 Scheme Amendment No. 1 to Local Planning Scheme No. 6**

|                              |  |
|------------------------------|--|
| <b>Reporting Department:</b> | Development Services   |
| <b>Reporting Officer:</b>    | Katya Tripp – Project Planner  |
| <b>Accountable Manager:</b>  | Matt Young – Director Development Services   |
| <b>Legislation</b>           | <i>Planning and Development Act 2005</i><br><i>Planning and Development (Local Planning Schemes) Regulations 2015</i>                          |
| <b>File Number:</b>          | LUP/058  |
| <b>Appendices:</b>           | Appendix 13.5.A - Omnibus Scheme Amendment Report<br>Appendix 13.5.B- Letter from land owners of Lot 51 Patstone Road scheme amendment request |
| <b>Voting Requirement</b>    | Simple Majority  |

**Report Purpose:**

For Council to adopt omnibus amendment No. 1 to Local Planning Scheme No. 6 enabling referral to the EPA and subsequent public advertising.

**9070**

**Officer's Recommendation/Council Decision:**

**Moved: Cr Miffling**

**Seconded: Cr Italiano**

**That Council pursuant to the provisions of the *Planning and Development Act 2005* and *Planning and Development (Local Planning Schemes) Regulations 2015*, resolves to:**

- 1. In accordance with Section 75 of the *Planning and Development Act 2005*, initiate omnibus amendment No.1 to the Shire of Collie Local Planning Scheme No. 6 as shown in Appendix 1;**
- 2. In accordance with Regulation 35(2) of the *Planning and Development (Local Planning Schemes) Regulations 2015*, determines that the amendment referred to in resolution 1. above is a standard amendment for the following reasons:**
  - a) The proposed amendments to the scheme map, scheme text, development requirements and land use changes are consistent with the objectives of the zones which they relate;**
  - b) It is consistent with the intent of the Local Planning Strategy;**
  - c) It is considered to have minimal impact on land in the Scheme area that is not the subject of the amendment;**
  - d) It does not result in any significant environmental, social, economic or governance impacts on land in the scheme area;**
  - e) It is not considered a complex or basic amendment;**
- 4. Authorise that the amendment documentation be signed as required by**

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- the Shire President and the Chief Executive Officer;
5. Refer the amendment to the Environmental Protection Authority for assessment in accordance with the requirements of Section 81 of the *Planning and Development Act 2005*;
  6. Subject to the Environmental Protection Authority determining that an environmental review is not required, resolve, to proceed to advertise the amendment for a period of 42 days in accordance with Regulation 47 and Regulation 76A of the *Planning and Development (Local Planning Schemes) Regulations 2015*.

**CARRIED 8/0**

**Background:**

The Shire of Collie's Local Planning Scheme No.6 (the Scheme) was gazetted on the 20 December 2021.

Since gazettal, administrative errors have been identified that need correcting and officers have also taken this opportunity to review the Scheme including the Zoning Table and to ensure it remains up to date and responsive to the needs of the Shire and its community.

In summary, omnibus amendment No. 1 proposes the following modifications to LPS No.6:

1. Changes to some land use permissibility in different zones as contained within Table 4 – Zoning Table and introduce land uses for the Urban Development zone in zoning table;
2. Correction of formatting and topographical errors and to ensure alignment with the Local Planning Scheme Regulations;
3. Update Scheme Maps 8 & 13 to address anomalies for 3 lots reserved for Public Open Space purposes in Kelly & Bacon Streets, Collie Burn to Rural zone as privately owned and rezone Lot 7 Paull Street, Collie from Civic and Community Reserve to the Residential (R15) zone as this is also a privately owned residential lot. Amend current Reserve 16938 Paull Street from Residential zone R15 to Civic and Community local reserve as this lot is reserved for Church purposes;
4. Update the definition for Industry - Primary Production to the proposed Industry - Rural definition (consistent with proposed new model scheme provisions);
5. Introduce setbacks and other general development requirements for the Urban Development zone in Schedule 1 - Zone Development Requirements;
6. Rezone Lots 2 and 51 Patstone Road from Rural zone to Industrial Development zone and introduce additional requirements for this land in Table 8. Remove this land (A2) from Table 5 - Additional Uses; and
7. Modify clause 32.14 (b) to reduce the potable water tank size for dwellings where potable water is not available.

Appendix 13.5. A contains the omnibus scheme amendment report which details each proposed amendment, including the intent of each modification.

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**Statutory and Policy Implications:**

*Planning and Development Act 2005*

The *Planning and Development Act 2005* (the Act) outlines the relevant considerations when preparing and amending local planning schemes. The relevant provisions of the Act have been taken into account in preparing and processing this amendment including the need to refer the amendment to the Environmental Protection Authority (EPA) prior to advertising.

*Planning and Development (Local Planning Schemes) Regulations 2015*

The Regulations identify three different levels of Scheme amendment – basic, standard and complex. Regulation 35(2) requires the resolution of the local government to specify the level of the amendment and provide an explanation justifying this choice.

This amendment is considered to be a 'standard' amendment for the following reasons:

- a. It is consistent with the intent of the Local Planning Strategy;
- b. It is considered to have minimal impact on land in the Scheme area that is not the subject of the amendment; and
- c. It is not considered a complex or basic amendment.

The regulations also specify the manner and form in which the amendment must be advertised.

**Budget Implications:**

There are no budget implications for this proposal aside from the cost of advertising the scheme amendment within existing budget allocations.

**Communications Requirements:** (Policy No. CS 1.7)

The proposal will undergo public advertising in accordance with the following Council policy objectives:

1. *Providing regular and consistent communication on Council's projects and activities to all stakeholders;*
2. *Creating a positive and professional image for the Shire of Collie through open, transparent communication and increased awareness of Council's projects and activities; and*
3. *Fostering meaningful community consultation processes in Council's activities.*

Following referral to and a decision from the EPA, the amendment will be advertised in the local newspaper to seek comment for a minimum of 42 days. Letters will be sent to service authorities, relevant government agencies and any affected land holders seeking comment within this submission period. Referral to the EPA, other government agencies and impacted stakeholders and the general advertising of the Scheme Amendment will be done in accordance with the *Planning and Development (Local Planning Schemes) Regulations 2015*.

**Strategic Community Plan/Corporate Business Plan Implications:**

Goal 4: Our Built Environment: Infrastructure, amenities and development that supports the needs and aspirations of the community.

*Outcome 4.1 Appropriate Land Use, Development and Heritage Conservation;*

*Strategy 4.1.1: Ensure appropriate planning controls for land use and development.*

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**Relevant Precedents:**

This proposed omnibus amendment is the first amendment to Local Planning Scheme No. 6. A total of six amendments were made to the previous Local Planning Scheme No.5, the last one being in 2020.

**Comment:**

The purpose of this omnibus amendment is to address a range of issues identified during the application of Local Planning Scheme No. 6 and include updates that ensure Local Planning Scheme No. 6 is flexible, easy to implement and meeting the Shire and community's needs. A total of 23 changes (19 textual and 4 mapping) are proposed in this omnibus amendment.

The proposed rezoning of Lot 51 and Lot 2 Patstone Road, Collie has been canvassed with land owners over a number of years, and the matter has also arisen in SAT mediations discussions in respect to No. 650 Scenic Drive, Collie.

On 24 August 2022 an application for a scheme amendment was received from the owners consultant for Lot 51 Patstone Road, Collie owned by Smargiassi Nominees PTY LTD, Jenny Lee, David Churches (refer Appendix 13.5.B). This was supported by a structure plan that was lodged on 22 October 2021 over the same land, which contains information on services, traffic, bushfire and environment. Officers had received the structure plan but informed the applicant that there was insufficient information to be accepted for processing (advertising and referral) and requested further information to enable it to be fully assessed. Officers have spoken to the land owner's consultant and agreed to include the proposed scheme amendment into this omnibus amendment using the unapproved structure plan as supporting information for the rezoning.

The owners of Lot 2 (Jason and Gemma Miles) at this stage have no intention to develop the land for industrial purposes and wish to continue to use it for rural pursuits. This can occur notwithstanding a change to the land zoning.

The two land parcels are considered together as a single planning precinct for future industry in the Local Planning Strategy and therefore it follows that they are both considered for rezoning. Rates for the land will not be subject to an increase until the land uses change, i.e. the land is developed for industrial purposes.

Amendment procedure

The proposed omnibus amendment will be progressed in accordance with the *Planning and Development Act 2005* (sections 75 and 84) and *Planning and Development (Local Planning Schemes) Regulations 2015*.

Upon a Council resolution to adopt the amendment to the Local Planning Scheme, it will be referred to the EPA (a requirement under section 81 of the *Planning and Development Act 2005*) for assessment under section 48A of the *Environmental Protection Act 1986*.

It is expected that the proposed omnibus amendment will not require an environmental review, in accordance with section 48C(1)(a) of the *Environmental Protection Act 1986*, as there are no known significant environmental impacts generated by the proposed amendments. The rezoning of Lots 2 and 51 Patstone Road, Collie to Industrial

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Development is expected to receive some consideration however the draft structure plan and the amendment report received from the landowner for this land will be used to support the change of zoning request.

Subject to formal assessment not being required by the EPA, the amendment will be referred to relevant government authorities and stakeholders for comment and the public advertising process will commence in accordance with Regulations 47 and 76A of the *Planning and Development (Local Planning Schemes) Regulations 2015*.

Following public advertising and in accordance with Regulation 50 of the Regulations, the amendment proposals, together with any submissions received, shall be returned to Council for its further consideration.

The resolution (recommendation) of Council, together with the amending documentation and all submissions are then submitted to the WAPC for the Commission's determination and referral to the Minister for Planning.

#### Conclusion

The omnibus amendment proposes minor changes to text and scheme maps that are partly a result of administrative errors when the Scheme was first introduced or as a result of observations made in the application of the scheme since its gazettal last year.

The omnibus amendment also provides revision and updates to the land use permissibility in the Zoning Table to allow the local government increased flexibility in applying its discretion to receiving and approving development applications for different land uses in the different zones. However, the proposed land uses changes are still consistent with the objectives of the zones.

The rezoning of Lots 2 and 51 Patstone Road from Rural to Industrial Development is consistent with the Local Planning Strategy and supported by a draft Structure Plan for Lot 51, including supporting documents. Land uses and development requirements the Industrial Development zone have also been included to allow guidance and decision making on the use and development of land within this zone where a structure plan does not exist or is silent on this.

All of the proposed amendments aim to improve the application of Local Planning Scheme No.6 and ensure it remains effective and up to date.



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**8. PREVIOUS MEETINGS OF COUNCIL MINUTES**

**9071**

**Officer's Recommendation/Council Decision:**

**Moved: Cr Scoffern**

**Seconded: Cr Kearney**

**That Council confirms the Minutes of the Ordinary Meeting of Council held on 13 September 2022, subject to part 1.b) of resolution 9065 being corrected to read as follows:**

**from 1 February 2023 to 12 March 2023 on the following days and times:**

**Monday from 4:30pm to 6:00pm**

**Wednesday from 4:30pm to 6:30pm**

**Saturdays all day**

**CARRIED 8/0**

**9. BUSINESS ARISING FROM THE PREVIOUS MINUTES**

Only items that have been deferred from a previous Ordinary Council Meeting for either further consideration by Councillors or for additional background information may be dealt with under this item. Details of Business Arising items will always be listed on the Agenda.

Nil

**10. RECEIPT OF MINUTES OF COMMITTEE MEETINGS HELD SINCE THE PREVIOUS MEETING OF COUNCIL**

Nil

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**11. CEO REPORTS**

**11.1 Local Government Reforms – Ward and Representation Review**

|                              |   |
|------------------------------|---|
| <b>Reporting Department:</b> | Chief Executive Office                    |
| <b>Reporting Officer:</b>    | Stuart Devenish – Chief Executive Officer |
| <b>Accountable Manager:</b>  | N/A                                       |
| <b>Legislation:</b>          | <i>Local Government Act 1995</i>          |
| <b>File Number:</b>          | GOV/001                                   |
| <b>Appendices:</b>           | Nil                                       |
| <b>Voting Requirement</b>    | Simple Majority                           |

**Report Purpose:**

To consider whether to undertake a Ward and Representation Review for the Shire of Collie.

**9072**

**Officer's Recommendation/Council Decision:**

**Moved: Cr Miffley**

**Seconded: Cr Smith**

**That Council:**

1. advise the Department of Local Government, Sport and Cultural Industries that the Shire of Collie intends to undertake a Ward and Representation Review with intentions to:
  - a) consider a reduced number of offices of councillor from 11 to 9;
  - b) retain whole of community representation by councillors in lieu of a ward system;
  - c) transition to a reduced number of offices of councillors over two election cycles; 2023 and 2025 respectively; and
  - d) finalise a report and proposal to the Local Government Advisory Board before 14 February 2023;
2. resolve:
  - a) pursuant to clause 5(a) of Schedule 2.2 of the *Local Government Act 1995*, to carry out a Ward and Representation Review for the Shire of Collie;
  - b) to prepare a Discussion Paper addressing Ward and Representation Review for the Shire of Collie; and
  - c) pursuant to clause 7 of Schedule 2.2 of the *Local Government Act 1995*, give public notice that a review is to be carried out and that submissions may be made within a period not less than 6 weeks.
3. resolve that a further report be provided to Council after the public notice period referred to in 2(c) above, for Council to consider:
  - a) submissions received during the public notice period;
  - b) endorsement of a report to the Local Government Advisory Board; and

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**c) a proposal to the Local Government Advisory Board concerning Shire of Collie representation.**

**CARRIED 8/0**

**Background:**

On 8 February 2022, Council considered a report addressing wide ranging proposals to reform local government. The reform package proposed by the Minister for Local Government was based on six major themes, namely:

1. Earlier intervention, effective regulation and stronger penalties
2. Reducing red tape, increasing consistency and simplicity
3. Greater transparency and accountability
4. Stronger local democracy and community engagement
5. Clear roles and responsibilities
6. Improved financial management and reporting.

The proposals were subject to broad industry and public consultation. Following his review of all submissions on the proposed changes, Minister Carey announced a final package of proposed local government reforms. Changes are intended to be achieved through amendments to the *Local Government Act 1995*. Work is underway to prepare a Bill for introduction to Parliament in early 2023.

By letter dated 20 September 2022, the Minister has written to the Shire addressing 'Election Transition Arrangements' relevant to Collie. Two particular considerations arise:

*Reducing the number of Councillors*

One of the proposed changes involves limiting the number of Councillors based on population size. A report of the then Local Government Review Panel in 2020 recommended local governments with a population of between 5,000 and 75,000 have between 5 and 9 Councillors (including the Shire President). This is supported by the Minister.

Noting that the reform reports did not substantiate the reasoning for the reduced levels of representation, Council resolved on 8 February 2022 to adopt a position that:

*"the Shire of Collie does not recognise the benefit of reduced representation on Council, and seeks to retain current numbers of elected members."*

*Preferential Voting*

A further proposal addresses the method of voting for elected members. The introduction of preferential voting was supported by Council in February 2022 as it provides voters with more choice and control over who they elect and is seen as a fairer method. This arrangement is expected to be introduced through legislative amendment.

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It is noted that broader implications arise for other local governments, such as the abolition of wards for band 3 and 4 local governments and the method of electing Mayors or Presidents. These matters do not apply to the Shire of Collie.

**Statutory and Policy Implications:**

The *Local Government Act 1995* provides for a system of local government in Western Australia, including the constitution of elected local members. More specifically, the Act provides for the following:

- Section 2.18(3) provides for the Governor, on the recommendation of the Minister, to make an order changing the number of offices of councillor on a council.
- Section 2.18(4) provides that the Minister can only make a recommendation to the Governor if the Local Government Advisory Board has recommended that the order should be made.
- Clause 5(a) of Schedule 2.2 allows a local government to carry out a review of whether or not an order under section 2.18 should be made.
- Clause 7 of Schedule 2.2 requires, before carrying out a review, local public notice to be given advising; the review is to be carried out, and that submissions may be made within a period of not less than 6 weeks. Submissions are to be considered when carrying out the review.
- Clause 9 of Schedule 2.2 provides that on completing a review, the local government is to make a report to the Advisory Board and may propose to the Board the making of any order it thinks fit.

**Budget Implications:**

Any representation review would be undertaken utilising internal resources.

**Communications Requirements:**

Should Council elect to undertake a review, public notice of the review is required under clause 7 of Schedule 2.2 of the *Local Government Act 1995*.

**Strategic Community Plan/Corporate Business Plan Implications:**

Goal 5: Our Business: Good governance through an effective, efficient and sustainable organisation.

Outcome 5.1: Good governance and leadership.

Strategy 5.1.3: Represent and promote the Shire at a local, regional, state and national level.

**Relevant Precedents:**

Nil

**Comment:**

In anticipation of legislative changes, the Minister advises of two pathways that Council may consider:

*Voluntary Pathway*

Council may decide to implement changes on a voluntary basis. This would involve identifying the preferred number of Councillors (between 5 and 9) and indicating how the transition down from 11 Councillors would be implemented.

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Implementation could be phased through two ordinary election cycles: 2023 and 2025 respectively.

*Reform Election Pathway*

As alternate to the voluntary pathway, the legislation is intended to bring changes to the 2023 election with all positions becoming vacant and the Minister determining the number of offices of councillor. The Minister advises specific provision will be made for local governments that do not elect the voluntary pathway.

Minister Carey has requested Council advise the Department of Local Government, Sport and Cultural Industries of the intended pathway for the Shire of Collie no later than 28 October 2022. If the voluntary pathway is chosen, a high-level plan outlining how the transition is proposed is required.

There are advantages to electing a voluntary pathway to implement changes intended by the Minister. These include:

1. The ability for the community to provide input to a review process before a proposal is made to the Advisory Board;
2. The ability to recommend a transition over two election cycles, avoiding a full spill in a single election; and
3. An opportunity to propose the number of offices of councillors in accordance with procedures of the Act.

Taking these factors into account, a voluntary pathway is recommended. If this approach is supported by Council, a 'Ward and Representation Review' is to be undertaken in accordance with the current statutory provisions (outlined above). In summary, the following steps are required:

1. Council resolution to undertake a review of representation;
2. Preparation of a Discussion Paper addressing representation;
3. A public submission period of at least 6 weeks, with the Discussion Paper available to the public;
4. Consideration of submissions received;
5. Council resolution to adopt a report to the Local Government Advisory Board; and
6. Council resolution to make a proposal to the Advisory Board.

It should be noted that a review should address all relevant representation considerations. This includes the advantages and disadvantages of a ward system along with differing numbers of offices of councillors. The Minister requests a Ward and Representation Review be completed by 14 February 2023 where a voluntary pathway is chosen.

The terms of the recommendation address the Ministers request and provide for the initiation of a review process on a voluntary basis.

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**12. CORPORATE SERVICES REPORTS**

**12.1 Accounts Paid – August and September 2022**

|                              |   |
|------------------------------|---|
| <b>Reporting Department:</b> | Corporate Services  |
| <b>Reporting Officer:</b>    | Hasreen Mandry – Finance Manager  |
| <b>Accountable Manager:</b>  | Nicole Wasmann – Director Corporate Services  |
| <b>Legislation:</b>          | <i>Local Government Act 1995 &amp; Financial Management Regulations 1996</i>                      |
| <b>File Number:</b>          | FIN/024   |
| <b>Appendices:</b>           | Appendix 12.1.A – Accounts Paid – August 2022<br>Appendix 12.1.B – Accounts Paid – September 2022 |
| <b>Voting Requirement</b>    | Simple Majority   |

**Report Purpose:**

To present the accounts paid during the month of August and September 2022.

**9073**

**Officer's Recommendation/Council Decision:**

**Moved: Cr White**

**Seconded: Cr Kearney**

**That Council accepts the Accounts as presented in:**

- 1. Appendix 12.1.A being vouchers 41878-41882 totalling \$1,860.69 and direct payments totalling \$1,070,192.80 authorised and paid in August 2022; and**
- 2. Appendix 12.1.B being vouchers 41883-41886 totalling \$808.37 and direct payments totalling \$1,127,453.91 authorised and paid in September 2022.**

**CARRIED 8/0**

**Background:**

In accordance with Delegation 14 adopted by Council on 9 August 2022, the Chief Executive Officer is authorised to incur expenditure in accordance with the Annual Budget provisions and limited over-expenditure subject to subsequent budget amendment. In doing so, section 13 of the *Financial Management Regulations 1996* is to be adhered to with a list of accounts for approval to be presented to the Council each month.

| Month     | 2022/23  |                     |                     |
|-----------|----------|---------------------|---------------------|
|           | Cheques  | Electronic Transfer | Total Payment       |
| July      | 3,583.29 | 771,047.53          | <b>774,630.82</b>   |
| August    | 1,860.69 | 1,070,192.80        | <b>1,0720,53.49</b> |
| September | 808.37   | 1,127,453.91        | <b>1,128,262.28</b> |

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**Statutory and Policy Implications:**

*WA Local Government Act 1995*

*Financial Management Regulations 1996*

Council Policy CS3.7 relates to the payment of creditors, and in particular item 5.0 which relates to the presentation of accounts paid.

A list of all accounts paid shall be presented to Council within two months. The list shall comprise of details as prescribed in the *Local Government Financial Management Regulations 1996*.

**Budget Implications:**

All liabilities settled have been in accordance with the Annual Budget provisions.

**Communications Requirements: (Policy No. CS1.7)**

Nil

**Strategic Community Plan/Corporate Business Plan Implications:**

Nil

**Relevant Precedents:**

N/A

**Comment:**

For a detailed listing of payments see Appendix 12.1.A and Appendix 12.1.B

Please raise any queries prior the meeting to enable questions to be investigated and a response prepared.

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**12.2 Financial Report – August 2022**

|                              |  |
|------------------------------|--|
| <b>Reporting Department:</b> | Corporate Services   |
| <b>Reporting Officer:</b>    | Hasreen Mandry – Finance Manager   |
| <b>Accountable Manager:</b>  | Nicole Wasmann – Director Corporate Services                                 |
| <b>Legislation:</b>          | <i>Local Government Act 1995 &amp; Financial Management Regulations 1996</i> |
| <b>File Number:</b>          | FIN/024  |
| <b>Appendices:</b>           | Appendix 12.2.A – Financial Report – August 2022                             |
| <b>Voting Requirement</b>    | Simple Majority  |

**Report Purpose:**

To provide a summary of the Financial Position for the Shire of Collie for the month ending August 2022.

**9074**

**Officer's Recommendation/Council Decision:**

**Moved: Cr Woods**

**Seconded: Cr Scoffern**

**That Council resolve to accept the Financial Management Report for August 2022 as presented in Appendix 12.2.A.**

**CARRIED 8/0**

**Background:**

In accordance with Council policy and the provisions of the *Local Government Act 1995*, the Financial Report and budget amendments required for the end of the period is presented to Council for information. Refer to Appendix 12.2.A.

**Statutory and Policy Implications:**

Section 34 (1) (a) of the *Local Government (Financial Management) Regulations 1996* states that a Local Government is to prepare monthly statement of financial activity including annual budget estimates; budget estimates to the end of the month to which the statement relates; actual amounts of expenditure, revenue and income to the end of the month to which the statement relates, material variances between monthly budget and actual figures, and net current assets on a monthly basis.

In accordance with section 34(5) of the *Local Government (Financial Management) Regulations 1996* each year a local government is to adopt a percentage or value to be used in statements of financial activity for reporting material variances. In this case, the Shire of Collie has adopted the material variance of 10% or \$10,000, whichever is greater, for reporting variations to the 2022/23 Budget in the monthly statement of financial activity reported to Council.



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**Budget Implications:**

Nil

**Communications Requirements: (Policy No. CS1.7)**

Nil

**Strategic Community Plan/Corporate Business Plan Implications:**

Nil

**Relevant Precedents:**

N/A

**Comment:**

The financial statements provided in Appendix 12.2.A reports on the following information for the reporting period:

- Rate Setting Statement by Nature and Type
- Material Variances
- Statement of Financial Positions
- Cash and Investments
- Receivables & Payables
- Capital Projects
- Other Projects
- Budget Amendments

Commentary for the material variances identified is included in Appendix 12.2.A.

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**12.3 Roche Park – Modification to Fees and Charges**

|                              |   |
|------------------------------|---|
| <b>Reporting Department:</b> | Corporate Service                             |
| <b>Reporting Officer:</b>    | Nicole Wasmann – Director Corporate Services  |
| <b>Accountable Manager:</b>  | Stuart Devenish – Chief Executive Officer     |
| <b>Legislation</b>           | <i>Local Government Act 1995</i>              |
| <b>File Number:</b>          | FIN/024                                       |
| <b>Appendices:</b>           | Appendix 12.3.A – Roche Park Fees and Charges |
| <b>Voting Requirement:</b>   | Absolute Majority                             |

**Report Purpose:**

To consider changes to the fees and charges for the use of Roche Park.

**Officer's Recommendation:**

That Council approve the following fees and charges for Roche Park following the statutory advertising period:

| <u>Fee #</u> | <u>Charge Detail</u>           | <u>Current Fee</u> | <u>New Fee</u>  |
|--------------|--------------------------------|--------------------|-----------------|
| 166          | Stadium major weekday          | \$400 per day      | \$350 per day   |
| 170          | Minor stadium school booking   | \$155 per day      | \$130 per day   |
| 182          | Major stadium w/end single day | \$150 per event    | \$200 per event |
| 187 & 203    | Additional staffing            | \$150 per event    | \$60 per hour   |
| 188 & 204    | Additional cleaning            | \$50 per hour      | \$60 per hour   |
| 197          | Major stadium multi day        | \$450 per event    | \$260 per day   |
| 198          | Minor stadium multi day        | \$220 per event    | \$150 per day   |
| 199          | Function room multi day        | \$160 per event    | \$120 per day   |
| 200          | Kitchen multi day              | \$160 per event    | \$120 per day   |
| 202          | External changerooms multi     | \$522 per event    | \$100 per day   |

Weekend after 6pm use fees to be removed and day event rate to apply to all bookings for a single event on a weekend.

The Director Corporate Services tabled an amended recommendation as follows:

**(Amended) Officer's Recommendation:**

That Council approve the following **amendments to the** fees and charges for Roche Park following the statutory **advertising notice** period:

| <u>Fee #</u> | <u>Charge Detail</u>                                   | <u>Current Fee</u> | <u>New Fee</u>  |
|--------------|--|--------------------|-----------------|
| 166          | Stadium major weekday                                  | \$400 per day      | \$350 per day   |
| 170          | Minor stadium school booking                           | \$155 per day      | \$130 per day   |
| 182          | <del>Major</del> <b>Minor</b> stadium w/end single day | \$150 per event    | \$200 per event |
| 187 & 203    | Additional staffing                                    | \$150 per event    | \$60 per hour   |

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|           |                            |                 |               |
|-----------|----------------------------|-----------------|---------------|
| 188 & 204 | Additional cleaning        | \$50 per hour   | \$60 per hour |
| 197       | Major stadium multi day    | \$450 per event | \$260 per day |
| 198       | Minor stadium multi day    | \$220 per event | \$150 per day |
| 199       | Function room multi day    | \$160 per event | \$120 per day |
| 200       | Kitchen multi day          | \$160 per event | \$120 per day |
| 202       | External changerooms multi | \$522 per event | \$100 per day |

Weekend after 6pm use fees to be removed and day event rate to apply to all bookings for a single event on a weekend.

**9075**

**Officer's Recommendation/Council Decision:**

**Moved: Cr Smith**

**Seconded: Cr Kearney**

**That Council approve the following amendments to the fees and charges for Roche Park following the statutory notice period:**

| <b>Fee #</b> | <b>Charge Detail</b>           | <b>Current Fee</b> | <b>New Fee</b>  |
|--------------|--------------------------------|--------------------|-----------------|
| 166          | Stadium major weekday          | \$400 per day      | \$350 per day   |
| 170          | Minor stadium school booking   | \$155 per day      | \$130 per day   |
| 182          | Minor stadium w/end single day | \$150 per event    | \$200 per event |
| 187 & 203    | Additional staffing            | \$150 per event    | \$60 per hour   |
| 188 & 204    | Additional cleaning            | \$50 per hour      | \$60 per hour   |
| 197          | Major stadium multi day        | \$450 per event    | \$260 per day   |
| 198          | Minor stadium multi day        | \$220 per event    | \$150 per day   |
| 199          | Function room multi day        | \$160 per event    | \$120 per day   |
| 200          | Kitchen multi day              | \$160 per event    | \$120 per day   |
| 202          | External changerooms multi     | \$522 per event    | \$100 per day   |

**Weekend after 6pm use fees to be removed and day event rate to apply to all bookings for a single event on a weekend.**

**CARRIED 8/0**

**Background:**

Increased use of Roche Park for weekend events has identified inconsistencies and the need for clarification in the fees and charges for use of the facility.

The present fee structure presents a number of anomalies and complications which will benefit from rationalisation. These include:

- Weekday stadium major (9am to 6pm) – currently \$400 per day. Use on a weekend is \$350 per event. It is proposed to change the day rate on a weekday to \$350.
- School bookings minor stadium use is \$155 per day, being only \$20 lower than major stadium for school use. The difference between the fee for major and minor stadium use is significantly higher under other categories. It is proposed to reduce the minor stadium charge for school bookings to \$130 per day, which will still provide sufficient

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income to cover costs associated with use whilst being more comparable to the difference between major and minor for other user groups.

- Use on a single day on a weekend is currently divided between prior to 6pm and after 6pm. For events held on a weekend day that commence prior to 6pm and finish after 6pm, there is uncertainty as to what fee should be charged. It is proposed to have one fee for use on any one day on a weekend, with the major stadium use to be \$350 per event (same as the previous daytime use on a weekend), and minor stadium to be \$200 per event (in between the previous fees charged for daytime and evening and the same as the weekday fee charged per day).
- The current \$150 fee for staff on a weekend is proposed to be changed to an hourly rate of \$60, so that the cost is reflective of the level of service provided. The hourly rate for cleaning has been increased to \$60 to cover actual cost.
- Multiple day use on a weekend can be two or three days depending on the event and when it is held. Fees are currently based on "per event". It is proposed to change the fees to "per day" as per the following:

|                         |                 |               |
|-------------------------|-----------------|---------------|
| Major stadium multi day | \$450 per event | \$260 per day |
| Minor stadium multi day | \$220 per event | \$150 per day |
| Function room multi day | \$160 per event | \$120 per day |
| Kitchen multi day       | \$160 per event | \$120 per day |
- The fee currently charged for use of the external changerooms over multiple days is not consistent with other use fees. It is proposed to change it from \$522 per event to \$100 per day.

A full list of proposed changes to the fees is included in Appendix 12.3.A

**Statutory and Policy Implications:**

Section 6.16 of the *Local Government Act 1995* (the Act) stipulates that a local government may impose a fee or charge for providing use of, or allowing admission to, any property or facility wholly or partly owned, controlled, managed or maintained by the local government.

Fees and charged are imposed when adopting the annual budget but may be amended from time to time during a financial year.

In accordance with Section 6.17 of the Act, in determining the amount of a fee or charge for a service or for goods a local government is required to take into consideration

- (a) the cost to the local government of providing the service or goods; and
- (b) the importance of the service or goods to the community; and
- (c) the price at which the service or goods could be provided by an alternative provider.

Local public notice is required prior to the imposition of the changed fees in accordance with Section 6.19 of the Act.

**Budget Implications:**

The proposed changes are minimal and will not have an impact on the budget.

**Communications Requirements:**

In accordance with statutory requirements, any changes to fees and charges must be advertised.

**Strategic Community Plan/Corporate Business Plan Implications:**

Goal 4 Our Built Environment: Infrastructure, amenities and development that supports the needs and aspirations of the community.

Outcome 4.5: Council buildings and service related assets that support community needs.

Strategy 4.5.1: Manage and maintain public buildings, facilities and public amenities.

**Relevant Precedents:**

The current fees and charges were adopted in June for the 22/23 financial year.

**Comment:**

The proposed changes simplify the current schedule of fees and charges for Roche Park and address current inconsistencies. The changes will provide clarity around what prices should be charged for weekend use and address anomalies.

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**13. DEVELOPMENT SERVICES REPORTS**

**13.1 Proposed Bed and Breakfast – Lot 63; 31 Evans Street, Collie**

Item 13.1 was brought forward due to interested attending persons.

**13.2 Request for Support - Collie-Williams Road Upgrade (Road Widening and Closures)**

|                              |  |
|------------------------------|--|
| <b>Reporting Department:</b> | Development Services                               |
| <b>Reporting Officer:</b>    | Isabel Fry – Town Planner                          |
| <b>Accountable Manager:</b>  | Matt Young – Director Development Services         |
| <b>Legislation</b>           | <i>Land Administration Act 1997</i>                |
| <b>File Number:</b>          | RDS/013  |
| <b>Appendices:</b>           | Appendix 13.2.A – MRWA Road Widening/Closure Plans |
| <b>Voting Requirement</b>    | Simple Majority                                    |

**Report Purpose:**

For Council to consider a proposal by Main Roads WA to improve the seal width and improve traffic safety by undertaking road widening and closures on parts of the Collie-Williams Road.

**9076**

**Officer's Recommendation/Council Decision:**

**Moved: Cr Italiano**

**Seconded: Cr Scoffern**

**That Council resolves:**

- 1. To close those portions of Collie-Williams Road shown stippled on Main Roads drawings 202002-0212-1, 202002-0214-1, 202002-0215-1 in accordance with section 58 of the *Land Administration Act 1997* and for the portions of closed road to be included into State Forest 24;**
- 2. To advertise a notice of motion in relation to 1. above in a newspaper circulating in the district for a period of 35 days;**
- 3. Subject to no objections being lodged in respect to 2. above, request the Department of Planning Land and Heritage on behalf of the Minister for Lands to close the portions of road reserve;**
- 4. Should there be any objections lodged in respect to 2. above, the matter be reported back to Council for consideration; and**
- 5. Advise Main Roads that it supports the dedication of those portions of Collie-Williams Road stippled on Main Roads drawings 202002-0212-1, 202002-0214-1, 202002-0215-1 (shown grey) from State Forest 24.**

**CARRIED 8/0**

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**Background:**

Main Roads WA is progressing its project to upgrade the Collie-Williams Road from Collie through to the Shire of Williams boundary. The existing seal width is approximately 6.2m wide, with an unsealed shoulder that gives limited roadside recovery opportunities for errant vehicles to stop. This project aims to improve the seal width and improve traffic safety by undertaking road widening implementing a 9-10m wide seal on a 10m wide pavement.

Necessary road widening and road closure amendments to accommodate the road upgrade are depicted on Land Dealings Plans, refer Appendix 13.2.A (202002-0210, 202002-0211, 202002-0212-1, 202002-0213, 202002-0214-1 and 202002-0215-1).

These tenure amendments comprise the widening and deviation of the existing road reserve (shown grey) together with closure of part of the road reserve where it is being realigned (shown stippled). The intention is to excise the widenings and deviation from State Forests 15 and 24 and include the redundant closed road into State Forest 24. Main Roads has requested the Department of Biodiversity, Conservation and Attractions pursue the changes to the State Forests in accordance with the *Conservation and Land Management Act 1984 (WA)*.

With changes to the way Main Roads and the Department of Lands practically deal with these matters, Main Roads WA has requested that the Local Government formally requests that the affected portions of road be permanently closed pursuant to Part 5, Division 1, section 58 of the *Land Administration Act 1997*. This requires a resolution from the Shire of Collie to make a request to the Minister for Lands to close the relevant portions of road and to indicate its support for the dedication of the new road reserves within the State Forest.

Main Roads WA has undertaken to cover all costs associated with the tenure amendments, including indemnity, survey and registration costs as required by legislation.

**Statutory and Policy Implications:**

*Land Administration Act 1997- Part 5; Division 1; Section 58- Closure of Roads*

- (1) *When a local government wishes a road in its district to be closed permanently, the local government may, subject to subsection (3), request the Minister to close the road.*
- (2) *When a local government resolves to make a request under subsection (1), the local government must in accordance with the regulations prepare and deliver the request to the Minister.*
- (3) *A local government must not resolve to make a request under subsection (1) until a period of 35 days has elapsed from the publication in a newspaper circulating in its district of notice of motion for that resolution, and the local government has considered any objections made to it within that period concerning the proposals set out in that notice.*
- (4) *On receiving a request delivered to him or her under subsection (2), the Minister may, if he or she is satisfied that the relevant local government has complied with the requirements of subsections (2) and (3) —*
  - (a) *by order grant the request;*

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- (b) *direct the relevant local government to reconsider the request, having regard to such matters as he or she thinks fit to mention in that direction; or*
  - (c) *refuse the request.*
- (5) *If the Minister grants a request under subsection (4) —*
  - (a) *the road concerned is closed on and from the day on which the relevant order is registered; and*
  - (b) *any rights suspended under section 55(3)(a) cease to be so suspended.*
- (6) *When a road is closed under this section, the land comprising the former road —*
  - (a) *becomes unallocated Crown land; or*
  - (b) *if a lease continues to subsist in that land by virtue of section 57(2), remains Crown land.*

**Budget Implications:**

Main Roads WA has requested that the Shire undertake advertising in a local newspaper.

**Communications Requirements:**

The permanent closure of portions of the Collie-Williams Road requires advertising of a notice of motion for that resolution, in a newspaper circulated in the district, and following no objections, a request to DPLH to close the road on behalf of the Minister for Lands. Public advertising is to run for a period of 35 days.

**Strategic Community Plan/Corporate Business Plan Implications:**

Goal 4: Our Built Environment: Infrastructure, amenities and development that supports the needs and aspirations of the community.

*Outcome 4.1 Appropriate Land Use, Development and Heritage Conservation;*

*Strategy 4.1.4: Support and promote the conservation and maintenance of heritage buildings, sites and places of interest.*

**Comment:**

The proposal does not impact on any privately owned parcels of land, only lots that are State Forest. The proposal will increase safety for users of Collie-Williams Road and rectify anomalies where the road has not been constructed within the road reserve.

The Shire's Technical Services Department has advised they have no objections to the proposal.

It is recommended that Council formally requests that the road be permanently closed in accordance with plans provided by Main Roads WA. Similarly, the dedication of new parcels of land to facilitate the road upgrades are recommended for support.



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**13.3 Extended Retail Trading Hours**

|                              |  |
|------------------------------|--|
| <b>Reporting Department:</b> | Development Services                       |
| <b>Reporting Officer:</b>    | Isabel Fry - Town Planner                  |
| <b>Accountable Manager:</b>  | Matt Young – Director Development Services |
| <b>Legislation</b>           | <i>Retail Trading Hours Act 1987</i>       |
| <b>File Number:</b>          | EDV/012                                    |
| <b>Appendices:</b>           | Nil  |
| <b>Voting Requirement</b>    | Simple Majority                            |

**Report Purpose:**

*For Council to consider a proposal for a change to the approved retail trading hours in the Shire of Collie over the 2022/23 summer period and for various public holidays in 2023.*

**9077**

**Officer's Recommendation/Council Decision:**

**Moved: Cr Smith**

**Seconded: Cr Woods**

**That Council resolves to:**

- 1. make formal application to the Minister for Commerce for variations to the approved retail trading hours in the Shire of Collie for the 2022/23 summer period and in 2023, as set out in Table 2 of the report; and**
- 2. note the recommendation of the Collie Chamber of Commerce and Industry for extended trading hours.**

**CARRIED 8/0**

**Background:**

Local government authorities outside the Perth metropolitan area can apply to Consumer Protection to extend the trading hours for general retail shops in their district beyond those stipulated in the Act. The Minister for Commerce may approve extended retail trading hours for the Shire of Collie upon request.

Retail trading businesses within the Shire of Collie have approval from the Minister for Commerce to trade between the following hours in 2022:

**TABLE 1 – Approved Trading Hours**

| <b>Day</b>                                | <b>Normal Trading Hours</b> |
|---|-----------------------------|
| Mondays, Tuesdays, Wednesdays and Fridays | 8.00 am - 8.00 pm           |
| Thursdays                                 | 8.00 am to 9.00 pm          |
| Saturdays                                 | 8.00 am to 6.00 pm          |

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| Day   | Normal Trading Hours |
|---|----------------------|
| Sundays and public holidays, other than Christmas Day, Good Friday and ANZAC Day, which are closed days | 11.00 am to 5.00pm   |
| The following extended hours also apply for 2022:   |                      |
| 26 January (Australia Day)  | 10.00am to 5.00pm    |
| 7 March (Labour Day public holiday)   | 8.00am to 5.00pm     |
| 18 April (Easter Monday)  | 8.00am to 5.00pm     |
| 6 June (Western Australia Day)  | 8.00am to 5.00pm     |
| 26 September (Queen's Birthday)   | 8.00am to 5.00pm     |

Officers have liaised with the Collie Chamber of Commerce and Industry regarding extending the retail trading hours over the 2022/23 summer period and beyond. The Collie Chamber of Commerce and Industry have provided the following recommended extended trading hours.

**TABLE 2 – Proposed Trading Hours**

| Day  | Dates (2022/2023)  | Christmas trading hours recommended by CCCI |
|--|--|---|
| Mondays, Tuesdays, Wednesdays and Fridays  |  | 8.00 am - 8.00 pm                           |
| Thursdays  |  | 8.00 am to 9.00 pm                          |
| Saturdays  |  | 8.00 am to 6.00 pm                          |
| Sundays (other than public holidays as set out below, and Christmas Day, Good Friday and ANZAC Day, which are closed days) |  | 11.00 am to 5.00pm                          |
| <b>Christmas 2022</b>  |  |   |
| <i>Mondays, Tuesdays, Wednesdays, Thursdays and Fridays</i>  | <i>Various dates, commencing 5 December 2022 and ending 31 December 2022(inclusive).</i> | <i>7.00 am – 9.00 pm</i>                    |
| <i>Saturdays</i>   | <i>10, 17, 24 and 31 December</i>  | <i>7.00 am – 6.00 pm</i>                    |
| <i>Sundays</i>   | <i>11 and 18 December</i>  | <i>8.00 am – 6.00 pm</i>                    |
| <i>Christmas Day</i>   | <i>Sunday 25 December</i>  | <i>CLOSED</i>                               |
| <b>Summer 2023 Public Holidays</b>   |  |   |
| <i>New Year's Day</i>  | <i>Sunday 1 January 2023</i>   | <i>8.00 am – 6.00 pm</i>                    |
| <i>Observed New Year's Day</i>   | <i>Monday 2 January 2023</i>   | <i>8.00 am – 6.00 pm</i>                    |
| <i>Australia Day</i>   | <i>Wednesday 26 January 2023</i>   | <i>8.00 am – 6.00 pm</i>                    |
| <b>Public Holidays 2023</b>  |  |   |

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| Day                          | Dates (2022/2023)               | Christmas trading hours recommended by CCCI |
|------------------------------|---------------------------------|---|
| <i>Labour Day</i>            | <i>Monday 6 March 2023</i>      | <i>8:00am- 5:00pm</i>                       |
| <i>Good Friday</i>           | <i>Friday 7 April 2023</i>      | <i>CLOSED</i>                               |
| <i>Easter Monday</i>         | <i>Monday 10 April 2023</i>     | <i>8:00am- 5:00pm</i>                       |
| <i>Western Australia Day</i> | <i>Monday 5 June 2023</i>       | <i>8:00am- 5:00pm</i>                       |
| <i>ANZAC Day</i>             | <i>Tuesday 25 April 2023</i>    | <i>CLOSED</i>                               |
| <i>King's Birthday</i>       | <i>Monday 25 September 2023</i> | <i>8:00am- 5:00pm</i>                       |

When considering extended trading hours for the 2021/22 period, Council also included the addition of extended hours for all public holidays. The days that were approved by the Minister for extended trading have again been reflected in Table 2 to be included in the request.

**Statutory and Policy Implications:**

Ministerial approval is required for retail trading hours in accordance with Part III, section 12E of the *Retail Trading Hours Act 1987*.

**Budget Implications:**

Nil

**Communications Requirements:** (Policy No. CS 1.7)

Officers have consulted with the Collie Chamber of Commerce and Industry and sought their recommended trading hours for this period. Once Ministerial approval is obtained, Officers will inform local traders and the public of the approved extended trading hours via the Collie Chamber of Commerce and Industry.

**Strategic Community Plan/Corporate Business Plan Implications:**

Goal 2: Our Economy: To promote a strong and diversified economic base, providing a range of business and employment opportunities.

Outcome 2.2: A strong business and services sector.

Strategy 2.2.2: Work with the Collie Chamber of Commerce and Industry to promote improved retail facilities and encourage local shopping.

**Relevant Precedents:**

Each year the Minister for Commerce approves retail trading hours over Christmas and New Year periods. In recent years, after consultation with the Collie Chamber of Commerce and Industry the Shire has generally applied for extended trading hours over the Christmas and New Year period. In addition, last year the Council also requested extended trading hours for all other public holidays throughout the year. The times and days that were approved by the Minister have again been reflected in this request for a variation to the trading hours for retail shops.

**Comment:**

The Collie Chamber of Commerce and Industry has recommended that trading be permitted as per Table 2, which is supported. The added attraction and convenience

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of having retail outlets able to be open across a lengthened trading period is important for the community and assists the local economy.

It is recommended that Council make a request to vary the retail trading hours in the Shire of Collie as per the report.

**13.4 Trading Permit Application for the campsites adjacent to the Collie River Valley Tourist Park**

Item 13.4 was brought forward due to interested attending persons.

**13.5 scheme Amendment No. 1 to Local Planning Scheme No. 6**

Item 13.5 was brought forward due to interested attending persons.

UNCONFIRMED

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**13.6 Collie Town Centre Car Parking Survey**

|                              |  |
|------------------------------|--|
| <b>Reporting Department:</b> | Development Services   |
| <b>Reporting Officer:</b>    | Matt Young - Director Development Services   |
| <b>Accountable Manager:</b>  | Stuart Devenish – Chief Executive Officer  |
| <b>Legislation</b>           | <i>Shire of Collie Parking Local Law</i>   |
| <b>Appendices:</b>           | Appendix 13.6.A – Parking Survey Summary<br>Appendix 13.6.B – Car Parking Survey - Detailed<br>Comments to Questions |
| <b>Voting Requirement</b>    | Simple Majority  |

**Report Purpose:**

For Council to receive the results of the Collie town centre car parking survey.

**9078**

**Officer's Recommendation/Council Decision:**

**Moved: Cr Kearney**

**Seconded: Cr Woods**

**That Council resolves:**

1. To receive the results of the Collie town centre car parking survey;
2. To instruct officers to commence work to scope out a Collie town centre car parking strategy and budget, in consultation with the Chamber of Commerce and Industry and local businesses;
3. To instruct officers to address short term parking maintenance (such as re-line marking of car parking bays on Throssell Street) and car parking compliance matters as raised in Appendix 13.6.B; and
4. To instruct officers to liaise with local businesses identified in detailed comments to the survey in respect to the maintenance standard of privately owned car parks.

**CARRIED 8/0**

**Question Taken on Notice**

Cr Italiano requested clarification on bollards displaying the Shire of Collie Logo and stating 'Restricted Access', have been placed in the laneway leading to Woolworths (off Steere Street North).

Mr Miller took the question on notice.

**Background:**

The Shire recognises that our community is in a state of transition. As part of this the Shire is experiencing traffic and car parking pressures associated with a new influx of tourists and changes to the business offering in the town.

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Officers have been responding to a number of complaints and responses from the public in respect to parking problems, vehicle conflicts, accidents, business feedback on staff/customer parking and the like. The Shire is also needing to better plan for the increased weekend and event-based demands on carparking, in addition to thinking about long term parking coach parking, caravan parking (and the location of associated facilities such as dump sites and ablutions) and the newer issue of long vehicles such as large 4-wheel drive cars with bike racks.

In some cases, such as along Throssell Street, the line-marking and dedication of car parking bays needs to be refreshed, and it is an opportunity to review the appropriateness of how this was laid out at the time.

To first understand issues that the community is experiencing, officers conducted a public survey on the topic of car parking in Collie in order to identify issues that may require further study or investigation.

The survey focussed on the Collie town centre and commercial/mixed use precincts along Throssell Street with the view of developing a strategy that will ensure adequate and suitable parking and associated facilities is provided both now and into the future.

The purpose of the initial scoping survey was to:

- ascertain community and business perceptions of parking issues;
- identify priority issues and priority locations;
- assist defining scope of actions; and
- communicate to stakeholders the Shire's initiative to review the issue and work to improving parking in Collie.

The investigation area was divided into two distinct areas which include the town centre (north of the railway line) and the Throssell Street precinct – roughly in two sub-areas west and east of the swimming pool/Shire offices (see the figure below).

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**Statutory and Policy Implications:**

Nil

**Budget Implications:**

Depending on the agreed scope and timing of a parking strategy, and whether it will require external consultant work, budget allocation may need to be provisioned through amendment.

**Communications Requirements:**

The car parking survey was advertised for public comment between the 28 June and the 22 July 2022 via a link on the website and notified via the Shire's Facebook page, and Collie Bulletin.

Officers specifically advised key stakeholders such as the visitors centre and the Collie Chamber of Commerce and Industry.

A total of 277 people linked to the survey, with 113 people completing the survey (including 51 registered people and 62 anonymous) during the advertising period. A summary of the question responses is contained in Appendix 13.6.A and below. A full extract of detailed comments is contained in Appendix 13.6.B – Parking Survey Detailed Comments to Questions.

The survey responses are summarised below:

- 91% of respondents were residents.
- 79% of respondents experience parking problems in Collie, with 65% being in

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- Forrest Street, 61% in the town centre generally; 10% on Throssell Street east of the swimming pool, 14% west of the swimming pool up to the Collie Ridge Motel
- Beyond those results 36% did experience other parking issues in Collie.
  - 74% of respondents were not in favour of parking restrictions such as timed parking, paid parking.

The public were also asked their preference to remain informed, with 66 responses favouring the Shires' Facebook page, 49 responses via direct email, 13 responses favouring the Shires' website, 11 responses favouring community workshops and 3 responses favouring the Collie Bulletin.

**Strategic Community Plan/Corporate Business Plan Implications:**

Goal 4: Our Built Environment: Infrastructure, amenities and development that supports the needs and aspirations of the community.

*Outcome 4.1 Appropriate Land Use, Development and Heritage Conservation;*

*Strategy 4.1.4: Support and promote the conservation and maintenance of heritage buildings, sites and places of interest.*

**Comment:**

The survey responses and detailed comments contained in Appendix 13.6.A and Appendix 13.6.B suggest that there are specific parking issues that need to be addressed in Collie. Issues range from the location, size and type of parking provided (including disability bays), maintenance of car parks and lines, the need to enforce parking restrictions and to apply times parking in the town centre etc. Some respondents did not think that Collie had a parking problem.

The survey outcomes suggest that a more detailed study should be undertaken to fully identify, discuss and resolve the issues raised by Collie residents and businesses.

Whilst there may be specific and detailed parking issues to be addressed there is no need to undertake a more comprehensive modelling of parking supply and demand. It is acknowledged, however, that public realm improvements along Forrest Street and parts of Throssell Street have not been evaluated since these projects were implemented as to their success in terms of traffic movement and impact on parking.

The scope of a parking strategy could include the following terms:

**1. Car parking**

Details of all car parking within each survey area. This information should include:

- 1.1 Details of the car parking within each area within the investigation area. This should include both on-street parking bays and private and public car parks;
- 1.2 The estimated occupancy rates within these car parks and identify the periods of peak demand within each area as applicable.
- 1.3 Identify any areas within the two investigation areas where the current provision of parking appears inadequate for the demand on that area. This demand may be from residents, customers, visitors, employees of businesses etc from within or outside the investigation area.



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2. Traffic

Details of traffic demand and movement within the investigation area. This information should include:

- 2.1 Details of existing roads and road priority;
- 2.2 Details of any proposed changes to the road network within the investigation area;
- 2.3 Any proposed transport infrastructure that will have an impact on the investigation e.g railway, trails, bike paths, pedestrian paths;
- 2.4 The anticipated increase in future traffic demand on the investigation area;
- 2.5 Clarification of how changes to the traffic volumes and the road network will impact the investigation area.

3. Development potential

Consideration is required into the potential future parking and traffic demand within the investigation area as a result of development. Clarification is required on:

- 3.1 Any land within the investigation area that has existing development approvals;
- 3.2 Any land which has been identified to have a high development potential;
- 3.3 Any indication of potential parking shortfalls based on development potential for individual land;
- 3.4 Any areas that are likely to be adversely impacted on in the areas of traffic or parking though the development of land within the investigation area.

4. Potential car parking

To ensure the current and future parking demand within the investigation area is satisfied, it will be necessary to identify where and how car parking is able to be established. This information should address:

- 4.1 Any land within the investigation areas that has a potential to provide future car parking. This land shall include road reserves, crown land, crown land vested to the Shire and privately owned land that would be suitable for the establishment of car parking.
- 4.2 The estimated parking capacity for each of the locations identified as future car parking in point 4.1;
- 4.3 The types and styles of parking that could be established with the investigation area. The types of car park designs could include decked parking, underground parking, at-grade parking etc

5. Car parking time limits

To provide clarification with regards to the need for, and implications of, timed parking limitations and/or paid parking

6. Car parking provision costs

To provide clarification with regards to the estimated costs for the provision of parking within the investigation area, estimated costs are required for:

- 6.1 The estimated construction costs to build an at-grade parking bay (per bay).

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- 6.2 The estimated construction costs to build a decked parking bay (per bay);
- 6.3 The estimated value of land within each area within the investigation area suitable for the use as car parking.

**7. Other issues**

To identify another associated issues including, but not limited to:

- Long stay parking
- Taxi parking
- Long vehicle parking (RVs, trailers, caravans etc.)
- Coach and tuck parking
- Dump sites

It is recommended to:

- commence work to scope out a Collie town centre car parking strategy, in consultation with the Chamber of Commerce and Industry and local businesses,
- address short term parking maintenance (such as re-line marking) and compliance matters raised in the survey, and
- liaise with local businesses identified in the survey in respect to the maintenance of privately owned car parks.

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**13.7 Proposed Exploration Licences- Various Locations**

|                              |  |
|------------------------------|--|
| <b>Reporting Department:</b> | Development Services                               |
| <b>Reporting Officer:</b>    | Isabel Fry – Town Planner                          |
| <b>Accountable Manager:</b>  | Matt Young – Director Development Services         |
| <b>Legislation</b>           | <i>Mining Act 1978</i>                             |
| <b>File Number:</b>          | EDV/001  |
| <b>Appendices:</b>           | Appendix 13.7.A – Location of Exploration Licences |
| <b>Voting Requirement</b>    | Simple Majority                                    |

**Report Purpose:**

For Council to provide comment on multiple applications for Exploration Licences by various applicants within the Shire of Collie.

**9079**

**Officer's Recommendation/Council Decision:**

**Moved: Cr Italiano**

**Seconded: Cr Woods**

**That Council advise the Department of Mines, Industry Regulation and Safety, in relation to the proposed Exploration Licences 70/6292, 70/6265, 70/6296, 70/6297, 70/6298, 12/15, 70/6267 that;**

- 1. The Shire objects to all proposed Exploration Licences which include exploration of private landholdings, without the consent of the property owner and affected property owners in the vicinity;**
- 2. Licences which include areas containing Registered Aboriginal Heritage Sites should be referred to the Department of Planning, Lands and Heritage Aboriginal Heritage Branch and consultation with Traditional Landowners must be undertaken prior to approval of any licence; and**
- 3. The Department of Biodiversity, Conservation and Attractions should be provided the opportunity to comment on proposed exploration in areas of State Forest.**

**CARRIED 8/0**

**Background:**

The Shire of Collie has received 7 separate applications for Exploration Licences lodged by McMahon Mining Title Services Pty Ltd, Rio Tinto and M & M Walter Consulting (refer Appendix 13.7.A. The Shire is not the determining authority on Exploration Licences, therefore is requested to provide comment to the Department of Mines, Industry Regulation and Safety.

The proposed Exploration Licence sites cover areas of State Forest and private land within the Shire of Collie, as well as adjoining local governments.

1. Exploration Licence 70/6292 - McMahon Mining Title Services Pty Ltd
  - Located north and north west of the South32, Worsley site.

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- The portion of this licence that is within the Shire of Collie covers private, Rural zoned land which is owned by South32.
  - The land is heavily vegetated with native vegetation.
  - Registered Aboriginal Heritage Site 17776 (Brunswick River) runs through a portion of the licence area.
2. Exploration Licence 70/6265 - Rio Tinto
- Located directly adjacent to the South32, Worsley site, wrapping the north, east and south of the site.
  - The portion of this licence that is within the Shire of Collie covers predominantly State Forest F15, however also covers some parcels of private, Rural zoned land under mixed ownership. The Applicant has advised that the mining tenement does not cover the first 30m of private land in the application areas and the owners will retain sub-surface rights.
  - The land is heavily vegetated with native vegetation.
  - The licence covers a number of Registered Aboriginal Heritage Sites, including Harris River Dam and associated river areas.
3. Exploration Licence 70/6267 - Rio Tinto
- Located on the eastern boundary of the Shire of Collie, adjoining the Shire of West Arthur.
  - The portion of this licence that is within the Shire of Collie covers predominantly State Forest F24, however also covers some parcels of private, Rural Zoned land under mixed ownership. The Applicant has advised that the mining tenement does not cover the first 30m of private land in the application areas and the owners will retain sub surface rights.
  - The land is heavily vegetated with native vegetation.
  - The licence also covers Registered Aboriginal Heritage Site 15332 (Bucks Graves).
4. Exploration Licence E12/15 - Rio Tinto
- Located south of the Collie townsite, covering the Mungilup, Preston and Cardiff and Lyall's Mill settlements.
  - The portion of this licence that is within the Shire of Collie covers predominantly State Forest F26 and F4, however also covers many parcels of private, Rural zoned land under mixed ownership. The Applicant has advised that the mining tenement does not cover the first 30m of private land in the application areas and the owners will retain sub-surface rights.
  - The land is heavily vegetated with native vegetation.
  - There is a significant number of residents living in the licence area.
5. Exploration Licence 70/6296 - M & M Walter Consulting
- Located on the northern most point of the Shire of Collie, north of Yourdamung Lake. Adjoining the Shires of Boddington and Williams.

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- The portion of the licence that is within the Shire of Collie is entirely State Forest F15.
  - The area is heavily vegetated with native vegetation.
6. Exploration Licence 70/6297 - M & M Walter Consulting
- Located in the vicinity of Yourdamung Lake, in the northern portion of the Shire of Collie.
  - The portion of the licence that is within the Shire of Collie is entirely State Forest F15.
  - The area is heavily vegetated with native vegetation.
  - The licence covers a number of Registered Aboriginal Heritage Sites associated with rivers from Harris River Dam.
7. Exploration Licence 70/6298- M & M Walter Consulting
- Located north of the Collie townsite, covering the areas of Palmer, Yourdamung and Harris River.
  - The portion of this licence that is within the Shire of Collie covers predominantly State Forest F15, however also covers many parcels of private, Rural zoned land under multiple ownership. The Applicant intends to include the private parcels of land in the licence.
  - The area is heavily vegetated with native vegetation.
  - The licence covers a number of Registered Aboriginal Heritage Sites, including Harris River Dam and associated river areas.

No additional details of the purpose of the exploration licences have been made available.

**Statutory and Policy Implications:**

*Mining Act 1978 - Part IV Mining Tenements, Division 2 Exploration Licence*

*59. Determination of application for exploration licence*

*(1) A person who wishes to object to the granting of an application for an exploration licence shall lodge a notice of objection within the prescribed time and in the prescribed manner.*

*(2) Where no notice of objection is lodged within the prescribed time, or any notice of objection is withdrawn, the mining registrar shall, unless subsection (4)(b) applies, forward to the Minister a report which recommends the grant or refusal of the exploration licence and sets out the reasons for that recommendation.*

*(3) The mining registrar shall —*

*(a) recommend the grant of the exploration licence if satisfied that the applicant has complied in all respects with the provisions of this Act; or*

*(b) recommend the refusal of the exploration licence if not so satisfied.*

*(4) Where a notice of objection —*

*(a) is lodged within the prescribed time; or*

*(b) is not lodged within the prescribed time but is lodged before the mining registrar has forwarded a report to the Minister under subsection (2) and the warden is satisfied that there are reasonable grounds for late lodgement,*

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*and the notice of objection is not withdrawn, the warden shall hear the application for the exploration licence on a day appointed by the warden and may give any person who has lodged such a notice of objection an opportunity to be heard*

63. Condition attached to exploration licence Every exploration licence shall be deemed to be granted subject to the condition that the holder thereof will explore for minerals and —

(a) will promptly report in writing to the Minister all minerals of economic interest discovered in, on or under the land the subject of the exploration licence; and

(aa) will not use ground disturbing equipment when exploring for minerals on the land the subject of the exploration licence unless —

i. the holder has lodged in the prescribed manner a programme of work in respect of that use; and

ii a. (the holder has paid the prescribed assessment fee in respect of the programme of work; and

iii. the programme of work has been approved in writing by the Minister or a prescribed official; and

b) will fill in or otherwise make safe to the satisfaction of a prescribed official all holes, pits, trenches and other disturbances to the surface of the land the subject of the exploration licence which are —

(i) made while exploring for minerals; and

(ii) in the opinion of the prescribed official, likely to endanger the safety of any person or animal; and

c) will take all necessary steps to prevent fire, damage to trees or other property and to prevent damage to any property or damage to livestock by the presence of dogs, the discharge of firearms, the use of vehicles or otherwise.

**Budget Implications:**

Nil

**Communications Requirements:**

The Shire has been provided a copy of 7 applications by the Department of Mines, Industry Regulation and Safety for comment.

**Strategic Community Plan/Corporate Business Plan Implications:**

Goal 4: Our Built Environment: Infrastructure, amenities and development that supports the needs and aspirations of the community.

*Outcome 4.1 Appropriate Land Use, Development and Heritage Conservation;*

*Strategy 4.1.4: Support and promote the conservation and maintenance of heritage buildings, sites and places of interest.*

**Comment:**

The 7 proposed Exploration Licences will allow for the various applicants the ability to explore the land for minerals and cause some disturbance on the land, subject to the conditions of Section 63, Part IV Division 2 of the *Mining Act 1978*.

It is recommended that the Shire provide a response objecting to licences which propose exploration on private land parcels. Additionally, it should be advised that, licences which include areas containing Registered Aboriginal Heritage Sites should be referred to the Department of Planning, Lands and Heritage Aboriginal Heritage

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Branch and consultation with Traditional Landowners be undertaken. The Department of Biodiversity, Conservation and Attractions should be provided the opportunity to comment on proposed exploration in areas of State Forest.

**14. TECHNICAL SERVICES REPORTS**

Nil

**15. MOTIONS FOR WHICH PRIOR NOTICE HAS BEEN GIVEN**

Elected Members have the ability to submit notices of motion between meetings and up to a time prescribed in standing orders before a meeting.

**16. QUESTIONS BY MEMBERS FOR WHICH DUE NOTICE HAS BEEN GIVEN**

Members have the ability to submit notices of questions between meetings and up to a time prescribed in standing orders before a meeting.

Responses to questions asked at the September Ordinary Council Meeting, for which an answer has not been provided, are listed below:

**16.1 Question from Cr Scoffern regarding payment to Bunbury Tyre and Exhaust**

Question:

Cr Scoffern, queried why a muffler was replaced in Bunbury and not locally:

Response:

In reference to payment 34004-29/07/22 to Bunbury Tyre and Exhaust (BTE) for \$865 for works undertaken to replace entire muffler on vehicle CO106. CTEC provided a quote of \$1,690.

In relation to Policy 3.23 Purchasing, the requirements for these purchases were minimum two quotes. Local Price preference (LPP) of 10% applied where applicable.

Supplier (BTE) selected as they offered best value for money for the Shire. Local supplier exceeded 10% allowance and was 95% more expensive.

**Question Taken on Notice**

Cr Scoffern further requested information on whether a Shire of Collie staff member had taken the vehicle to Bunbury for the works undertaken?

Mr Miller took the question on notice.

**16.2 Question from Cr Italiano regarding payments to TJ Depiazzi**

Question:

Cr Italiano, asked if local businesses (Chappell's and Mumby) were approached to provide quotes for products purchased from Depiazzi.

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Response:

Officers apply Council's adopted purchase policy in all cases. Officers make a point that for smaller quantities we source locally and direct plant and landscape purchases to Chappells and tools to Henderson's etc. Local purchases are shared as much as possible.

In relation to Policy 3.23 Purchasing, the requirements for these purchases were minimum two quotes. Local Price preference (LPP) of 10% applied where applicable.

- a. In reference to payment 122708-10/06/22 to TJ Depiazzi for \$4,697 for supply of 50m<sup>3</sup> Red Mulch and 20m<sup>3</sup> soft fall mulch, Chappells were contacted but do not supply large quantities of bulk products nor red mulch. Mumballup Organics did not have red mulch listed as one of their products.

Other suppliers indicated that Depiazzi was the sole supplier of red mulch. Supplier (Depiazzi) selected as they offered best value for money for the Shire and could supply product to Shire requirements.

- b. In reference to payment 122763-14/06/22 to TJ Depiazzi for \$2,172 for supply of 50m<sup>3</sup> pine bark (\$66.93), 10 tonne playground sand (\$64.04/t), Chappells were contacted but do not supply large quantities of bulk products. Mumballup were able to provide pine bark (\$132.50m<sup>3</sup>) but did not supply playground sand.

Supplier (Depiazzi) selected as they offered best value for money for the Shire and could supply product to shire requirements. Local supplier exceeded 10% allowance and was 98% more expensive.

- c. In reference to payment 122791-15/06/22 to TJ Depiazzi for \$5,136 for supply of 50m<sup>3</sup> pine mulch and 72m<sup>3</sup> budget mix soil (\$36.74/m<sup>3</sup>), Chappells were contacted but do not supply large quantities of bulk products. Mumballup provide a soil conditioner, which was the closest product to the budget soil mix, for \$96.10/m<sup>3</sup>.

Supplier (Depiazzi) selected as they offered best value for money for the Shire and could supply product to shire requirements. Local supplier exceeded 10% allowance and was 161% more expensive.

**17. URGENT BUSINESS APPROVED BY THE PRESIDING MEMBER OR BY DECISION**  
Nil

**18. ANNOUNCEMENTS BY THE PRESIDING MEMBER AND COUNCILLORS**

Cr Scoffern

- 5 October                      Attended the Council briefing on the Strategic Plan Review and Councillor Forum
- 6 October                      Attended the public forum on the Strategic Plan Review

Cr Kearney

- 5 October                      Attended the Council briefing on the Strategic Plan Review and Councillor Forum



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Cr Italiano

- 6 October Attended the public forum on the Strategic Plan Review

Cr Miffling

- 1 October Attended the 100<sup>th</sup> anniversary event for the Collie Arboretum where a tree was planted on behalf of the Council by the Shire CEO Mr Devenish
- 3-4 October Attended, along with the Shire President, the WA Local Government Convention in Perth (the Shire President and Deputy Shire President were Council's voting delegates at the Annual General Meeting of the WA Local Government Association). Attached is a brief report from the Shire President and Deputy Shire President on the Convention
- 5 October Attended the Council briefing on the Strategic Plan Review and Councillor Forum
- 6 October Attended, along with other Councillors, the public forum on the Strategic Plan Review

Cr Smith

- Just Transition for Collie that leaves no one behind – Edith Cowan University Community Research Project
- Just Transition Working Group
- Visitor Centre Committee Meeting
- 6 October Attended the public forum on the Strategic Plan Review
- 11 October Attended the Just Transition – Diversifying the local economy sub-group meeting

Cr Stanley

**ANNOUNCEMENTS**

- 24 August Attended the opening of the Kylie Trail and Djinang Koorliny Lookout Opening on Scenic Drive
- 26 August WALGA South West Zone Meeting
- 6 September Presented virtually at the 'Pivoting industrial sectors to a net zero pathway' panel at the Better Future Forum
- 14 September Met with prospective investors in Collicrete commercialisation
- 15 September Presented at a South West Jobs and Skills Taskforce meeting at the Collie Tafe
- 20 September Collie River Valley Marketing Group meeting
- 20 September Attended welcome of Tidy Towns judging panel
- 20 September Attended Industry Link forum in Bunbury
- 27 September Met with a prospective manufacturing proponent
- 3-4 October Attended Local Government Week (see joint report with Cr Miffling)

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- 3 October Participated in a discussion on economic development with the Hon. Kristy McBain, Federal Minister for Regional Development, Local Government and Territories, along with one other regional President and two city-based Mayors. Topics raised included barriers to investment for significant job-creating projects in the regions, including the need for more favourable consideration of carbon credits for innovative new projects that reduce global emissions and create value in Australia as well as more agile regulatory frameworks that recognise innovative technologies.
- 6 October Met with potential Main Roads partner for Collicrete commercialisation

**UPCOMING EVENTS**

- 12 October Community Forum – Collie River South Branch and Lake Kewari
- 15 October Mental Health Week Event at Roche Park Recreation Centre
- 15 October Wellington Dam Quarry Dinner
- 18 October Industry Road Safety Alliance South West meeting
- 20 October CCCI Business After Hours featuring the Collicrete project
- 26 October WALGA Municipal Waste Advisory Group
- 26 October City of Albany Elected Members' visit

**Mr Devenish**

- 15 September Chaired an Enterprise Bargaining Committee meeting
- 15 September Attended a 'Think Future 2022' function hosted by the Shire of Dardanup
- 16 September Meeting with Minister for Lands Chief of Staff regarding lease arrangements for Minningup Pool project
- 20 September Met with the judges of the Tidy Towns awards for 2022
- 27 September Met with potential new manufacturing operator for Collie
- 20 September Met with the proponent for the flight school at Collie airport
- 30 September Attended a facilitated planning session with CEO's of the Bunbury Geopraphe Group of Councils
- 1 October Attended the 100<sup>th</sup> Anniversary Celebration of the Collie Arboretum where I was asked to plant a tree on behalf of the Shire
- 3 October Met with Development WA and consultant regarding housing opportunities for Collie
- 5 October Councillor Forum addressing the Strategic Community Plan review
- 6 October Attended the Strategic Community Plan – Community Conversations forum
- 7 October Accepted an E-Waste recycling award on behalf of the Shire
- 11 October Attended the Just Transition – Diversifying the local economy sub-group meeting

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Mr Young

- 11 October            District Emergency Planning Meeting - Bunbury

**19.    STATUS REPORT ON COUNCIL RESOLUTIONS**

Summary reports on the status of Council's resolutions are;

- 'Closed Since Last Meeting' at Appendix 19.a.
- 'All Open' at Appendix 19.b.

**20.    CLOSURE OF MEETING TO MEMBERS OF THE PUBLIC**

Nil

**21.    CLOSE**

The Shire President thanked Council and Staff for their attendance. The Presiding Member declared the meeting closed at 7.36pm

I certify that these Minutes were confirmed at the Ordinary Meeting of Council held on Tuesday, 8 November 2022.

.....  
Presiding Member

.....  
Date





# Appendix 12.1A

## Accounts Paid October 2022



**SHIRE OF COLLIE**  
**List of Accounts Submitted to Council - October 2022**

| Chq/EFT         | Date       | Name                             | Description  | Payment    | Invoice Details | Type    |
|-----------------|------------|----------------------------------|--|------------|-----------------|---------|
| EFT34330        | 03/10/2022 | Telstra                          | Invoices as below  | - 5,196.56 | 279.95          | Payment |
| K880717190-6    | 12/09/2022 |                                  | Internet and Data plan (colshire1@bigpond.com)   |            |                 | INV     |
| K749648990-3    | 27/09/2022 |                                  | Telstra, Rec Ground Lighting, Mobile Phones, Visitor Centre, OHS iPad, Waste, Roche Park, Library, Asset Management iPad, PWO, Land Lines, Internet, Bushfire Risk Planning Coordinator, Bushfire Risk Planning Coordinator, SES |            | 4,916.61        | INV     |
| EFT34331        | 03/10/2022 | Water Corporation                | Invoices as below  | - 1,257.28 |                 | Payment |
| 0174 9006828272 | 28/07/2022 |                                  | Water Account 9006828272 BMX Club at Wallsend  |            | 223.61          | INV     |
| 0116 9006817397 | 02/09/2022 |                                  | WATER ACCOUNT 9006817397 Prinsep St Toilets  |            | 452.38          | INV     |
| 0153 9006815500 | 23/09/2022 |                                  | Water Account 9006815500 Central Park Reserve  |            | 5.59            | INV     |
| 0137 9006815527 | 23/09/2022 |                                  | Water Account 9006815527 Park at Forrest Street  |            | 5.53            | INV     |
| 0049 9021079388 | 23/09/2022 |                                  | Water Account 9021079388 Men Shed at Res 47297 Forrest Street  |            | 85.74           | INV     |
| 0171 9006815519 | 23/09/2022 |                                  | Water Account 9006815519 Toilets at Forrest Street   |            | 286.62          | INV     |
| 0184 9006816335 | 23/09/2022 |                                  | Water Account 9006816335 Soliders Park   |            | 197.81          | INV     |
| EFT34333        | 04/10/2022 | Ampac Rates Management Pty Ltd   | Ampac Debt Recovery for Rates  | - 1,980.00 |                 | Payment |
| EFT34334        | 04/10/2022 | Allanson Bushfire Brigade        | Invoices as below  | - 1,087.50 |                 | Payment |
| 01SEP22         | 01/09/2022 |                                  | Petty Cash - Meals and Drinks from Tip Burn - 17.09.2022   |            | 87.50           | INV     |
| 21SEP2022       | 21/09/2022 |                                  | Burn Waste Piles at Transfer Station 17.09.2022  |            | 1,000.00        | INV     |
| EFT34335        | 04/10/2022 | Building & Construction Industry | BCITF Fees   | - 903.25   |                 | Payment |
| EFT34336        | 04/10/2022 | Collie Boulevard Cafe            | Invoices as below  | - 725.00   |                 | Payment |
| 00010349        | 09/08/2022 |                                  | Catering Council Meeting 09.08.2022  |            | 250.00          | INV     |
| 00010364        | 06/09/2022 |                                  | Catering Council Forum Meeting 6.9.2022  |            | 75.00           | INV     |
| 00010363        | 09/09/2022 |                                  | Catering Morning tea Collie Shire 09.09.2022   |            | 150.00          | INV     |
| 00010365        | 13/09/2022 |                                  | Catering for Council Meeting 13.09.2022  |            | 250.00          | INV     |
| EFT34337        | 04/10/2022 | Bunbury Machinery                | Invoices as below  | - 1,793.72 |                 | Payment |
| SIB28600        | 16/09/2022 |                                  | Blade Kit for Mower Howard Pro Cut   |            | 1,221.00        | INV     |
| SIB28762        | 20/09/2022 |                                  | 2 x day hire of turf cutter  |            | 327.27          | INV     |
| SIB28761        | 20/09/2022 |                                  | 2 x day hire of lawn corer   |            | 245.45          | INV     |
| EFT34338        | 04/10/2022 | Bunnings Building Supplies       | Invoices as below  | - 988.07   |                 | Payment |
| 2179/01448884   | 19/09/2022 |                                  | Toilet indicator bolt x 1  |            | 21.33           | INV     |
| 2179/01448886   | 19/09/2022 |                                  | Heavy Duty Commercial Door Closer for Admin Building   |            | 143.45          | INV     |
| 2706/01214825   | 19/09/2022 |                                  | Toilet indicator bolts x2  |            | 42.66           | INV     |

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| Chq/EFT       | Date       | Name                             | Description  | Payment    | Invoice Details | Type    |
|---------------|------------|----------------------------------|--|------------|-----------------|---------|
| 2179/01669385 | 23/09/2022 |                                  | Shelving Unit x 2  |            | 271.68          | INV     |
| 2179/01669383 | 23/09/2022 |                                  | Dry Chlorine 10kg buckets  |            | 508.95          | INV     |
| EFT34339      | 04/10/2022 | Bags O'Rags                      | Bag of cleaning rags   | - 89.10    |                 | Payment |
| EFT34340      | 04/10/2022 | Burgess Rawson (Wa) Pty Ltd      | Legal Documents (Licence) Collie Darkan Rail Trail                                       | - 550.00   |                 | Payment |
| EFT34341      | 04/10/2022 | Collie Freightlines              | Freight for Delivery from SLS, Work Clobber, SLS Etc                                     | - 93.57    |                 | Payment |
| EFT34342      | 04/10/2022 | Scott Christinger                | Investigate urgent electrical fault at Waste Transfer Site                               | - 300.00   |                 | Payment |
| EFT34343      | 04/10/2022 | Statewide Bearings               | Invoices as below  | - 155.10   |                 | Payment |
| INV2498640    | 31/08/2022 |                                  | 250x4 Tube, 250x4 Lug Tyre   |            | 34.10           | INV     |
| INV 2498777   | 20/09/2022 |                                  | Grease fitting unblocker   |            | 121.00          | INV     |
| EFT34344      | 04/10/2022 | Pete'S                           | Invoices as below  | - 1,415.55 |                 | Payment |
| 245522        | 02/07/2022 |                                  | 4 high visibility shirts, 3 long trousers, 1 winter jacket                               |            | 548.50          | INV     |
| 245977        | 21/07/2022 |                                  | 5 in 1 jacket, embroidery for 5 in 1 jacket x2   |            | 131.50          | INV     |
| 245967        | 21/07/2022 |                                  | 5 long sleeve high vis shirts, 3 work pants (Bisley),                                    |            | 391.25          | INV     |
| 246515        | 12/08/2022 |                                  | King Gee cargo pants - navy  |            | 319.80          | INV     |
| 247091        | 05/09/2022 |                                  | Embroidery and Badging   |            | 24.50           | INV     |
| EFT34345      | 04/10/2022 | Boc Limited                      | Monthly rental for medical oxygen bottles  | - 12.53    |                 | Payment |
| EFT34346      | 04/10/2022 | Collie Chamber Of Commerce &     | Severance Gift EMP # 19  | - 750.00   |                 | Payment |
| EFT34348      | 04/10/2022 | Collie Community Publishers (Crv | Invoices as below  | - 701.03   |                 | Payment |
| INV-4756      | 08/09/2022 |                                  | Shire Update page in Bulletin Sep 22   |            | 528.00          | INV     |
| INV-4814      | 15/09/2022 |                                  | Public notice of development approval Battery Energy Storage System Collie-Williams Road |            | 173.03          | INV     |
| EFT34349      | 04/10/2022 | Central Garage                   | Invoices as below  | - 951.39   |                 | Payment |
| 23723         | 02/08/2022 |                                  | Remove/replace blower fan & test (CO485)   |            | 612.59          | INV     |
| 23554         | 23/08/2022 |                                  | Rectify issues with beacon light and heater fan switch                                   |            | 140.80          | INV     |
| 27770         | 19/09/2022 |                                  | Call out to inspect vehicle vents (CO30614)  |            | 66.00           | INV     |
| 00028307      | 19/09/2022 |                                  | Call out for rubber tyre roller electrical issues (CO14145)                              |            | 132.00          | INV     |
| EFT34350      | 04/10/2022 | Chappell Landscaping             | Invoices as below  | - 916.00   |                 | Payment |
| 00006901      | 12/09/2022 |                                  | 1 x 750 gram (300 tablets) initiator tablets for parks roses                             |            | 388.00          | INV     |
| 00006900      | 12/09/2022 |                                  | Hunter 4 Station Bluetooth Node, DC Latching coils to suit, 25mm PGV BSP Standard valve  |            | 528.00          | INV     |
| EFT34351      | 04/10/2022 | Consult Direct Pty Ltd           | Workshop expenses - Degreaser, welding gloves etc  | - 1,948.32 |                 | Payment |
| EFT34353      | 04/10/2022 | Collie Salvage & Hardware        | 2 x broom hangers  | - 25.00    |                 | Payment |
| EFT34354      | 04/10/2022 | Corsign Wa                       | Invoices as below  | - 2,829.20 |                 | Payment |
| 00068269      | 07/09/2022 |                                  | Authorised personnel only signage  |            | 79.20           | INV     |



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| Chq/EFT     | Date       | Name                                       | Description   | Payment     | Invoice Details | Type    |
|-------------|------------|--|---|-------------|-----------------|---------|
| 00068791    | 08/09/2022 |  | Steel guide post - std 1.35m -red/white delineators   | - 796.15    | 2,750.00        | INV     |
| EFT34355    | 04/10/2022 | Central Regional Tafe                      | Ranger Training Course - Dog and Cat Management   | - 84.60     |                 | Payment |
| EFT34356    | 04/10/2022 | Landgate                                   | Copy of Certificate of Title, Copy of Survey  | - 50.00     |                 | Payment |
| EFT34357    | 04/10/2022 | Helen Davis                                | Refund for Dog that was Sterilised after Lifetime Registration (Tilly - LT1327)                 | - 3,732.49  |                 | Payment |
| EFT34358    | 04/10/2022 | TJ Depiazzi                                | 50m3 pine bark mulch  | - 10,883.00 |                 | Payment |
| EFT34359    | 04/10/2022 | Department of Planning, Lands and Heritage | Regional Joint Development Assessment Panel - forward fees received - Shire of Collie - P051/22 | - 25.06     |                 | Payment |
| EFT34360    | 04/10/2022 | Heatley Sales Pty Ltd                      | 20ltr drum taps   | - 7,392.00  |                 | Payment |
| EFT34361    | 04/10/2022 | Harmonic Enterprises Pty Ltd T/As          | Invoices as below   |             | 6,897.00        | INV     |
| 883         | 07/09/2022 |  | Block Hours Renewal x 60  |             | 495.00          | INV     |
| 911         | 16/09/2022 |  | DR Hosting - September 2022 ,   | - 203.06    |                 | Payment |
| EFT34362    | 04/10/2022 | Connect Ccs                                | Overcalls fee for contract CA0184 for August 2022   | - 15,400.00 |                 | Payment |
| EFT34363    | 04/10/2022 | Jll Public Valuations Pty Ltd (Jones       | Asset Valuation - Land & Buildings  | - 5,002.50  |                 | Payment |
| EFT34364    | 04/10/2022 | Lj Mechanical                              | Invoices as below   |             | 1,116.50        | INV     |
| 00006619    | 19/07/2022 |  | Complete vehicle service as required (CO785)  |             | 1,748.00        | INV     |
| 00006620    | 20/07/2022 |  | Complete vehicle service as required (CO783)  |             | 1,031.50        | INV     |
| 00006621    | 21/07/2022 |  | Complete vehicle service as required (CO8554)   |             | 683.00          | INV     |
| 00006700    | 04/08/2022 |  | Replace front brake pads and alternator (CO783)   |             | 423.50          | INV     |
| 00006699    | 04/08/2022 |  | Replaced rear brake pads (CO8554)   | - 360.00    |                 | Payment |
| EFT34365    | 04/10/2022 | Melanie Jane Lasisz                        | Junior Netball Coordinator  | - 1,222.01  |                 | Payment |
| EFT34366    | 04/10/2022 | Nutrien Water                              | 2 x valve boxes 1730-VB   | - 9,550.00  |                 | Payment |
| EFT34367    | 04/10/2022 | Ozarb Tree Service                         | Invoices as below   |             | 550.00          | INV     |
| 214         | 29/06/2022 |  | Emergency call out, Cunningham Cres   |             | 8,250.00        | INV     |
| 225         | 12/09/2022 |  | Hebb rd roadside clearance  |             | 750.00          | INV     |
| 227         | 21/09/2022 |  | Emergency tree lane way cleanup   | - 1,027.40  |                 | Payment |
| EFT34368    | 04/10/2022 | Pilatti Bros Transport                     | 3.6m3 concrete for central park bench pads  | - 80.00     |                 | Payment |
| EFT34369    | 04/10/2022 | Phoenix Glass                              | 2 x patio bolts keyed alike for the Waste Transfer Station                                      | - 1,000.00  |                 | Payment |
| EFT34370    | 04/10/2022 | Premier Demolition (Duane Young)           | Kerbbond Refund 51 Venn Street Collie. Permit 2022010   | - 139.90    |                 | Payment |
| EFT34371    | 04/10/2022 | Pfi Supplies                               | 2 hand soap dispensers  | - 1,484.05  |                 | Payment |
| EFT34372    | 04/10/2022 | P & S Griggs Plumbing                      | Replace faulty 120 litre HWU at Senior Citizens Centre  | - 12,584.00 |                 | Payment |
| EFT34373    | 04/10/2022 | Collie Betta Home Living                   | Invoices as below   |             | 550.00          | INV     |
| 19810081941 | 23/09/2022 |  | Portable Speaker - Roche Park   |             |                 |         |

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**List of Accounts Submitted to Council - October 2022**

| Chq/EFT     | Date       | Name  | Description   | Payment    | Invoice Details | Type    |
|-------------|------------|---|---|------------|-----------------|---------|
| 19810082452 | 28/09/2022 |   | Stackable Chairs and trolley - Roche Park                                     |            | 12,034.00       | INV     |
| EFT34374    | 04/10/2022 | Reece Pty Ltd   | Central Park waterpark parts, plugs, pressure guage etc                       | - 1,095.05 |                 | Payment |
| EFT34375    | 04/10/2022 | Phill Schenberg T/A S/W Reptile Rescues And Education | Reptile awareness facilitation AUG22 Adventurous Minds - Funded project       | - 300.00   |                 | Payment |
| EFT34376    | 04/10/2022 | Southern Lock & Security                              | Lockwood nightlatch keys  | - 321.64   |                 | Payment |
| EFT34377    | 04/10/2022 | Steere St Deli  | Meals for SES members attending to call out RFA # 23926. LGGS/DFES funded.    | - 69.70    |                 | Payment |
| EFT34378    | 04/10/2022 | Sapio Pty Ltd   | Q.2 CCTV Maintenance  | - 3,439.22 |                 | Payment |
| EFT34379    | 04/10/2022 | Super Cool Auto Air                                   | Service/repair A/C unit on roller (CO14145)                                   | - 1,573.00 |                 | Payment |
| EFT34380    | 04/10/2022 | Site Sentry   | Hire for October  | - 1,091.20 |                 | Payment |
| EFT34381    | 04/10/2022 | South West Event Studio                               | Kaya Collie - Specialised crockery for Quarry Dining Experience               | - 2,409.00 |                 | Payment |
| EFT34382    | 04/10/2022 | Regional Fire & Safety                                | Six monthly servicing of fire extinguishers, hose reels etc                   | - 246.40   |                 | Payment |
| INV-1391    | 04/10/2022 | Thomson'S Auto Parts                                  | Invoices as below   | - 1,499.85 |                 | Payment |
| 562522      | 06/09/2022 |   | Fuel filter twin pack - Holden Colorado (100CO)                               |            | 37.00           | INV     |
| 562532      | 07/09/2022 |   | Bosch battery - N52MF, Bosch battery - N53MF                                  |            | 398.00          | INV     |
| 562534      | 07/09/2022 |   | Metal Toggle Switch   |            | 7.00            | INV     |
| 562545      | 08/09/2022 |   | DXS607 - replacement starter motor (CO14145)                                  |            | 650.00          | INV     |
| 562562      | 09/09/2022 |   | 10L red fuel (4ST) container, 5L green (2ST) fuel container                   |            | 69.85           | INV     |
| 562561      | 09/09/2022 |   | Battery for vehicle - 60588-S4 (111CO)  |            | 275.00          | INV     |
| 562572      | 12/09/2022 |   | 24V Globe   |            | 27.00           | INV     |
| 562617      | 16/09/2022 |   | Naked Glass 500ml, AutoBody Detail 750ml                                      |            | 36.00           | INV     |
| EFT34384    | 04/10/2022 | T-Quip  | Peruzzo - Hammer H-D slotted etc  | - 1,432.95 |                 | Payment |
| EFT34385    | 04/10/2022 | Tyrepower   | Replacement tyre (rear L) for loader (114CO)                                  | - 3,845.00 |                 | Payment |
| EFT34386    | 04/10/2022 | Talis Consultants                                     | Invoices as below   | - 9,138.25 |                 | Payment |
| 26319       | 31/08/2022 |   | Landfill Closure Plan and Post Closure Management                             |            | 7,287.50        | INV     |
| 26320       | 31/08/2022 |   | Landfill Closure Plan addition to original scope of works LFG Risk Assessment |            | 1,850.75        | INV     |
| EFT34387    | 04/10/2022 | T&R Contracting Pty Ltd                               | Side tipper/end tipper hire - 19.09.2022 Loader - Half day hire - 19.09.2022  | - 1,787.50 |                 | Payment |
| EFT34388    | 04/10/2022 | Bunbury Tt P/L T/A Total Tools Bunbury                | Replacement auto dark welding visor   | - 179.00   |                 | Payment |
| EFT34389    | 04/10/2022 | Toll Transport Pty Ltd                                | Freight for Delivery  | - 24.11    |                 | Payment |

**SHIRE OF COLLIE**  
**List of Accounts Submitted to Council - October 2022**

| Chq/EFT         | Date       | Name                                     | Description   | Payment     | Invoice Details | Type    |
|-----------------|------------|--|---|-------------|-----------------|---------|
| EFT34390        | 04/10/2022 | Collie River Valley Medical Centre       | Invoices as below   | - 645.50    |                 | Payment |
| 602739          | 30/06/2022 |  | Pre-Employment Medical, Drug & Alcohol Test & Audio Test                      |             | 291.50          | INV     |
| 605381          | 21/07/2022 |  | Pre-Employment Medical, Instant Drug & Alcohol Test, Spiro Test, Hearing Test |             | 354.00          | INV     |
| EFT34391        | 04/10/2022 | Wa Distributors                          | Invoices as below   | - 498.40    |                 | Payment |
| 757341          | 25/08/2022 |  | Roche Park Kiosk expenses   |             | 206.50          | INV     |
| 761829          | 08/09/2022 |  | Kiosk Lollie order  |             | 116.30          | INV     |
| 766742          | 21/09/2022 |  | Roche Park Kiosk Expenses   |             | 175.60          | INV     |
| EFT34392        | 04/10/2022 | Weed Pest & Vermin Control - Neil Fraser | Invoices as below   | - 1,551.00  |                 | Payment |
| ADG1162322      | 28/08/2022 |  | Weed control Buckingham Aero club   |             | 1,056.00        | INV     |
| ADG1162319      | 30/08/2022 |  | White ant spraying Coombes st cricket club                                    |             | 495.00          | INV     |
| EFT34393        | 04/10/2022 | Synergy                                  | ELECTRICITY Account 334 707 890 Cardiff Fire Brigade                          | - 247.38    |                 | Payment |
| EFT34394        | 04/10/2022 | Events West Pty Ltd                      | Deposit - Kaya Collie - Quarry Dining Experience Event                        | - 16,843.20 |                 | Payment |
| EFT34395        | 13/10/2022 | Water Corporation                        | Production Rental equipment   | - 4,985.32  |                 | Payment |
| 0155 9006817370 | 28/09/2022 |  | Invoices as below   |             |                 |         |
|                 |            |  | Account 9006817370 Toilets at Velodrome Water                                 |             | 114.55          | INV     |
| 0135 9006815439 | 28/09/2022 |  | Account 9006815439 Finlay Park  |             | 16.78           | INV     |
| 0171 9006815340 | 28/09/2022 |  | Account 9006815340 Throssell Street Truck Bay Toilets                         |             | 158.00          | INV     |
| 0141 9006815084 | 28/09/2022 |  | Account 9006815084 Throssell Street Park                                      |             | 120.27          | INV     |
| 0176 9006814962 | 28/09/2022 |  | Account 9006814962 Swimming Pool  |             | 1,168.04        | INV     |
| 0180 9006814954 | 28/09/2022 |  | Account 9006814954 Shire Admin Office   |             | 168.27          | INV     |
| 0181 9006814575 | 28/09/2022 |  | Account 9006814575 Museum   |             | 54.97           | INV     |
| 0177 9006813927 | 28/09/2022 |  | Account 9006813935 Lot 954 Wittenoom Street, Radio                            |             | 254.85          | INV     |

**SHIRE OF COLLIE**  
**List of Accounts Submitted to Council - October 2022**

| Chq/EFT         | Date       | Name                                  | Description   | Payment     | Invoice Details | Type    |
|-----------------|------------|---------------------------------------|---|-------------|-----------------|---------|
| 0175 9006813935 | 28/09/2022 |                                       | Account 90 06813 935 20 Steere Street Library           |             | 98.75           | INV     |
| 0140 9006838606 | 28/09/2022 |                                       | Account 9006838606 Hall at Palmer Road                  |             | 5.53            | INV     |
| 0180 9006817346 | 29/09/2022 |                                       | Account 9006817346 Caretakers Cottage                   |             | 297.62          | INV     |
| 0047 9021019406 | 29/09/2022 |                                       | Account 9021019406 26 Morrison Way Shire Depot          |             | 616.08          | INV     |
| 0085 9006847342 | 29/09/2022 |                                       | Account 9006847342 Cemetery                             |             | 16.78           | INV     |
| 0175 9006828272 | 30/09/2022 |                                       | Account 9006828272 BMX Wallsend Ground                  |             | 526.19          | INV     |
| 0185 9006823797 | 03/10/2022 |                                       | Account 9006823797 Wallsend Showgrounds                 |             | 601.60          | INV     |
| 0185 9006824992 | 05/10/2022 |                                       | Account 9006824992 Roche Park                           |             | 645.58          | INV     |
| 0176 9006813302 | 05/10/2022 |                                       | Water Account 9006813302 59 Wittenoom Street            |             | 90.69           | INV     |
| 0143 9006825004 | 05/10/2022 |                                       | Account 9006825004 Roche Park Soccer Pitch              |             | 30.77           | INV     |
| EFT34396        | 14/10/2022 | WA Australian Services Union WA (Asu) | Invoices as below                                       | - 310.80    |                 | Payment |
| DEDUCTION       | 25/09/2022 |                                       | Payroll deductions                                      |             | 155.40          | INV     |
| DEDUCTION       | 09/10/2022 |                                       | Payroll deductions                                      |             | 155.40          | INV     |
| EFT34397        | 14/10/2022 | Collie Gallery Group Inc.             | Annual Contribution 2022/23-Art Gallery Operating Grant | - 77,000.00 |                 | Payment |
| EFT34398        | 14/10/2022 | Department of Human Services          | Invoices as below                                       | - 572.50    |                 | Payment |
| DEDUCTION       | 25/09/2022 |                                       | Payroll deductions                                      |             | 286.25          | INV     |
| DEDUCTION       | 09/10/2022 |                                       | Payroll deductions                                      |             | 286.25          | INV     |
| EFT34399        | 14/10/2022 | Dean Guja                             | Contract Environmental Health Officer - September 2022  | - 8,496.00  |                 | Payment |
| EFT34400        | 14/10/2022 | Planning Institute of Australia       | Invoices as below                                       |             |                 | Payment |
| 137946          | 24/05/2022 |                                       | PIA WA Regional Conference - Katya Tripp                | - 670.00    | 335.00          | INV     |
| 137944          | 24/05/2022 |                                       | PIA WA Regional Conference - Isabel Fry                 |             | 335.00          | INV     |

**SHIRE OF COLLIE**  
**List of Accounts Submitted to Council - October 2022**

| Chq/EFT  | Date       | Name  | Description   | Payment    | Invoice Details | Type    |
|----------|------------|---|---|------------|-----------------|---------|
| EFT34401 | 19/10/2022 | Slee Anderson & Pidgeon Barristers & Solicitors                 | Legal advice on lease   | - 1,406.90 |                 | Payment |
| EFT34402 | 19/10/2022 | Air Liquide Wa Pty Ltd  | Monthly gas cylinder rental for Depot workshop  | - 38.72    |                 | Payment |
| EFT34403 | 19/10/2022 | Amd Audit & Assurance Pty Ltd                                   | Regulation 17 Audit   | - 5,390.00 |                 | Payment |
| EFT34404 | 19/10/2022 | Angela Jackson  | Refund reg for stearlised dog LT1454 and LT1455   | - 300.00   |                 | Payment |
| EFT34405 | 19/10/2022 | Adam Davey Consulting   | Roche park soccer, Rec Ground Oval, Tennis Courts and Soldiers Park - Supply and apply water retention liquid   | - 3,152.60 |                 | Payment |
| EFT34406 | 19/10/2022 | Australasian Performing Right Association Limited T/A One Music | APRA music licencing Tariff Oct - Dec 22 Roche Park   | - 677.25   |                 | Payment |
| EFT34407 | 19/10/2022 | Northstar Asset Pty Ltd T/A Artistralia                         | Movie Licences for Summer Movie Series 2022/2023  | - 2,200.00 |                 | Payment |
| EFT34408 | 19/10/2022 | Collie Boulevard Cafe   | Catering for Council Forum Meeting 05/10/2022   | - 75.00    |                 | Payment |
| EFT34409 | 19/10/2022 | Bunnings Building Supplies                                      | 3350288 - Shovels   | - 216.24   |                 | Payment |
| EFT34410 | 19/10/2022 | Scott Christinger   | LED bayonet globes to the ladies toilets at football club   | - 155.00   |                 | Payment |
| EFT34411 | 19/10/2022 | Statewide Bearings  | Workshop items - Grease Steel, Auto Belt, Superbinder, 12 B Steel Rule etc"   | - 253.77   |                 | Payment |
| EFT34412 | 19/10/2022 | Collie Visitor Centre   | Kaya Collie - Website design, hosting and updating. Social Media management until March 2023  | - 5,500.00 |                 | Payment |
| EFT34413 | 19/10/2022 | Cleanaway Pty Ltd   | Cleanaway Bin Repairs / Replacements for Aug 2022   | - 3,263.62 |                 | Payment |
| EFT34414 | 19/10/2022 | Collie Chamber Of Commerce & Industry                           | 2022/2023 Collie Chamber of Commerce and Industry membership  | - 615.00   |                 | Payment |
| EFT34415 | 19/10/2022 | Collie Electrical Service                                       | Rat baits for transfer station/depot  | - 230.00   |                 | Payment |
| EFT34416 | 19/10/2022 | Collie Veterinary Services                                      | Invoices as below   | - 245.30   |                 | Payment |
| 256644A  | 11/08/2022 |   | Shire of Collie Veterinary Services Agreement   |            | 180.00          | INV     |
| 257157A  | 25/08/2022 |   | Shire of Collie Veterinary Services Agreement   |            | 65.30           | INV     |
| EFT34417 | 19/10/2022 | Chappell Landscaping  | 20 x bags Multi Grow Organic 2000, 18 x bags 2 Multi Grow Organic 2000  | - 1,064.00 |                 | Payment |
| EFT34418 | 19/10/2022 | Complant Pty Ltd  | Supply & deliver 1 x Pull Rod Throttle Cable ( no 4-9500600032) for Multi Pac F/E Roller (Callsign 29), Freight deliver for 1 x Pull Rod Throttle Cable ( no 4-9500600032) for Multi Pac F/E Roller (Callsign 29) | - 299.90   |                 | Payment |
| EFT34419 | 19/10/2022 | Corsign WA  | No Through Road sign x 2  | - 77.00    |                 | Payment |
| EFT34420 | 19/10/2022 | Tj Depiazzi   | Budget soil mix for general Parks and fuel levy   | - 710.10   |                 | Payment |

**SHIRE OF COLLIE**  
**List of Accounts Submitted to Council - October 2022**

| Chq/EFT     | Date       | Name                              | Description  | Payment    | Invoice Details | Type    |
|-------------|------------|-----------------------------------|--|------------|-----------------|---------|
| EFT34421    | 19/10/2022 | Dynamic Security Management P/L   | Alarm Call Out to Visitor Centre 20/09/2022            | - 330.00   |                 | Payment |
| EFT34422    | 19/10/2022 | Henderson Hardware                | Invoices as below                                      | - 1,543.72 |                 | Payment |
| 00099209    | 01/09/2022 |                                   | Masonry Drill 10x210mm SDS                             |            | 13.00           | INV     |
| 00099324    | 02/09/2022 |                                   | Workshop items - Saddle clip, tap                      |            | 21.10           | INV     |
| 00099547K1  | 06/09/2022 |                                   | Workshop Expenses - Mortar                             |            | 28.50           | INV     |
| 00099541H1  | 06/09/2022 |                                   | Workshop items - Ratchet Clamp                         |            | 13.20           | INV     |
| 00099683    | 07/09/2022 |                                   | Please cut 7 keys for cleaners Public Toilets          |            | 31.50           | INV     |
| 00099738W1  | 08/09/2022 |                                   | Philmac 50 NRV   |            | 456.00          | INV     |
| 00099730C1  | 08/09/2022 |                                   | Workshop items - Ramplug, washers, Screws etc          |            | 39.80           | INV     |
| 00099771    | 08/09/2022 |                                   | Workshop items - Screws                                |            | 6.40            | INV     |
| 00099761    | 08/09/2022 |                                   | Workshop items - Drill masonry sing brick              |            | 42.60           | INV     |
| 00099864    | 09/09/2022 |                                   | Workshop items - Paint                                 |            | 44.00           | INV     |
| 00099830W1  | 09/09/2022 |                                   | Workshop items - Broom                                 |            | 52.70           | INV     |
| 000100075C1 | 13/09/2022 |                                   | F62 mesh concrete for central park concreting          |            | 120.60          | INV     |
| 000100177   | 14/09/2022 |                                   | Workshop items - rubber gloves                         |            | 4.35            | INV     |
| 000100227   | 15/09/2022 |                                   | Workshop items - Shrub adaptor, Tee, Thread Tape       |            | 24.90           | INV     |
| 000100508   | 19/09/2022 |                                   | Workshop items - Valve Tap, Hose Cock                  |            | 54.15           | INV     |
| 000100570   | 20/09/2022 |                                   | Workshop items - Glyphosate, Fertilizer etc            |            | 371.96          | INV     |
| 000100674   | 21/09/2022 |                                   | Workshop Expenses - Tie Wire, Dispenser, Plugs, Screws |            | 26.80           | INV     |
| 000100951   | 27/09/2022 |                                   | Workshop items: Sanding Discs                          |            | 23.06           | INV     |
| 000100966B1 | 27/09/2022 |                                   | Workshop items - plugs, screws, washers etc            |            | 9.00            | INV     |
| 000101025   | 28/09/2022 |                                   | Workshop items - Nipples, Tee PVC, Elbow 25mm CL18     |            | 23.50           | INV     |
| 000101059   | 28/09/2022 |                                   | Workshop items - micro fan spray, cable joiners        |            | 62.00           | INV     |
| 000101034I1 | 28/09/2022 |                                   | Workshop items - phillips bits                         |            | 12.70           | INV     |
| 000101135   | 29/09/2022 |                                   | Workshop items - screws                                |            | 10.45           | INV     |
| 000101297   | 30/09/2022 |                                   | Workshop items- bucket, gloves                         |            | 46.95           | INV     |
| 000101425   | 03/10/2022 |                                   | Workshop items - Key cut                               |            | 4.50            | INV     |
| EFT34423    | 19/10/2022 | Heatley Sales Pty Ltd             | BUNT30M - orange bunting, 30m roll                     | - 210.98   |                 | Payment |
| EFT34424    | 19/10/2022 | LIWA Aquatics                     | Pool Managers seminar and LIWA membership Kulin        | - 240.00   |                 | Payment |
| EFT34425    | 19/10/2022 | Mettler Toledo                    | Annual Service & Calibration of Weighbridge 2022-23    | - 4,205.30 |                 | Payment |
| EFT34426    | 19/10/2022 | Officeworks (On Line Orders Only) | Invoices as below                                      | - 437.12   |                 | Payment |

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**List of Accounts Submitted to Council - October 2022**

| Chq/EFT   | Date       | Name                                       | Description  | Payment    | Invoice Details | Type    |
|-----------|------------|--|--|------------|-----------------|---------|
| 603100486 | 28/09/2022 |  | Local history unit stationery, Storage drawers, Keji Document Box Clear  |            | 118.74          | INV     |
| 603101001 | 29/09/2022 |  | Ledah Professional Metal Base, Trimmer A4, Examination Gloves 100, A4 Recycled Lever, Arch 2-Ring Binder                               |            | 318.38          | INV     |
| EFT34427  | 19/10/2022 | Pilatti Bros Transport                     | 3.8m3 concrete for medic st  | - 1,162.58 |                 | Payment |
| EFT34428  | 19/10/2022 | PFI Supplies                               | Invoices as below  | - 1,798.20 |                 | Payment |
| 51761     | 23/09/2022 |  | 27Lt bin Liner Carton 1000, Wipes Prowipe Roll 90, Gentle Pin kHand Soap 20lt, 54 Lt Bin liners Black Carton 250, Tap in Cap for Drums |            | 695.90          | INV     |
| 51745     | 23/09/2022 |  | 25ltr biobreak, 5ltr biobreak, Rosche hand towels -6622, Rosche hand towels - 6304   |            | 1,102.30        | INV     |
| EFT34429  | 19/10/2022 | P & S Griggs Plumbing                      | Invoices as below  | - 445.49   |                 | Payment |
| INV-14469 | 27/09/2022 |  | Fix leak in ladies cubicle at Forrest St toilets   |            | 110.00          | INV     |
| INV-14470 | 27/09/2022 |  | Fix leak in disabled toilet at Wallsend Ground toilets   |            | 335.49          | INV     |
| EFT34430  | 19/10/2022 | Plavanini Welding                          | Metal plates for Skate Park power points.  | - 66.83    |                 | Payment |
| EFT34431  | 19/10/2022 | Quality Press                              | DFES operational items . DFES/LGGS funded.   | - 711.70   |                 | Payment |
| EFT34432  | 19/10/2022 | River Valley Vets                          | 2022-2023 Service Agreement with River Valley Vets   | - 120.00   |                 | Payment |
| EFT34433  | 19/10/2022 | Stanley Family Trust T/A Gumfire Marketing | Marketing for Kaya Collie  | - 4,161.74 |                 | Payment |
| EFT34434  | 19/10/2022 | Regional Fire & Safety                     | Invoices as below  | - 2,273.70 |                 | Payment |
| RF-S-1481 | 28/09/2022 |  | Servicing of fire extinguishers, hose reels various locations  |            | 847.00          | INV     |
| RF-S-1493 | 29/09/2022 |  | Servicing of fire extinguishers, hose reels various locations  |            | 25.30           | INV     |
| RF-S-1489 | 29/09/2022 |  | Servicing of fire extinguishers, hose reels various locations  |            | 290.40          | INV     |
| RF-S-1492 | 29/09/2022 |  | Servicing of fire extinguishers, hose reels various locations  |            | 369.60          | INV     |
| RF-S-1490 | 29/09/2022 |  | Servicing of fire extinguishers, hose reels various locations  |            | 158.40          | INV     |
| RF-S-1495 | 30/09/2022 |  | Servicing of fire extinguishers, hose reels various locations  |            | 583.00          | INV     |
| EFT34436  | 19/10/2022 | Thomson'S Auto Parts                       | Invoices as below  | - 50.85    |                 | Payment |

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| Chq/EFT       | Date       | Name   | Description  | Payment     | Invoice Details | Type    |
|---------------|------------|--|--|-------------|-----------------|---------|
| 562594        | 14/09/2022 |  | Prem Halogen Globe   |             | 13.00           | INV     |
| 562593        | 14/09/2022 |  | Marker Chisel Tip Blk  |             | 8.85            | INV     |
| 562706        | 29/09/2022 |  | Fuel Cap   |             | 29.00           | INV     |
| EFT34437      | 19/10/2022 | The Royal Life Saving Society of WA                  | Peter Pesci Lifeguard Requalification in Manjimup  | - 159.00    |                 | Payment |
| EFT34438      | 19/10/2022 | Terresa Briggs                                       | Reimbursement - 146km Travelled - Banking (146kms x 0.78 )   | - 176.47    |                 | Payment |
| EFT34439      | 19/10/2022 | TLC Carpet and Tile Cleaning                         | Zumba Music & Choreo training  | - 13,183.53 |                 | Payment |
| INV-0055      | 29/09/2022 |  | Invoices as below  |             | 10,961.53       | INV     |
| INV-0062      | 03/10/2022 |  | Public Toilet and BBQ cleaning services during 22/23 financial year as per contract                        |             | 2,222.00        | INV     |
| EFT34440      | 19/10/2022 | The Trustee for Tmsw Unit Trust T/A Traffic Force    | Cleaning of Visitor Centre tunnel  |             |                 | Payment |
| EFT34441      | 19/10/2022 | Toll Transport Pty Ltd                               | Kaya Collie Quarry Dinner - Traffic management   | - 3,809.88  |                 | Payment |
| 0552-S280142  | 18/09/2022 |  | Invoices as below  | - 57.75     |                 | Payment |
| 0553-S280142A | 25/09/2022 |  | Freight deliveries from Stewart and Heaton Invoice SIN-3566106   |             | 17.01           | INV     |
| 0554-S280142  | 02/10/2022 |  | Freight Delivery from Quality Press - Invoice INV061052  |             | 19.38           | INV     |
| EFT34442      | 19/10/2022 | Print Sync Business Solutions                        | Freight from Pathwest for Invoice 609862   |             | 21.36           | INV     |
| EFT34443      | 19/10/2022 | Western Ag   | SES Photocopier Charges 22/09/2022 - 21/10/2022  | - 170.71    |                 | Payment |
| EFT34444      | 19/10/2022 | WA Blanks  | RHS headlight for kubota tractor (CO30016)   | - 369.63    |                 | Payment |
| EFT34445      | 19/10/2022 | Weed Pest & Vermin Control - Neil Fraser             | Blanks for Christmas craft sessions - Santa sacks, Bookmark blanks, Tumblers, Shipping                     | - 394.00    |                 | Payment |
| EFT34446      | 25/10/2022 | WA Treasury Corporation                              | Steam weeds at Various parks in Collie   | - 2,530.00  |                 | Payment |
| EFT34447      | 26/10/2022 | Stiles Electrical and Communication Services Pty Ltd | Principal Loan 120 Repayment, Interest on Loan 120   | - 5,684.77  |                 | Payment |
| EFT34448      | 28/10/2022 | George William Mark Chadwick                         | Recreation ground Lighting renewal   | - 66,615.43 |                 | Payment |
| EFT34449      | 28/10/2022 | Premier Artists Pty Ltd                              | Local Health Profile Report incorporating Strategic Document Analysis *Engagement Reports Submitted* (20%) | - 3,000.00  |                 | Payment |
| EFT34450      | 28/10/2022 | The Vintage Sports Car Club                          | Kaya Collie - Headline band for the concert  | - 15,125.00 |                 | Payment |
| EFT34451      | 28/10/2022 | Mg Settlements                                       | Kaya Collie Community Grant  | - 1,500.00  |                 | Payment |
|               |            |  | Rates refund for assessment A5997 22 BACON ST COLLIE-BURN WA 6225  | - 977.00    |                 | Payment |



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| Chq/EFT   | Date       | Name  | Description  | Payment     | Invoice Details | Type    |
|-----------|------------|---|--|-------------|-----------------|---------|
| EFT34452  | 28/10/2022 | On Hold On Line   | Monthly On Hold Messages   | - 231.00    |                 | Payment |
| EFT34453  | 28/10/2022 | Australian Baroque  | Kaya Collie - Australian Baroque Orchestra - Quarry Dining Experience              | - 10,850.00 |                 | Payment |
| EFT34454  | 28/10/2022 | Amalgamated Civil & Plant Hire Pty Ltd                          | Invoices as below  | - 84,755.00 |                 | Payment |
| 00000491A | 09/03/2022 |   | Pad foot roller required for concession road works *Refund due over charge*        | - 220.00    |                 | INV     |
| 00000694  | 11/10/2022 |   | Gravel required to complete road construction project 3000t for Hebb Rd resheeting |             | 84,975.00       | INV     |
| EFT34455  | 28/10/2022 | Ampac Rates Management Pty Ltd                                  | Ampac Debt Recovery for Rates Period Ending 30/09/2022                             | - 165.00    |                 | Payment |
| EFT34456  | 28/10/2022 | Anna Marie Butcher  | Rates refund for assessment A6088  | - 1,469.04  |                 | Payment |
| EFT34457  | 28/10/2022 | Australasian Performing Right Association Limited T/A One Music | APRA music licencing OCT - DEC 22 ADMIN  | - 312.29    |                 | Payment |
| EFT34458  | 28/10/2022 | Ausq Training   | Group Onsite BWTM&TC traffic Training (12 Participants)                            | - 5,996.00  |                 | Payment |
| EFT34459  | 28/10/2022 | Bunnings Building Supplies                                      | Dry Chorine 10kg buckets   | - 508.95    |                 | Payment |
| EFT34460  | 28/10/2022 | Shire of Boyup Brook  | BWTM and TC Refresher Training for Staff Member                                    | - 599.00    |                 | Payment |
| EFT34461  | 28/10/2022 | Busy Bee Dry Cleaners   | Invoices as below  | - 66.00     |                 | Payment |
| 00001043  | 25/09/2022 |   | Dry cleaning of Shire of Collie linen cloths for Council meetings                  |             | 33.00           | INV     |
| 00001093A | 15/10/2022 |   | Dry cleaning of Shire of Collie linen cloths for Council meetings                  |             | 33.00           | INV     |
| EFT34462  | 28/10/2022 | Backsafe Global Pty Ltd   | 3 Table Trolleys for our Tresle tables   | - 2,021.80  |                 | Payment |
| EFT34463  | 28/10/2022 | Busselton Refrigeration And Air Conditioning                    | Service of pool heat pumps   | - 739.75    |                 | Payment |
| EFT34464  | 28/10/2022 | Collie Freightlines   | Freight for Purchase from corsign, Heatleys, SLS, Bunbury Machinery, T-Quip        | - 274.55    |                 | Payment |
| EFT34465  | 28/10/2022 | Collie Senior Citizens Inc                                      | Reimbursement Of Water Charges At Margaretta Wilson                                | - 577.20    |                 | Payment |
| EFT34466  | 28/10/2022 | Collie Electrical Service                                       | Invoices as below  | - 289.30    |                 | Payment |
| 00016636  | 06/10/2022 |   | Locate Underground Cables Margaretta Wilson Centre request by Griggs Plumbing      |             | 165.00          | INV     |
| 00016638  | 10/10/2022 |   | Replace faulty light switch at ladies ablution block Caravan park                  |             | 124.30          | INV     |

**SHIRE OF COLLIE**  
**List of Accounts Submitted to Council - October 2022**

| Chq/EFT  | Date       | Name                                       | Description  | Payment     | Invoice Details | Type    |
|----------|------------|--|--|-------------|-----------------|---------|
| EFT34467 | 28/10/2022 | Collie Bus Service                         | Kaya Collie - Bus Service for Quarry Dining Experience                                     | - 2,915.00  |                 | Payment |
| EFT34468 | 28/10/2022 | Crank'N Cycles                             | Nerf Equipment - Roche Park  | - 778.80    |                 | Payment |
| EFT34469 | 28/10/2022 | Cemeteries & Crematoria Association Of Wa  | Ordinary Membership 2022/23  | - 125.00    |                 | Payment |
| EFT34470 | 28/10/2022 | Collie Community Publishers (Crv Bulletin) | Invoices as below  | - 1,337.26  |                 | Payment |
| INV-4874 | 29/09/2022 |  | Advertising for Community Workshop - Strategic Community Plan 29.09.2022                   |             | 264.00          | INV     |
| INV-4939 | 06/10/2022 |  | Advertising Lake Kepwari Morning tea for 06.10.2022  |             | 264.00          | INV     |
| INV-4945 | 06/10/2022 |  | Advertising for Community Workshop - Strategic Community Plan 06.10.2022                   |             | 264.00          | INV     |
| INV-4873 | 06/10/2022 |  | Bereavement notice for Worsley BFB member.   |             | 17.26           | INV     |
| INV-4948 | 13/10/2022 |  | Shire Update page in the Bulletin OCT 22   |             | 528.00          | INV     |
| EFT34471 | 28/10/2022 | Colgan Industries Pty Ltd                  | Progress Claim 2 - Collie Goods Shed Conservation Works                                    | - 46,762.98 |                 | Payment |
| EFT34472 | 28/10/2022 | Coates Hire                                | Generator, distribution board, and extension lead to Western Riders Association            | - 403.61    |                 | Payment |
| EFT34473 | 28/10/2022 | Collie Pizza Pty Ltd                       | Meals for Pollard Fire Incident 593994   | - 349.85    |                 | Payment |
| EFT34474 | 28/10/2022 | Landgate                                   | Rural UV Chargeable Schedule R2022/2 25/06/2022 - 02/09/2022                               | - 173.88    |                 | Payment |
| EFT34475 | 28/10/2022 | Dean Guja                                  | Contract Environmental Health Officer - October 2022                                       | - 7,511.00  |                 | Payment |
| EFT34476 | 28/10/2022 | Emma Sutherland                            | Rates refund for assessment A2514  | - 50.00     |                 | Payment |
| EFT34477 | 28/10/2022 | The Gelo Company Pty Ltd                   | Invoices as below  | - 3,520.00  |                 | Payment |
| INV-7674 | 06/10/2022 |  | Kaya Collie - Concert - Famous Sharon - Deposit  |             | 1,760.00        | INV     |
| INV-7675 | 19/10/2022 |  | Kaya Collie - Concert - Famous Sharon - Final payment                                      |             | 1,760.00        | INV     |
| EFT34478 | 28/10/2022 | Henderson Hardware                         | Wall plugs, spray paint, roll of double sided tape   | - 33.30     |                 | Payment |
| EFT34479 | 28/10/2022 | It Vision                                  | Implementation of Altus Payroll - Milestone 2  | - 17,520.80 |                 | Payment |
| EFT34480 | 28/10/2022 | Interphone                                 | Interphone NBN Optic Fibre Internet 1400 MBPS 1tb Access Charges 01/10/2022 - 31/10/2022   | - 130.90    |                 | Payment |
| EFT34481 | 28/10/2022 | Joanne O'Dea                               | Invoices as below  | - 2,612.78  |                 | Payment |
| INV-0200 | 12/10/2022 |  | Kaya Collie - Quarry event - National Park Application fee and Traffic management deposit. |             | 912.78          | INV     |
| INV-0199 | 12/10/2022 |  | Kaya Collie-Quarry dining experience flowers   |             | 1,700.00        | INV     |
| EFT34482 | 28/10/2022 | Living Springs                             | 15lt Bottle Springwater - Admin x 11   | - 137.50    |                 | Payment |

**SHIRE OF COLLIE**  
**List of Accounts Submitted to Council - October 2022**

| Chq/EFT     | Date       | Name                                    | Description   | Payment    | Invoice Details | Type    |
|-------------|------------|---|---|------------|-----------------|---------|
| EFT34483    | 28/10/2022 | Mcleods Barristers & Solicitors         | SAT Review by Smargiassi Pty LTd - Scenic Drive DR 9/2021                       | - 235.32   |                 | Payment |
| EFT34484    | 28/10/2022 | Officeworks                             | Invoices as below   | - 194.60   |                 | Payment |
| 603273578   | 01/10/2022 |   | Children's Week Tiny Art Show materials (Children's Week Grant)                 |            | 13.37           | INV     |
| 603274466   | 10/10/2022 |   | Children's Week Tiny Art Show materials (Children's Week Grant)                 |            | 181.23          | INV     |
| EFT34485    | 28/10/2022 | Phoenix Glass                           | Fix glazed panel to meeting room in library undercroft.                         | - 2,586.00 |                 | Payment |
| EFT34486    | 28/10/2022 | Peter Anthony Lunardi                   | Rates refund for assessment A2074   | - 2,500.00 |                 | Payment |
| EFT34487    | 28/10/2022 | Pfi Supplies                            | Invoices as below   | - 875.80   |                 | Payment |
| 50757       | 25/08/2022 |   | Depot supplies - Soap, Toilet Rolls, hand towels etc.                           |            | 771.00          | INV     |
| 52256       | 06/10/2022 |   | Reflection Glass Cleaner 15LT, Kleen All GP Floor Cleaner                       |            | 104.80          | INV     |
| EFT34488    | 28/10/2022 | Public Libraries Western Australia Inc. | Public Libraries of Western Australia membership renewal                        | - 200.00   |                 | Payment |
| EFT34489    | 28/10/2022 | Pauline Olney                           | Rates refund for assessment A2485   | - 600.00   |                 | Payment |
| EFT34490    | 28/10/2022 | Collie Betta Home Living                | Invoices as below   | - 343.95   |                 | Payment |
| 19810083729 | 06/10/2022 |   | Microwave oven  |            | 259.00          | INV     |
| 19810083764 | 07/10/2022 |   | Printer cartridges  |            | 84.95           | INV     |
| EFT34491    | 28/10/2022 | Southern Lock & Security                | Invoices as below   | - 1,362.07 |                 | Payment |
| C19050      | 11/10/2022 |   | 5 x padlocks for our reg system   |            | 425.65          | INV     |
| C19049      | 11/10/2022 |   | 2 x padlocks for our registered system  |            | 425.65          | INV     |
| C19048      | 11/10/2022 |   | Please supply 6 x padlocks for our registered system                            |            | 510.77          | INV     |
| EFT34492    | 28/10/2022 | Stewart & Heaton Clothing Co Pty Ltd    | PPE supplies LGGG/DFES Funded.  | - 743.17   |                 | Payment |
| EFT34493    | 28/10/2022 | Sizzles Deli                            | Provide meals for volunteers attending to incident # 590843 Wolf Street.        | - 132.45   |                 | Payment |
| EFT34494    | 28/10/2022 | South West Fire Unit                    | Invoices as below   | - 7,576.27 |                 | Payment |
| I36436      | 13/10/2022 |   | Jumbo Toilet Roll Holders for various locations                                 |            | 3,760.00        | INV     |
| I36435      | 13/10/2022 |   | Repairs to Collie Preston 2.4. LGGG/DFES funded.                                |            | 1,254.64        | INV     |
| I36437      | 13/10/2022 |   | Trail Markers   |            | 1,732.50        | INV     |
| I36450      | 17/10/2022 |   | Replace damaged front delivery line on Allanson Light Tanker. LGGG/DFES funded. |            | 249.21          | INV     |

**SHIRE OF COLLIE**  
**List of Accounts Submitted to Council - October 2022**

| Chq/EFT  | Date       | Name   | Description  | Payment     | Invoice Details | Type    |
|----------|------------|--|--|-------------|-----------------|---------|
| 136449   | 17/10/2022 |  | Repairs to damaged tank refill line on Allanson 3.4U after incident #590769.                           |             | 579.92          | INV     |
| EFT34495 | 28/10/2022 | Scope Business Imaging                             | Invoices as below  | - 1,118.79  |                 | Payment |
| 584517   | 30/09/2022 |  | Admin Office Colour Photocopier  |             | 931.87          | INV     |
| 584519   | 30/09/2022 |  | Library Colour Photocopier   |             | 186.92          | INV     |
| EFT34496 | 28/10/2022 | Sigma Chemicals                                    | Dry Chlorine   | - 1,263.24  |                 | Payment |
| EFT34497 | 28/10/2022 | Scavenger Supplies                                 | 2 x 4, red/white E Flare. LGGS/DFES funded.  | - 875.60    |                 | Payment |
| EFT34498 | 28/10/2022 | Collie Signfx                                      | Supply and installation of 'Kebab Shop' ACM sign for 103 Throssell Street                              | - 1,287.00  |                 | Payment |
| EFT34499 | 28/10/2022 | Spirit Telecom (Australia) Pty Ltd                 | Library Wifi Subscription  | - 420.31    |                 | Payment |
| EFT34500 | 28/10/2022 | Southwest Leak Detection                           | For leak detection services at Margaretta Wilson Centre, Collie  | - 1,996.50  |                 | Payment |
| EFT34501 | 28/10/2022 | Tabe Engineers Pty Ltd                             | Design documentation for ventilation solution to Collie Replica Mine Tunnel                            | - 1,980.00  |                 | Payment |
| EFT34502 | 28/10/2022 | True Blue Turf                                     | 1300m2 Kenda Kikuyu for rec ground turf replacement, 200m2 Kenda Kikuyu for Throssell st relandscaping | - 13,931.50 |                 | Payment |
| EFT34503 | 28/10/2022 | Time Critical CPRr and First Aid                   | Provide First Aid Training HLTAID011 to 10x BFB volunteer members. LGGS/DFES Funded.                   | - 1,075.00  |                 | Payment |
| EFT34504 | 28/10/2022 | TLC Carpet And Tile Cleaning                       | Repairs and Maintenance. Cleaning of 3 blowers due to concrete dust in tunnel at Visitor Centre        | - 203.50    |                 | Payment |
| EFT34505 | 28/10/2022 | Coombes Carew Rooney And Brown Pty Ltd T/A Uv Hire | Supply and Install 3 x Wooden Doors  | - 3,435.30  |                 | Payment |
| EFT34506 | 28/10/2022 | Collie River Valley Medical Centre                 | Invoices as below  | - 937.00    |                 | Payment |
| 609960   | 10/08/2022 |  | Pre-Employment Medical, Instant Drug & Alcohol, Hearing Test, Spiro Test - Grader Operator,            |             | 354.00          | INV     |
| 619766   | 05/10/2022 |  | Pre-Employment Medical, Drug & Alcohol and Hearing Test - Personal Assistant to the CEO.               |             | 291.50          | INV     |
| 620499   | 12/10/2022 |  | Pre employment medical - Admin Support (Casual)  |             | 291.50          | INV     |
| EFT34507 | 28/10/2022 | Visimax  | Ranger infringement and warning notices books  | - 407.37    |                 | Payment |
| EFT34508 | 28/10/2022 | WA Distributors                                    | Invoices as below  | - 765.65    |                 | Payment |
| 773511   | 13/10/2022 |  | Roche Park Kiosk expenses  |             | 429.35          | INV     |
| 775332   | 20/10/2022 |  | Confectionery for pool kiosk   |             | 336.30          | INV     |
| EFT34509 | 28/10/2022 | WA Treasury Corporation                            | Principal Loan 116 Repayment, Interest on Loan 116,  | - 9,089.70  |                 | Payment |

**SHIRE OF COLLIE**  
**List of Accounts Submitted to Council - October 2022**

| Chq/EFT   | Date       | Name   | Description  | Payment     | Invoice Details | Type    |
|-----------|------------|--|--|-------------|-----------------|---------|
| 41887     | 04/10/2022 | Department of Transport                                | CRV Number Plates 1956CO   | - 200.00    |                 | Payment |
| 41888     | 05/10/2022 | Shire of Collie  | Swimming pool float  | - 200.00    |                 | Payment |
| 41890     | 19/10/2022 | Sg Fleet Australia Pty Ltd                             | Community Emergency Services Manager Vehicle (CO31241) and Vehicle Pod Lease (05/10/2022 - 04/11/2022) | - 1,503.29  |                 | Payment |
| 41892     | 28/10/2022 | Roche Park Recreation Centre                           | Petty Cash - Laundry of mopheads, food, paint, chalk etc   | - 208.10    |                 | Payment |
| DD28456.1 | 29/10/2022 | Navman Wireless Australia Pty Ltd                      | GPS Tracking 15.10.2021 to 14.11.2021  | - 1,210.00  |                 | Payment |
| DD29257.1 | 09/10/2022 | Aware Superannuation                                   | Payroll deductions   | - 16,446.74 |                 | Payment |
| DD29257.2 | 09/10/2022 | Anz Smart Choice Super                                 | Payroll deductions   | - 465.05    |                 | Payment |
| DD29257.3 | 09/10/2022 | Australian Catholic Superannuation And Retirement Fund | Payroll deductions   | - 50.05     |                 | Payment |
| DD29257.4 | 09/10/2022 | Netwealth Superannuation Master Fund                   | Payroll deductions   | - 514.62    |                 | Payment |
| DD29257.5 | 09/10/2022 | Wealth Personal Superannuation And Pension Fund        | Payroll deductions   | - 238.73    |                 | Payment |
| DD29257.6 | 09/10/2022 | Rest Personal Division                                 | Payroll deductions   | - 220.06    |                 | Payment |
| DD29257.7 | 09/10/2022 | Spirit Superannuation                                  | Payroll deductions   | - 259.99    |                 | Payment |
| DD29257.8 | 09/10/2022 | Brutus Super Fund                                      | Payroll deductions   | - 562.80    |                 | Payment |
| DD29257.9 | 09/10/2022 | Prime Super  | Payroll deductions   | - 232.89    |                 | Payment |
| DD29294.1 | 23/10/2022 | Aware Superannuation                                   | Payroll deductions   | - 17,212.15 |                 | Payment |
| DD29294.2 | 23/10/2022 | Anz Smart Choice Super                                 | Payroll deductions   | - 475.95    |                 | Payment |
| DD29294.3 | 23/10/2022 | Australian Catholic Superannuation And Retirement Fund | Payroll deductions   | - 52.02     |                 | Payment |
| DD29294.4 | 23/10/2022 | Netwealth Superannuation Master Fund                   | Payroll deductions   | - 521.69    |                 | Payment |
| DD29294.5 | 23/10/2022 | Rest Personal Division                                 | Payroll deductions   | - 298.36    |                 | Payment |
| DD29294.6 | 23/10/2022 | Wealth Personal Superannuation And Pension Fund        | Payroll deductions   | - 249.01    |                 | Payment |
| DD29294.7 | 23/10/2022 | Spirit Superannuation                                  | Payroll deductions   | - 247.90    |                 | Payment |
| DD29294.8 | 23/10/2022 | Brutus Super Fund                                      | Payroll deductions   | - 520.11    |                 | Payment |
| DD29294.9 | 23/10/2022 | Prime Super  | Payroll deductions   | - 410.30    |                 | Payment |

**SHIRE OF COLLIE**  
**List of Accounts Submitted to Council - October 2022**

| Chq/EFT      | Date       | Name   | Description   | Payment     | Invoice Details | Type    |
|--------------|------------|--|---|-------------|-----------------|---------|
| DD29298.1    | 09/10/2022 | Commonwealth Bank Of Aust                    | Payroll deductions  | - 22.67     |                 | Payment |
| DD29308.1    | 20/10/2022 | Navman Wireless Australia Pty Ltd            | GPS Tracking 15.09.2021 to 14.10.2021   | - 1,210.00  |                 | Payment |
| DD29310.1    | 01/10/2022 | Les Mills Asia Pacific                       | Contract fee BODYPUMP, RPM, BODY BALANCE OCT22                                    | - 627.21    |                 | Payment |
| DD29312.1    | 21/10/2022 | linet Connect Better                         | NBN25 Satellite Monthly Charge SEP/OCT BFBridges                                  | - 224.95    |                 | Payment |
| DD29315.1    | 26/10/2022 | 3E Advantage Pty Ltd                         | Library Photocopier (OCT 2022) - Principal  | - 121.00    |                 | Payment |
| DD29317.1    | 21/10/2022 | Ampolcard                                    | AMPOL Card Fuel September 2022 100CO, 104CO, 100CO                                | - 1,598.69  |                 | Payment |
| DD29318.1    | 16/10/2022 | 3E Advantage Pty Ltd                         | Admin Photocopier (OCT 2022) - Principal  | - 566.50    |                 | Payment |
| DD29321.1    | 21/10/2022 | Ampol  | Diesel fuel delivery - 09.09.2022   | - 12,992.94 |                 | Payment |
| DD29322.1    | 08/10/2022 | 3E Advantage Pty Ltd                         | Depot Photocopier - October 2022  | - 181.50    |                 | Payment |
| DD29325.1    | 01/10/2022 | Boq Finance (Aust) Limited                   | Computer Lease - October 2022   | - 7,796.20  |                 | Payment |
| DD29327.1    | 15/10/2022 | De Lage Landen Pty Ltd                       | Roche Park Photocopier (OCT 2022) - Principal                                     | - 115.50    |                 | Payment |
| DD29328.1    | 06/10/2022 | Wright Express Australia Pty Ltd             | WEX Motorpass September 2022 Fuel and Card Fees                                   | - 146.79    |                 | Payment |
| DD29332.1    | 05/10/2022 | Finrent Pty Ltd                              | Lease Liability - Admin Plotter Lease   | - 402.59    |                 | Payment |
| INV165714709 | 14/10/2022 | Coles Supermarket (Retail Decisions Pty Ltd) | Invoices as below   | - 1,287.95  |                 | Payment |
| 796700       | 31/08/2022 |  | STEM Club supplies - Slime making   |             | 32.45           | INV     |
| 294600       | 08/09/2022 |  | Purchase of \$200 Bunnings Gift Cards for Dave Swan                               |             | 200.00          | INV     |
| 791703-04    | 27/09/2022 |  | Kiosk Supplies  |             | 500.00          | INV     |
| 791702       | 27/09/2022 |  | Kiosk Supplies  |             | 210.10          | INV     |
| 311100       | 08/09/2022 |  | Roche Park Kiosk - milk, bread, tea, paper towel etc                              |             | 147.30          | INV     |
| 590900       | 14/09/2022 |  | Roche Park Kiosk Expenses - Milk, bread, cheese etc                               |             | 48.75           | INV     |
| 621400       | 29/09/2022 |  | Roche Park Kiosk - Bread, confectionery, icecream etc                             |             | 149.35          | INV     |
| DD29336.1    | 24/10/2022 | Australia Post                               | Postage 01.09.2022 - 30.09.2022   | - 694.06    |                 | Payment |
| DD29338.1    | 14/10/2022 | Officeworks                                  | 10 x Spirax Tax/Statement Book for Transfer Station (credit card online purchase) | - 152.95    |                 | Payment |
| DD29338.2    | 14/10/2022 | WA Local Government Association (Walga)      | Attendance at WALGA Planning Showcase Tuesday 4/10/22 - Matt Young                | - 75.00     |                 | Payment |
| DD29338.3    | 14/10/2022 | Zoom Video Communications Inc                | Zoom Online Subscriptions (08.09.2022 -07.10.2022)                                | - 41.98     |                 | Payment |
| DD29338.4    | 14/10/2022 | Mailstore Software Gmbh                      | Mailstore Software - Elected Member's email archiving                             | - 581.15    |                 | Payment |
| DD29338.5    | 14/10/2022 | Canva Pty Ltd                                | CANVA Annual Subscriptions 2022-23  | - 164.99    |                 | Payment |
| DD29338.6    | 14/10/2022 | Bendigo Bank Credit Card                     | Credit Card Fees 01.09.2022 - 30.09.2022  | - 4.00      |                 | Payment |
| DD29257.10   | 09/10/2022 | Bt Lifetime Super Employer Plan              | Payroll deductions  | - 229.92    |                 | Payment |

**SHIRE OF COLLIE**  
**List of Accounts Submitted to Council - October 2022**

| Chq/EFT    | Date       | Name   | Description        | Payment    | Invoice Details | Type    |
|------------|------------|--|--------------------|------------|-----------------|---------|
| DD29257.11 | 09/10/2022 | Construction & Building Industry Super       | Payroll deductions | - 232.89   |                 | Payment |
| DD29257.12 | 09/10/2022 | Australian Super                             | Payroll deductions | - 4,330.58 |                 | Payment |
| DD29257.13 | 09/10/2022 | Macquarie Super Manager                      | Payroll deductions | - 58.57    |                 | Payment |
| DD29257.14 | 09/10/2022 | Retail Employees Superannuation Trust (Rest) | Payroll deductions | - 172.10   |                 | Payment |
| DD29257.15 | 09/10/2022 | WA Super                                     | Payroll deductions | - 516.02   |                 | Payment |
| DD29257.16 | 09/10/2022 | Commonwealth Bank Of Aust                    | Payroll deductions | - 65.11    |                 | Payment |
| DD29257.17 | 09/10/2022 | Signature Super                              | Payroll deductions | - 452.94   |                 | Payment |
| DD29257.18 | 09/10/2022 | Essential Superannuation                     | Payroll deductions | - 331.09   |                 | Payment |
| DD29294.10 | 23/10/2022 | Bt Lifetime Super Employer Plan              | Payroll deductions | - 210.40   |                 | Payment |
| DD29294.11 | 23/10/2022 | Construction & Building Industry Super       | Payroll deductions | - 234.77   |                 | Payment |
| DD29294.12 | 23/10/2022 | Australian Super                             | Payroll deductions | - 4,425.91 |                 | Payment |
| DD29294.13 | 23/10/2022 | Macquarie Super Manager                      | Payroll deductions | - 48.53    |                 | Payment |
| DD29294.14 | 23/10/2022 | Retail Employees Superannuation Trust (Rest) | Payroll deductions | - 126.79   |                 | Payment |
| DD29294.15 | 23/10/2022 | WA Super                                     | Payroll deductions | - 511.37   |                 | Payment |
| DD29294.16 | 23/10/2022 | Commonwealth Bank Of Aust                    | Payroll deductions | - 80.58    |                 | Payment |
| DD29294.17 | 23/10/2022 | Signature Super                              | Payroll deductions | - 466.07   |                 | Payment |
| DD29294.18 | 23/10/2022 | Essential Superannuation                     | Payroll deductions | - 352.64   |                 | Payment |

Bank Code  
 BENMUNI - 726,846.48  
 BENTRUST - 726,846.48

**Certificate of Chief Executive Officer**







# Appendix 12.2.A

## Financial Report September 2022



**SHIRE OF COLLIE**  
**RATE SETTING STATEMENT**  
**FOR THE PERIOD ENDED 30 SEPTEMBER 2022**

| NOTE   | 2022/23<br>Budget<br>\$ | (a)<br>YTD Budget<br>\$ | (b)<br>Actual<br>\$ | (b) - (a)<br>Variance<br>\$ |   |
|--|-------------------------|-------------------------|---------------------|-----------------------------|---|
| <b>OPERATING ACTIVITIES</b>  |                         |                         |                     |                             |   |
| Net current assets at start of financial year - surplus/(deficit)        | 1,876,442               | 1,876,442               | 1,876,442           | 0                           |   |
|  | 1,876,442               | 1,876,442               | 1,876,442           |                             |   |
| <b>Revenue from operating activities (excluding rates)</b>               |                         |                         |                     |                             |   |
| Specified area and ex gratia rates                                       | 858                     | 0                       | 0                   | 0                           |   |
| Operating grants, subsidies and contributions                            | 1,522,750               | 165,263                 | 185,254             | 19,991                      | ▲ |
| Fees and charges   | 2,383,664               | 1,641,140               | 1,684,060           | 42,920                      | ▲ |
| Interest earnings  | 98,484                  | 14,564                  | 11,111              | (3,453)                     | ▼ |
| Other revenue  | 5,000                   | 0                       | 0                   | 0                           |   |
| Profit on asset disposals  | 0                       | 0                       | 0                   | 0                           |   |
|  | 4,010,756               | 1,820,967               | 1,880,425           |                             |   |
| <b>Expenditure from operating activities</b>                             |                         |                         |                     |                             |   |
| Employee costs   | (5,828,582)             | (1,527,982)             | (1,480,862)         | 47,120                      | ▼ |
| Materials and contracts  | (3,819,092)             | (984,393)               | (919,096)           | 65,297                      | ▼ |
| Utility charges  | (519,526)               | (130,858)               | (82,648)            | 48,210                      | ▼ |
| Depreciation on non-current assets                                       | (3,064,988)             | (723,274)               | 0                   | 723,274                     | ▼ |
| Interest expenses  | (40,215)                | (324)                   | (239)               | 85                          | ▼ |
| Insurance expenses   | (322,243)               | (174,895)               | (165,630)           | 9,265                       | ▼ |
| Other expenditure  | (119,280)               | (999)                   | (2,360)             | (1,361)                     | ▲ |
| Loss on asset disposals  | 0                       | 0                       | 0                   | 0                           |   |
|  | (13,713,926)            | (3,542,725)             | (2,650,834)         |                             |   |
| <b>Non-cash amounts excluded from operating activities</b>               |                         |                         |                     |                             |   |
| Depreciation on non-current assets                                       | 3,064,988               | 723,274                 | 0                   | (723,274)                   |   |
| Profit on asset disposals  | 0                       | 0                       | 0                   | 0                           |   |
| Loss on asset disposals  | 0                       | 0                       | 0                   | 0                           |   |
| <b>Amount attributable to operating activities</b>                       | <b>(4,761,740)</b>      | <b>877,958</b>          | <b>1,106,033</b>    |                             |   |
| <b>INVESTING ACTIVITIES</b>  |                         |                         |                     |                             |   |
| Non-operating grants, subsidies and contributions                        | 4,755,636               | 128,490                 | 139,841             | 11,351                      | ▲ |
| Payments for property, plant and equipment                               | (2,057,074)             | (61,607)                | (58,312)            | 3,295                       | ▼ |
| Payments for construction of infrastructure                              | (3,698,144)             | (407,009)               | (407,009)           | 0                           |   |
| Proceeds from financial assets at amortised cost - self supporting loans | 8,920                   | 0                       | 0                   | 0                           |   |
| Proceeds from financial assets at amortised cost - advance               | 5,000                   | 0                       | 0                   | 0                           |   |
| <b>Amount attributable to investing activities</b>                       | <b>(985,662)</b>        | <b>(340,126)</b>        | <b>(325,480)</b>    |                             |   |
| <b>Amount attributable to investing activities</b>                       | <b>(985,662)</b>        | <b>(340,126)</b>        | <b>(325,480)</b>    |                             |   |
| <b>FINANCING ACTIVITIES</b>  |                         |                         |                     |                             |   |
| Repayment of borrowings  | (222,559)               | (6,965)                 | (6,956)             | 9                           | ▼ |
| Principal elements of finance lease payments                             | (60,000)                | (10,591)                | (10,591)            | 0                           |   |
| Transfers to cash backed reserves (restricted assets)                    | (928,000)               | (928,000)               | (928,000)           | 0                           |   |
| Transfers from cash backed reserves (restricted assets)                  | 179,045                 | 0                       | 0                   | 0                           |   |
| <b>Amount attributable to financing activities</b>                       | <b>(1,031,514)</b>      | <b>(945,556)</b>        | <b>(945,547)</b>    |                             |   |
| <b>Budgeted deficiency before general rates</b>                          | <b>(6,778,916)</b>      | <b>(407,723)</b>        | <b>(164,994)</b>    | <b>242,729</b>              |   |
| <b>Estimated amount to be raised from general rates</b>                  | <b>6,792,616</b>        | <b>6,793,472</b>        | <b>6,778,320</b>    | <b>(15,152)</b>             | ▼ |
| <b>Net current assets at end of financial year - surplus/(deficit)</b>   | <b>13,700</b>           | <b>6,385,749</b>        | <b>6,613,325</b>    | <b>227,576</b>              | ▲ |

**SHIRE OF COLLIE**  
**NOTE 1: MATERIAL VARIANCES**  
**FOR THE PERIOD ENDED 30 SEPTEMBER**  
**2022**

Material variance of 10% or \$10,000, whichever is greater are shown below (as per Council resolution 9031)

|  | Variance<br>\$ | Variance<br>% | Timing/<br>Permanent | Explanation of variances   |
|--|----------------|---------------|----------------------|--|
| <b>Revenue from operating activities (excluding rates)</b> |                |               |                      |  |
| Specified area and ex gratia rates                         | 0              | 0.00%         |                      |  |
| Operating grants, subsidies and contributions              | 19,991         | 12.10% ▲      | Permanent            | The actual financial assistance grant revenue is higher than anticipated<br>Food registration fees were invoiced earlier than expected |
| Fees and charges   | 42,920         | 2.62% ▲       | Timing               | Development application fees are greater than expected mainly due to a significant application received                                |
| <b>Expenditure from operating activities</b>               |                |               |                      |  |
| Employee costs   | 47,120         | 3.08% ▼       | Timing               | Several vacant positions and the spend on other employee cost (i.e. training, PPE) are minimal in July, August & September 2022        |
| Materials and contracts                                    | 65,297         | 6.63% ▼       | Timing               | The budget is spread evenly across 12 months and the spend for July, August & September 2022 is less than later in the year.           |
| Utility charges  | 48,210         | 36.84% ▼      | Timing               | Delay in processing the September 2022 charges   |
| Depreciation on non-current assets                         | 723,274        | 100.00% ▼     | Timing               | Pending finalisation of asset closing balance on 30 June 2022 prior to processing July, August & September 2022 depreciation           |
| <b>INVESTING ACTIVITIES</b>                                |                |               |                      |  |
| Non-operating grants, subsidies and contributions          | 11,351         | 8.83% ▲       | Permanent            | The main roads direct grant revenue is higher than anticipated   |

## SHIRE OF COLLIE

## NOTE 2: NET CURRENT FUNDING POSITION

## FOR THE PERIOD ENDED 30 SEPTEMBER 2022

|   | NOTE | 2022/23<br>Budget  | Actual             | 2021/22<br>Predicted Actual |
|---|------|--------------------|--------------------|-----------------------------|
|   |      | \$                 | \$                 | \$                          |
| <b>Current Assets</b>   |      |                    |                    |                             |
| Cash and cash equivalents - unrestricted  |      | 615,850            | 4,715,187          | 1,622,222                   |
| Cash and cash equivalents - restricted  |      | 4,889,461          | 3,712,427          | 4,861,557                   |
| Financial assets - unrestricted   |      | 92,586             | 111,174            | 101,506                     |
| Receivables   |      | 985,828            | 5,360,166          | 1,140,828                   |
| Contract assets   |      | 591,634            | 601,509            | 591,634                     |
| Other assets  |      | 0                  | 29,465             | 0                           |
| Inventories   |      | 6,400              | 61,665             | 14,300                      |
|   |      | <b>7,181,759</b>   | <b>14,591,592</b>  | <b>8,332,047</b>            |
| <b>Current Liabilities</b>  |      |                    |                    |                             |
| Trade and other payables  |      | (1,328,781)        | (553,567)          | (635,337)                   |
| Contract liabilities  |      | (1,497,360)        | (2,725,217)        | (1,997,360)                 |
| Unspent non-operating grants associated with restricted cash                    |      | (766,159)          | (987,210)          | (987,210)                   |
| Lease liabilities   |      | (25,835)           | (41,928)           | (60,000)                    |
| Long term borrowings  |      | (210,000)          | (202,996)          | (207,936)                   |
| Employee provisions   |      | (949,817)          | (896,898)          | (958,711)                   |
|   |      | <b>(4,777,952)</b> | <b>(5,407,817)</b> | <b>(4,846,554)</b>          |
| <b>Reserves</b>   |      |                    |                    |                             |
| Cash-in-lieu of public open space reserve                                       |      | 0                  | 0                  | 0                           |
| Leave reserve   |      | (386,642)          | (386,213)          | (296,642)                   |
| Unspent grants reserve  |      | 0                  | 0                  | 0                           |
| Plant reserve   |      | (621,087)          | (621,201)          | (341,087)                   |
| Airport reserve   |      | (12,250)           | (12,251)           | (2,250)                     |
| Building reserve  |      | (435,976)          | (589,933)          | (500,021)                   |
| Waste reserve   |      | (539,612)          | (508,702)          | (369,612)                   |
| Revaluation reserve   |      | (101,604)          | (101,635)          | (76,604)                    |
| Election reserve  |      | (22,205)           | (25,554)           | (4,205)                     |
| River rehabilitation reserve  |      | (16,962)           | (81,997)           | (71,962)                    |
| Roche Park reserve  |      | (42,040)           | (42,040)           | (2,040)                     |
| Collie Mineworkers Swimming Pool reserve  |      | (60,003)           | (60,008)           | (20,003)                    |
| New Initiative reserve  |      | (180,000)          | (180,014)          | (90,000)                    |
| Legal reserve   |      | (20,000)           | (20,000)           | 0                           |
| Parks and ovals reserve   |      | (187,561)          | (187,939)          | (102,561)                   |
| Unspent loan reserve  |      | 0                  | 0                  | 0                           |
|   |      | <b>(2,625,942)</b> | <b>(2,817,487)</b> | <b>(1,876,987)</b>          |
| <b>Other adjustments</b>  |      |                    |                    |                             |
| Current portion of borrowings   |      | 210,000            | 202,996            | 207,936                     |
| Current portion of lease liabilities  |      | 25,835             | 41,928             | 60,000                      |
|   |      | <b>235,835</b>     | <b>244,924</b>     | <b>267,936</b>              |
| <b>Net Current Funding Position</b>   |      | <b>13,700</b>      | <b>6,611,212</b>   | <b>1,876,442</b>            |
| <b>Net current assets at end of financial year - surplus/(deficit) from RSS</b> |      | <b>13,700</b>      | <b>6,613,325</b>   | <b>1,876,442</b>            |
|   |      | <b>0</b>           | <b>(2,113)</b>     | <b>0</b>                    |

## SHIRE OF COLLIE

## NOTE 3: CASH AND INVESTMENTS

## FOR THE PERIOD ENDED 30 SEPTEMBER 2022

|  | Cash Deposit     | Term Deposit     | Interest Rate | Maturity Date |
|--|------------------|------------------|---------------|---------------|
|  | \$               | \$               | %             |               |
| <b>Municipal</b>                         |                  |                  |               |               |
| Bendigo Bank - Municipal Account         | 505,904          | 0                |               | N/A           |
| Bendigo Bank - High Interest Account     | 150,525          | 0                | 0.55%         | N/A           |
| Bendigo Bank - Municipal Term Deposit    | 0                | 1,200,000        | 1.45%         | 9/12/2022     |
| Bendigo Bank - Municipal Term Deposit    | 0                | 1,000,000        | 2.40%         | 14/10/2022    |
| Bendigo Bank - Municipal Term Deposit    | 0                | 1,000,000        | 2.78%         | 14/11/2022    |
| Bendigo Bank - Municipal Term Deposit    | 0                | 1,800,000        | 3.57%         | 14/02/2023    |
| <b>Reserve</b>                           |                  |                  |               |               |
| Bendigo Bank - Reserve Account           | 467,788          | 0                |               | N/A           |
| Commonwealth Bank - Reserve Term Deposit | 0                | 2,350,000        | 3.76%         | 16/05/2023    |
| <b>Trust</b>                             |                  |                  |               |               |
| Bendigo Bank - Trust Account             | 42,203           | 0                |               | N/A           |
|  | <b>1,166,419</b> | <b>7,350,000</b> |               |               |

## SHIRE OF COLLIE

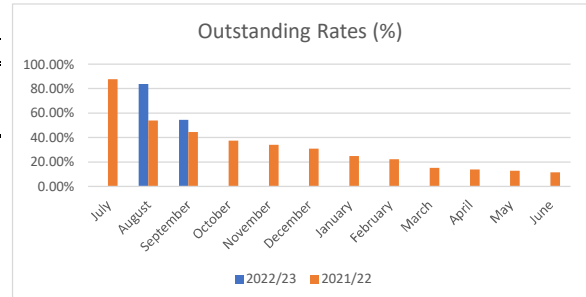
## NOTE 4 : RECEIVABLES &amp; PAYABLES

FOR THE PERIOD ENDED 30 SEPTEMBER 2022

|  | Actual           | 30 June 2022     |
|--|------------------|------------------|
|  | \$               | \$               |
| <b>Rates Receivables</b>                               |                  |                  |
| Opening Arrears from previous financial years          | 1,688,474        | 1,611,893        |
| Rates Levied this financial year<br>(inc. waste & ESL) | 8,676,326        | 8,319,757        |
| less: Payment to date                                  | (4,723,960)      | (8,243,177)      |
| <b>Current Outstanding</b>                             | <b>5,640,839</b> | <b>1,688,474</b> |

## Trend Analysis (by Percentage)

|           | 2022/23 | 2021/22 |
|-----------|---------|---------|
| July      | N/A     | 87.83%  |
| August    | 83.80%  | 53.84%  |
| September | 54.42%  | 44.53%  |
| October   |         | 37.41%  |
| November  |         | 33.91%  |
| December  |         | 30.90%  |
| January   |         | 24.83%  |
| February  |         | 22.27%  |
| March     |         | 15.12%  |
| April     |         | 13.88%  |
| May       |         | 12.87%  |
| June      |         | 11.62%  |



## Other Receivables Outstanding

| Current | 30 Days | 60 Days | 90 Days + | Total   |
|---------|---------|---------|-----------|---------|
| \$      | \$      | \$      | \$        | \$      |
| 74,666  | 19,746  | 4,268   | 134,436   | 233,116 |

## Payables Outstanding

| Current | 30 Days | 60 Days | 90 Days + | Total   |
|---------|---------|---------|-----------|---------|
| \$      | \$      | \$      | \$        | \$      |
| 180,785 | 19,784  | 4,317   | 12,370    | 217,256 |

**SHIRE OF COLLIE**  
**NOTE 4: CAPITAL PROJECTS**  
**FOR THE PERIOD ENDED 30 SEPTEMBER 2022**

|   |                   | <b>2022/23<br/>Budget</b> | <b>(a)<br/>YTD Budget</b> | <b>(b)<br/>Actual</b> | <b>(b) - (a)<br/>Variance</b> |
|---|-------------------|---------------------------|---------------------------|-----------------------|-------------------------------|
|   |                   | \$                        | \$                        | \$                    | \$                            |
| <b>Roads</b>  |                   |                           |                           |                       |                               |
| Gastaldo Road SLK 8.50 - 12.50<br>(Widen and seal shoulders, full width reeals and install edgelines) | Upgrade           | (751,910)                 | (5,586)                   | (5,586)               | 0                             |
| McAlinden Road SLK 0.00 - 3.00<br>(widen and seal shoulders)  | Upgrade           | (750,000)                 | (1,305)                   | (1,305)               | 0                             |
| Audible edge line SLK 0.00 - 7.97   |                   |                           |                           |                       |                               |
| Powerhouse Road SLK 6.75 - 12.00<br>(Pavement repair/upgrade and reseal, upgrade drainage)            | Renewal & Upgrade | (750,000)                 | (1,462)                   | (1,462)               | 0                             |
| Lefroy Street & Johnston Street<br>(300m Reconstruction)  | Renewal           | (152,000)                 | 0                         | 0                     | 0                             |
| Hoddell Road<br>(200m Reconstruction and realign)   | Renewal & Upgrade | (125,600)                 | (1,351)                   | (1,351)               | 0                             |
| Gravel Resheeting   | Renewal           | (133,837)                 | (8,618)                   | (8,618)               | 0                             |
| Cemetery Capital Upgrades   | Renewal           | (21,369)                  | (292)                     | (292)                 | 0                             |
| Road Shoulders  | Renewal           | (40,000)                  | (28,169)                  | (28,169)              | 0                             |
|   |                   | <b>(2,724,716)</b>        | <b>(46,781)</b>           | <b>(46,781)</b>       |                               |
| <b>Drainage</b>   |                   |                           |                           |                       |                               |
| Drainage  | Renewal           | (53,920)                  | (1,450)                   | (1,450)               | 0                             |
|   |                   | <b>(53,920)</b>           | <b>(1,450)</b>            | <b>(1,450)</b>        |                               |
| <b>Pathways</b>   |                   |                           |                           |                       |                               |
| Art Galley Carpark - KFC access   | New               | (18,000)                  | 0                         | 0                     | 0                             |
| Pathways Renewals   | Renewal           | (40,000)                  | 0                         | 0                     | 0                             |
| Swinging Bridge   | Renewal           | (195,000)                 | 0                         | 0                     | 0                             |
| Jack Mears Spring Boardwalk   | Renewal           | (200,000)                 | 0                         | 0                     | 0                             |
| Collie Community Radio Contribution   |                   | (30,000)                  | 0                         | 0                     | 0                             |
| Crossover to Recreation Ground<br>(Medic Street)  |                   | (4,000)                   | (1,057)                   | (1,057)               | 0                             |
|   |                   | <b>(487,000)</b>          | <b>(1,057)</b>            | <b>(1,057)</b>        |                               |
| <b>Parks &amp; Ovals</b>  |                   |                           |                           |                       |                               |
| Recreation Ground Lighting  | Renewal           | (392,000)                 | (357,721)                 | (357,721)             | 0                             |
| Recreation Grounds (Tennis) Embankment  | Renewal           | (40,508)                  | 0                         | 0                     | 0                             |
|   |                   | <b>(432,508)</b>          | <b>(357,721)</b>          | <b>(357,721)</b>      |                               |



**SHIRE OF COLLIE**  
**NOTE 4: CAPITAL PROJECTS**  
**FOR THE PERIOD ENDED 30 SEPTEMBER 2022**

|   |         | <b>2022/23<br/>Budget</b> | <b>(a)<br/>YTD Budget</b> | <b>(b)<br/>Actual</b> | <b>(b) - (a)<br/>Variance</b> |   |
|---|---------|---------------------------|---------------------------|-----------------------|-------------------------------|---|
| <b>Buildings</b>  |         |                           |                           |                       |                               |   |
| Williams Road Bush Fire Brigade Building<br>(Shire Contribution for ground works) | New     | (30,000)                  | 0                         | 0                     | 0                             |   |
| Indoor Swimming Pool  | New     | (950,291)                 | 0                         | 0                     | 0                             |   |
| Collie Visitor Centre Expansion   | Upgrade | (537,000)                 | 0                         | 0                     | 0                             |   |
| Lions Park Toilet   | Renewal | (120,000)                 | 0                         | 0                     | 0                             |   |
| Swimming Club Clubrooms   | Upgrade | (28,185)                  | 0                         | 0                     | 0                             |   |
| Roche Park Soccer Improvements  | Upgrade | (10,553)                  | 0                         | 0                     | 0                             |   |
| Heritage Skills Association - Goods Shed  | Renewal | (65,000)                  | (26,862)                  | (26,862)              | 0                             |   |
| Repainting of external fascia, doors and columns -<br>Margaretta Wilson Centre    | Renewal | (21,000)                  | 0                         | 0                     | 0                             |   |
| Lighting Replacement (Stage 1) - Caravan Park                                     | Renewal | (21,000)                  | (850)                     | (850)                 | 0                             |   |
| Lighting Replacement (Stage 2) - Caravan Park                                     | Renewal | (21,000)                  | (850)                     | (850)                 | 0                             |   |
| Ladies toilet repairs - Football Ground   | Renewal | (15,000)                  | (15,000)                  | (13,200)              | 1,800                         | ▼ |
| External Repaint - Ewington School  | Renewal | (6,045)                   | (6,045)                   | (5,450)               | 595                           | ▼ |
| Mechanical ventilation design - Collie Replica Mine Tunnel                        | New     | (20,000)                  | 0                         | 0                     | 0                             |   |
|   |         | <b>(1,845,074)</b>        | <b>(49,607)</b>           | <b>(47,212)</b>       |                               |   |
| <b>Plant &amp; Equipment</b>  |         |                           |                           |                       |                               |   |
| CCTV Upgrades   | New     | (85,000)                  | 0                         | 0                     | 0                             |   |
| Soldiers Park Playground Equipment  | Renewal | (30,000)                  | 0                         | 0                     | 0                             |   |
|   |         | <b>(115,000)</b>          | <b>0</b>                  | <b>0</b>              |                               |   |
| <b>Furniture &amp; Internal Fittings</b>  |         |                           |                           |                       |                               |   |
| Electronic scoreboards for Roche Park   | Renewal | (30,000)                  | 0                         | 0                     | 0                             |   |
| New chairs & trolleys for Roche Park  | Renewal | (12,000)                  | (12,000)                  | (11,100)              | 900                           | ▼ |
| Upgrade to Audio & Communication System   | Renewal | (55,000)                  | 0                         | 0                     | 0                             |   |
|   |         | <b>(97,000)</b>           | <b>(12,000)</b>           | <b>(11,100)</b>       |                               |   |

**SHIRE OF COLLIE**  
**NOTE 5: OPERATING PROJECTS**  
**FOR THE PERIOD ENDED 30 SEPTEMBER 2022**

|  | <b>2022/23<br/>Budget</b> | <b>(a)<br/>YTD Budget</b> | <b>(b)<br/>Actual</b> | <b>(b) - (a)<br/>Variance</b> |
|--|---------------------------|---------------------------|-----------------------|-------------------------------|
|  | \$                        | \$                        | \$                    | \$                            |
| AWARE project  | (12,810)                  | 0                         | 0                     | 0                             |
| Better Bins Go FOGO  | (48,715)                  | 0                         | 0                     | 0                             |
| CBD Heritage & Activation  | (86,734)                  | (3,698)                   | (3,698)               | 0                             |
| River Rehabilitation - FY 2022/23                                | (30,000)                  | (519)                     | (519)                 | 0                             |
| Minningup Pool Feasibility                                       | (56,000)                  | (5,430)                   | (5,430)               | 0                             |
| Celebrating Collie's History                                     | (155,000)                 | 0                         | 0                     | 0                             |
| Bushfire Mitigation Grant  | (56,673)                  | (5,823)                   | (5,823)               | 0                             |
| Aerodrome Master Plan  | (35,000)                  | 0                         | 0                     | 0                             |
| South 32 Tourism Partnership                                     | (207,500)                 | (460)                     | (460)                 | 0                             |
| Collie River Revitalisation Strategy                             | (65,000)                  | (20,158)                  | (20,158)              | 0                             |
| Timber Park - Concrete Pad and Footings for new timber Sculpture | (10,000)                  | 0                         | 0                     | 0                             |
|  | <b>(763,432)</b>          | <b>(36,088)</b>           | <b>(36,088)</b>       |                               |

**SHIRE OF COLLIE**  
**NOTE 6: GRANTS**  
**FOR THE PERIOD ENDED 30 SEPTEMBER 2022**

|   | <b>1-Jul-22</b>  | <b>(a)</b>      | <b>(b)</b>      | <b>30-Sep-22</b> |
|---|------------------|-----------------|-----------------|------------------|
|   | <b>Liability</b> | <b>Increase</b> | <b>Decrease</b> | <b>Liability</b> |
|   | \$               | \$              |                 | \$               |
| Minningup Pool River Area- Feasibility                            | 113,450          | 0               | 0               | 113,450          |
| Collaborative Blackberry Control                                  | 93               | 0               | 0               | 93               |
| Indoor Swimming Pool (feasibility & construction)                 | 950,291          | 0               | 0               | 950,291          |
| Better Bins Plus Go FOGO  | 48,716           | 0               | 0               | 48,716           |
| Bushfire Mitigation (2020/21)                                     | 56,674           | 0               | 0               | 56,674           |
| Local Government Grant Scheme -State Emergency Services (2020/21) | 1,653            | 0               | 0               | 1,653            |
| Local Drug Action Teams (2017/18)                                 | 833              | 0               | 0               | 833              |
| Youth Innovation  | 5,455            | 0               | 0               | 5,455            |
| CCTV Grants (Round 2)   | 73,555           | 0               | 0               | 73,555           |
| AWARE Grant   | 12,810           | 0               | 0               | 12,810           |
| Collie Visitor Centre Expansion Grant                             | 35,000           | 0               | 0               | 35,000           |
| River Revitalisation Round 2                                      | 30,000           | 0               | 0               | 30,000           |
| Local Government Grant Scheme -State Emergency Services (2021/22) | 803              | 0               | 0               | 803              |
| Local Government Grant Scheme -Bushfire Brigade (2021/22)         | 15,365           | 0               | 0               | 15,365           |
| Recreation Ground Lighting Upgrade                                | 391,742          | 0               | 0               | 391,742          |
| McAlinden Road (SLK 5.8 - SLK 8.10) 2022                          | 598              | 200,000         | 0               | 200,598          |
| Gastaldo Road (Mornington Road - Worsley Alumina) Main Roads      | 151,273          | 20,000          | 0               | 171,273          |
| Gastaldo Road (Mornington Road - Worsley Alumina) South 32        | 125,637          | 0               | 0               | 125,637          |
| Mornington Road Upgrade   | 200              | 0               | 0               | 200              |
| Adventurous Minds   | 1,296            | 0               | 0               | 1,296            |
| Mental Health Week 2021 & 2022                                    | 636              | 400             | 0               | 1,036            |
| Celebrating Collie's History                                      | 94,806           | 48,529          | 0               | 143,335          |
| Collie Aerodrome Masterplan                                       | 30,000           | 0               | 0               | 30,000           |
| Tourism Partnership   | 415,000          | 0               | 0               | 415,000          |
| Goods Shed Upgrade (Heritage Skills Project)                      | 52,727           | 0               | (25,865)        | 26,862           |
| Traineeship - Building Department                                 | 37,000           | 0               | 0               | 37,000           |
| LRCI 3  | 0                | 462,619         | 0               | 462,619          |
| Powerhouse Road   | 0                | 200,000         | 0               | 200,000          |
| Local Government Grant Scheme -Bushfire Brigade (2022/23)         | 0                | 55,098          | 0               | 55,098           |
|   | <b>2,645,612</b> | <b>986,646</b>  | <b>(25,865)</b> | <b>3,606,393</b> |

SHIRE OF COLLIE  
NOTE 7: BUDGET AMENDMENTS  
FOR THE PERIOD ENDED 30 SEPTEMBER 2022

|                                 | Resolution | Non Cash<br>Adjustment | Increase/(decrease)<br>in available cash | Amended Budget<br>Closing Surplus/<br>(Deficit) |
|---------------------------------|------------|------------------------|--|---|
|                                 |            | \$                     | \$                                       | \$  |
| Original Budget Closing Surplus |            |                        |  | 13,700  |



# Appendix 13.1.1

## Location Plan













## Appendix 13.1.2

# Development Application Report





**NEOEN**

**COLLIE BATTERY**

Development Application Report

**FINAL**

September 2022



## **COLLIE BATTERY**

Development Application Report

## **FINAL**

Prepared by  
Umwelt (Australia) Pty Limited  
on behalf of  
Neoen Australia Pty Limited

Project Director: Rob Karelse  
Project Manager: Rob Karelse  
Report No. 22376/R03  
Date: September 2022



This report was prepared using  
Umwelt's ISO 9001 certified  
Quality Management System.

**Acknowledgement of Country**

*Umwelt would like to acknowledge the traditional custodians of the country on which we work and pay respect to their cultural heritage, beliefs, and continuing relationship with the land. We pay our respect to the Elders – past, present, and future.*

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**Document Status**

| Rev No. | Reviewer    |                | Approved for Issue |                  |
|---------|-------------|----------------|--------------------|------------------|
|         | Name        | Date           | Name               | Date             |
| V2      | Emma Molloy | 31 August 2022 | Rob Karelse        | 5 September 2022 |
|         |             |                |                    |                  |
|         |             |                |                    |                  |

# Abbreviations

| Abbreviation | Definition   |
|--------------|--|
| APZ          | Asset Protection Zone  |
| BAL          | Bushfire Attack Level  |
| BC Act       | <i>Biodiversity Conservation Act 2016</i>                        |
| BESS         | Battery Energy Storage Facility                                  |
| BMP          | Bushfire Management Plan   |
| CEMP / OEMP  | Construction / Operational Environmental Management Plan         |
| Cth          | Commonwealth   |
| DAP/JDAP     | Development Assessment Panel/Joint Development Assessment Panel  |
| DAWE         | Department of Agriculture, Water and Environment (now DCCEW)     |
| DCCEEW       | Department for Climate Change, Energy, the Environment and Water |
| DFES         | Department of Fire and Emergency Safety                          |
| DG           | Dangerous Goods  |
| DPLH         | Department of Planning, Lands and Heritage                       |
| DWER         | Department of Water and Environmental Regulation                 |
| EP Act       | <i>Environmental Protection Act 1986</i>                         |
| EPA          | Environmental Protection Authority                               |
| EPBC Act     | <i>Environmental Protection and Biodiversity Act 1999</i>        |
| GKB          | Gnaala Karla Booja (Native Title Group)                          |
| ILUA         | Indigenous Land Use Agreement                                    |
| JTSI         | Department of Jobs, Tourism, Science, and Innovation             |
| kV           | Kilovolt   |
| kW           | Kilowatt   |
| kWh          | Kilowatt Hours   |
| LPP          | Local Planning Policy  |
| LPS          | Local Planning Scheme  |
| MNES         | Matters of National Environmental Significance                   |
| MW           | Megawatt   |
| MWh          | Megawatt Hours   |
| NNTT         | National Native Title Tribunal                                   |
| P&D          | <i>Planning and Development Act 2005</i>                         |
| PMST         | Protected Matters Search Tool                                    |
| REF          | Renewable Energy Facility  |
| SPP          | State Planning Policy  |
| SWALSC       | South West Aboriginal Land and Sea Council                       |
| SWIS         | South West Interconnected System                                 |
| WEM          | Wholesale Energy Market  |
| WA           | Western Australia  |

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# 1.0 Introduction

## 1.1 Purpose of Application

This Planning Report supports an application for Development Approval under the Shire of Collie's *Local Planning Scheme No. 6* to develop a Battery, interchangeably called as Battery Energy Storage System (BESS), (the Project) on Myaree Farm near the Shotts Terminal approximately 12 km northeast of Collie. The Project will be a staged development up to 1000 MW /4000 MWh, with an initial stage of 200 MW/800 MWh.

In summary, this report addresses all relevant requirements outlined within the Shire of Collie *Local Planning Scheme No. 6* (LPS No. 6) and other components of the State Planning Framework relating to the Project.

Critical outcomes of developing a battery facility at a utility scale in this locality are to support greater energy security, environmental sustainability and the transition of Collie's economy to more diversified and innovative industries. There is significant potential for the Project to address intermittencies in energy supply due to the ability of utility-scale battery facilities to respond quickly to fluctuations in the grid. The Project will also support the State's objectives to achieve net zero emissions by 2050 and does so by utilising disturbed and cleared land adjacent to existing energy infrastructure.

The Project forms part of the broader vision of the Myaree Farm landholder to participate in the Collie "Just Transition" process, diversify their farm revenue streams, and improve the land, water and ecological condition across their properties. A letter of support from the owner and operator of Myaree Farm and a presentation of their vision for their landholdings is provided in **Appendix A**.

This application and supporting documents are submitted on behalf of Neoen Australia Pty Limited (Neoen).

## 1.2 Outline of the Proposal

Development approval is sought from the Shire of Collie and the Regional Joint Development Assessment Panel (JDAP) to establish a battery facility near the town of Collie. The BESS is proposed to be located within a mostly cleared area near the Shotts Terminal. The BESS compound is to be located across Lots 775 and 784, an access road across Lot 785, and a switchyard and connection to the Western Power transmission network on Lot 782, each on Deposited Plan 232871. The indicative project size will be up to 1000 MW/4000 MWh, constructed in 200 MW/800 MWh stages as needed to meet energy storage demand.

The battery facility will be comprised of an orderly arrangement of battery cabinets, inverters and control systems including electrical and data cabling. The battery packs are enclosed in custom designed, dust and water-proof steel cabinetry with industry standard safety and security features. The batteries will connect to a step-up transformer and switchgear, which in turn will connect the BESS to the Western Power transmission network via a switchyard and overhead transmission lines. The Project will also include an operations and maintenance facility which will be co-located alongside the storage system.

### 1.3 The Proponent

Founded in 2008 in France, Neoen is one of the most dynamic independent producers of renewable energy in the world. As of August 2022, Neoen has over 2.5 GW of renewable assets in operation or under construction in Australia, representing over \$3 billion Australian dollars in investment. The company intends to reach 5 GW in Australia by 2025.

Neoen is active in France, Australia, El Salvador, Zambia, Jamaica, Portugal, Mexico, Mozambique, Finland, and Argentina and has assets in more than 15 countries. It operates Europe's most powerful solar photovoltaic (PV) farm (300 MW in Cestas, France) and the world's first 150MW lithium-ion power reserve in Hornsdale, Australia (150 MW/194 MWh storage capacity). Neoen has also recently submitted a development application for a new battery facility in the Shire of Chittering with a capacity of 200 MW/400 MWh.

Neoen has been listed since October 2018 on the Compartment A of the regulated market of Euronext Paris. Combined with a committed and stable shareholding, Neoen has secured access to the capital it needs to support its growth: Neoen is targeting 10 GW capacity in operation and under construction worldwide by 2025.

From its inception, Neoen's core business model has been to develop, build, own and operate all its projects for the entirety of their lifespans. This strategy means that Neoen takes a long-term approach to its assets, to the local communities in which they are situated, and to electricity markets overall.

Neoen Australia began in Sydney in 2012. Since then, the Australian branch has grown rapidly and represents Neoen's largest portfolio outside Europe and a major strategic priority. Neoen's local team has grown to more than 60 employees across Sydney, Canberra, Brisbane, Adelaide, and Perth working in development, energy management, finance, construction, and operations.

### 1.4 Pre-application Process

The following activities have been completed to enable a Project that meets legislative requirements, Western Australian State government policies and strategies, and the needs of the local community:

- An initial environmental and planning constraints analysis was completed (Umwelt, 2022), which:
  - Reviewed the environmental setting, potential impacts, and determined required baseline studies so that potential impacts would be identified and appropriately managed.
  - Identified stakeholders who might have an interest in the Project.
  - Considered relevant legislation, policy, guidelines, and strategies and how they relate to the Project.
  - Provided a pathway for further studies and required approvals.
- The required baseline studies have been completed to understand and mitigate Project risks and impacts, relating to hydrology, bushfire, ecology, Aboriginal heritage, noise and traffic.

- Local stakeholder and community consultation has been undertaken, including with the Shire of Collie, nearby landholders, special interest groups, the local community, and representative of the Beelagu of the Wilman People.
- An Option Deed to lease and for easement has been signed with the landholder for the use of Lots 775, 784 and 785.
- The process to connect to Western Power's electricity network is well progressed. Western Power has provided a letter supporting this development on their Lot 782 with agreements on connection to be finalised.
- The Project design has advanced to a conceptual design stage as presented in this Development Application, with a number of design iterations to reduce impacts of the Project.
- Pre-referral discussions have been held with relevant Local and State government agencies, including the Shire of Collie, Department of Planning, Lands, and Heritage (DPLH), Department of Water and Environmental Regulation (DWER), Department of Biodiversity, Conservation and Attractions (DBCA), Department of Fire and Emergency Services (DFES), and Main Roads WA (MRWA).

## 1.5 Project Benefits

### 1.5.1 Local community benefits

As the long-term owner and operator of all their renewable energy assets, Neoen is committed to maximising the long term economic and employment opportunities and benefits for the local community associated with the Project.

Neoen's 'develop to own' business model is rare in the renewables industry, affording a clear advantage over competitors with respect to local communities and businesses. Neoen's starting point is the clear understanding that they will be neighbours and participants in the community for the lifetime of the Project.

As such Neoen seeks to develop and nurture local procurement initiatives, partnerships and innovation with the confidence that they will be there to see projects through from early development to the final stages of operations in many years to come.

This Project is a significant investment in energy infrastructure in the Shire of Collie. It will contribute to the economy of the region at a time when the Muja and Collie power stations are announced to retire by 2027 and 2029 respectively.

Construction for the Project will provide direct economic benefits to the local community. It is expected that each 200 MW/800 MWh stage will generate up to approximately 150 direct jobs over an approximately 12 to 24-month construction period as well as up to four ongoing roles for the first 200 MW/800 MWh and up to eight on-going roles for the final 1000 MW/4000 MWh operational phase of the Project. In consideration of providing economic benefits to the local community, Neoen will seek to, where possible:

- maximise local industry participation by providing local jobseekers and industry with full, fair and reasonable opportunity to participate

- prioritise employees from the local community, or accommodate employees in the nearby area where practicable
- undertake a local economic and supply market analysis and maintain a register to identify potential local suppliers
- provide early notice to the market of upcoming major procurement activity
- use the services of local content specialists and support their use by contractors and sub-contractors
- hold public briefings which will provide timely information to regional business and industry on the jobs, services, supplies and support requirements of the Project
- hold a Local Employment & Networking session in pre-construction period (and advertise this in local media) to provide timely and equitable access to supply opportunities
- encourage sub-contractors to maximise the use of local business when contracts are awarded outside the region
- identify opportunities for local industry support and innovation
- identify opportunities to support training, upskilling and apprenticeships
- identify training opportunities and support for subcontractors on the preparation of bids.

Additionally, a Community Benefit Fund will be established, the value of which will be determined based on the final size of the battery. The fund will consist of annual community grants, which will commence at the start of the Project's operations and will run annually for the project's lifetime. This fund will be administered as a non-profit foundation and the decision-making will be undertaken by an Advisory Committee consisting of representatives from the Shire of Collie, the local community and Neoen. Local community organisations will be able to apply for this fund for local community-building, environmental, and education projects. The fund is not intended for individuals, businesses or local government projects. Neoen has already started engaging with the community to understand the priorities of local residents with regards to a Community Benefit Fund. Further details are provided in **Section 5.0**.

As described in **Section 1.1** and **Appendix A**, the Project also forms part of a broader vision to provide energy transition, revenue diversification, and ecological restoration benefits for Myaree Farm.

### 1.5.2 Strategic and electricity network level benefits

This Project contributes to achieving key goals and objectives outlined by the State government in their Energy Transformation Strategy, by helping to maintain a secure and reliable energy supply, ensure affordable energy, and reduce emissions through increasing renewable energy supply at a local and regional level (Energy Policy WA, 2021). The proposed BESS will be connected to the South-West Interconnected System (SWIS) which has seen significant investment towards increasing renewable energy systems (RES). Despite RES providing an increasing proportion of energy supply within the SWIS, a major gap has been raised regarding the potential intermittency and reliability of RES (Energy Policy WA, 2021).

With the retirement of the Muja and Collie power stations by 2030, this Project will provide vital system security.

In 2019 the Australian Energy Market Operator (AEMO) identified that:

- Without changes to the Wholesale Electricity Market (WEM) to accommodate new technologies, voltage in the SWIS cannot be controlled within technical limits as the level of minimum power system operational demand approaches the present critical level of 700 MW. AEMO's current forecasts of rooftop photovoltaic (PV) distributed energy resources (DER) growth indicate that minimum operational demand will reach 700 MW between 2022 and 2024, depending on the PV DER installation rate and load growth and taking into account day-to-day variability in weather and load conditions.
- System security risks are emerging now as the increase in large-scale renewable generation and DER displaces the dispatchable thermal generators that presently provide all system security services such as inertia, frequency control, system strength, and voltage control.
- Technical standards and regulatory and market constructs require carefully designed but urgent change, to implement or incentivise new technologies in the SWIS such as synchronous compensation, energy storage, and increased inverter capabilities. These changes will support the management of power system security and effectively integrate renewable generation and DER in a way that facilitates efficient utilisation of existing and future electricity sources.

The proposed Project will address these issues by providing:

- Firming services - grid-scale batteries can store wind and solar energy, then discharge it upon demand. The Project aims to be an essential component in the stable transition to clean electricity.
- Frequency support - to maintain the stability of the system, the grid requires frequency control services. The Project will discharge electrical power into the network in response to frequency changes. The Project can lower the cost of these service markets.
- Inertia - as with vehicle suspension on an uneven road, inertia services are essential for stabilising the grid. The advanced power inverters associated with the Project can emulate the inertia services that are currently provided by an ageing fleet of fossil fuel power plants.
- Transmission network support - grid-scale batteries can provide dynamic millisecond responses so existing transmission lines can operate at full capacity. Like adding another lane to a freeway, the Project can unlock additional capacity on existing transmission networks – saving millions of dollars in expensive transmission line upgrades.
- Reserve capacity – the 200MW / 400MWh first stage of the Collie Battery will have the theoretical capacity to service the average energy needs of 260,000 households for an hour, but will also stand ready to pump power into the grid in the event of a shortfall from other electricity generators in the SWIS.



## 1.6 Report Structure and Information

**Table 1.1 Report Structure**

| Heading            | Information/Description   |
|--------------------|---|
| <b>Section 1.0</b> | An introductory section describing the report's purpose, scope, and benefits              |
| <b>Section 2.0</b> | Details and features of the Project site and surrounding locality                         |
| <b>Section 3.0</b> | An overview and description of the Project proposal                                       |
| <b>Section 4.0</b> | An assessment of State and Local planning, and key legislation relevant to the Project    |
| <b>Section 5.0</b> | A summary of stakeholder and community engagement   |
| <b>Section 6.0</b> | A review of any potential impacts related to the Project and proposed mitigation measures |
| <b>Appendix A</b>  | Letter of support and vision for Myaree Farm  |
| <b>Appendix B</b>  | Certificates of Title for all Lots  |
| <b>Appendix C</b>  | Concept site plans and elevations   |
| <b>Appendix D</b>  | Concept design report   |
| <b>Appendix E</b>  | Community engagement plan and stakeholder engagement outcomes report                      |
| <b>Appendix F</b>  | Hydrological modelling report   |
| <b>Appendix G</b>  | Reconnaissance flora and basic fauna survey report  |
| <b>Appendix H</b>  | Bushfire Management Plan and Risk Management Plan   |
| <b>Appendix I</b>  | Traffic Impact Statement  |
| <b>Appendix J</b>  | Noise Impact Assessment   |
| <b>Appendix K</b>  | Aboriginal cultural heritage briefing note  |
| <b>Appendix L</b>  | Views of the Project site from Collie-Williams Road                                       |

## 1.7 Contact Details

The key point of contact for all discussions relating to this application for Development Approval is:

**Rob Karelse**

*Manager Environment WA – Umwelt (Australia) Pty Ltd*

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South Perth WA 6151

Direct: 0423 168 807

Email: [rkarelse@umwelt.com.au](mailto:rkarelse@umwelt.com.au)

## 2.0 Site Context

### 2.1 Location History and Context

The Shire of Collie is in the South-West region of WA approximately 215 km southeast of Perth and is a sub-regional centre.

This area was traditionally occupied by the Willman people of the Noongar nation. The Shire still contains large tracts of dense Jarrah Forest. The area was explored by Europeans in the late 1820s before coal was discovered by a shepherd in the early 1880s. The townsite of Collie was gazetted in 1897 with the first coal mine opening in 1927. Collie's economic and population growth have since been significantly driven by coal production and energy production. The three major coal fired power stations – Collie, Muja and Bluewater – that produce energy for the SWIS are located in Collie, and the area is the centre of the electricity transmission system.

More recently, the Shire has developed strategies to diversify and sustain the economy. These strategies aim to encourage diversification of local industry, adopt innovative technology, and maintain the area as an energy hub (DPLH, 2022; Shire of Collie, 2017). These objectives also align with broader State direction around decarbonisation and mitigating impacts of climate change.

### 2.2 Description of Site

The Project is to be located primarily on cleared and disturbed land which has historically been used for sheep grazing. Surrounding land uses include energy infrastructure, state forests, plantation forests, mining activities, agriculture, and rural residential. The current location of the Project has been selected to provide proximity to the existing Western Power Shotts Terminal, to connect the Project to the SWIS.

The Project site is approximately 12 km north-east of the town of Collie on Myaree Farm (**Figure 2.1**). Access to the Project will be off Collie-Williams Road utilising the landowners existing access road.



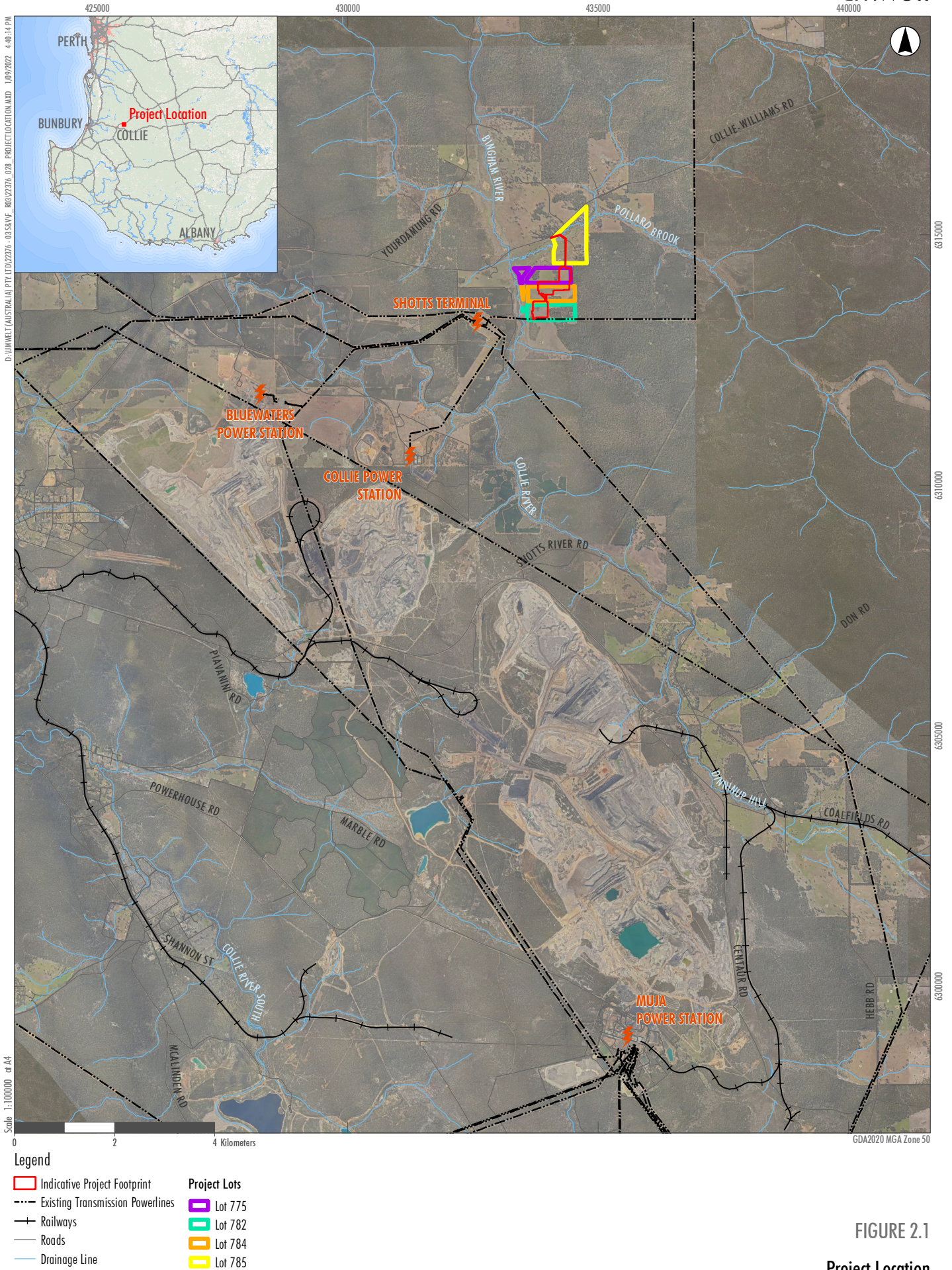


FIGURE 2.1

Project Location



## 2.3 Cadastre

The main Project infrastructure, including the battery compounds with associated switchyard/control rooms, transformers, office, maintenance shed, and ancillary infrastructure is located across Lot 775 and Lot 784 on Deposited Plan 232871 held in Certificate of Title Volume 2684, Folio 117. The Project's access road will be extended from the existing access road on Lot 785 through to Lot 775. Neoen has an agreement in place with the landholder of Lots 775, 784, and 775 for the use of these Lots for the proposed Project.

A switchyard and transmission lines are proposed to be located on Lot 782 held by Electricity Networks Corporation trading as Western Power.

The access track also crosses a road reserve (P Road Reserve Land ID 3539123).

Certificates of Title are provided in **Appendix B**.

**Table 2.1 Description of Lots**

| Lot No | Volume | Folio | Plan/Diagram | Area  | Landowner                        |
|--------|--------|-------|--------------|-------|----------------------------------|
| 775    | 2684   | 117   | 232871       | 40.65 | Semlot Nominees Pty Ltd          |
| 784    | 2684   | 117   | 232871       | 40.49 | Semlot Nominees Pty Ltd          |
| 785    | 2684   | 117   | 232871       | 65.47 | Semlot Nominees Pty Ltd          |
| 782    | 2684   | 116   | 232871       | 40.51 | Electricity Networks Corporation |

## 2.4 Land Use

The Project site has previously been used for agriculture (grazing) and is directly adjacent to the Shotts Terminal to the west. Other nearby agricultural land is located to the north of the site and the remaining surrounding land use types are primarily utilities (Western Power infrastructure), plantation forests, production native forests, conservation reserves or rural residential. There is some remnant vegetation within the Project site consisting of mid-open Jarrah Forest as well as stands of riparian vegetation in the western-most and northern-most areas adjacent to Bingham River and Pollard Brook.

A summary of surrounding Lots and land uses is provided in **Table 2.2**.

**Table 2.2 Surrounding properties and land uses**

| Property                 | Direction | Zoning       | Observed use and development |
|--------------------------|-----------|--------------|------------------------------|
| Lot 74 P070698           | West      | Rural        | Plantation forest            |
| Lot 2 D024636            | West      | Rural        | Residential                  |
| Lot 1 D024636            | West      | Rural        | Residential                  |
| Lot 613 P251358          | North     | Rural        | Agricultural/Pastoral Use    |
| Lot 786 P232871          | North     | Rural        | Residential                  |
| Lot 1164 P232886         | East      | Rural        | Agricultural/Pastoral Use    |
| Lot 1117 P232886         | East      | State Forest | Conservation Area            |
| F 24 (Muja State Forest) | East      | State Forest | Conservation Area            |
| Lot 781 P232871          | South     | Rural        | Agricultural/Pastoral Use    |

## 2.5 Site selection

The proposed site for the Project was selected for the following key reasons:

- It is near strong existing energy infrastructure, including Shotts Terminal and the connecting 330 kV transmission line. As such, there are minimal requirements or impacts from transmission infrastructure.
- The site is predominantly cleared, so there is minimal impact to native vegetation and biodiversity.
- The site is large enough to accommodate up to a 1000 MW/4000 MWh battery project, without significant constraints or impacts.
- The landowner has a broader vision for energy infrastructure co-located with high-value agriculture and restoration of degraded ecosystems, both on this Project site and for other locations.
- There is good access to the road network.

Within the site, the infrastructure layout has been optimised through an iterative design process to be located:

- As far to the south-east as possible while minimising vegetation clearing, to be located further from adjoining Lots with rural residential land-use.
- Above the modelled 1% AEP flood risk area.
- So that minimal clearing is required, both for the asset and for a bushfire Asset Protection Zone.

## 3.0 The Proposal

The Project is currently at the 'Concept Design' stage. General requirements, locations, and designs of Project infrastructure are sufficiently known to enable assessment of potential impacts and to determine a footprint. The Project will then progress to 'Detailed Design', during which Project infrastructure will be refined and finalised to enable construction.

The total Project size will consist of five individual 200 MW/800 MWh battery compounds with a total combined output of 1000 MW/4000 MWh. The Project will be constructed in 200 MW/800 MWh stages, to meet the progressive increase in demand for energy storage.

The total Project size will occupy a footprint of approximately 31.4 ha, excluding temporary areas used during construction.

### 3.1 Overview

The Project is proposed to be within a mostly cleared area in proximity to the Shotts Terminal and existing Western Power transmission infrastructure and will include:

- Battery Banks, Power Conversion Systems (PCS), Power and Auxiliary Transformers and Ring Main Units (RMU)
- internal access roads and car parking spaces
- a combined 33 kV switchgear and control building, housing protections, metering, and control panels for each 200 MW/800 MWh stage
- a 330/33 kV substation with step-up power transformers and Auxiliary transformers
- connection to the existing Western Power transmission infrastructure, including 330 kV overhead cables and a switchyard
- a 33 kV cable reticulation and earthing networks
- low voltage AC cabling for auxiliary supplies, between the PCS and Power Transformers
- low voltage DC cabling between the battery banks and the PCS
- a communication cable network
- an operations and maintenance (O&M) office and storage warehouse
- connection to the Water Corporation network for water supply
- a firefighting water hydrant connected to scheme water supply, and contingency 50,000kL fire water tank
- lightning rods up to 21 metres
- CCTV cameras and lighting

- site perimeter fences and gates
- site laydown area and facilities for Project construction.

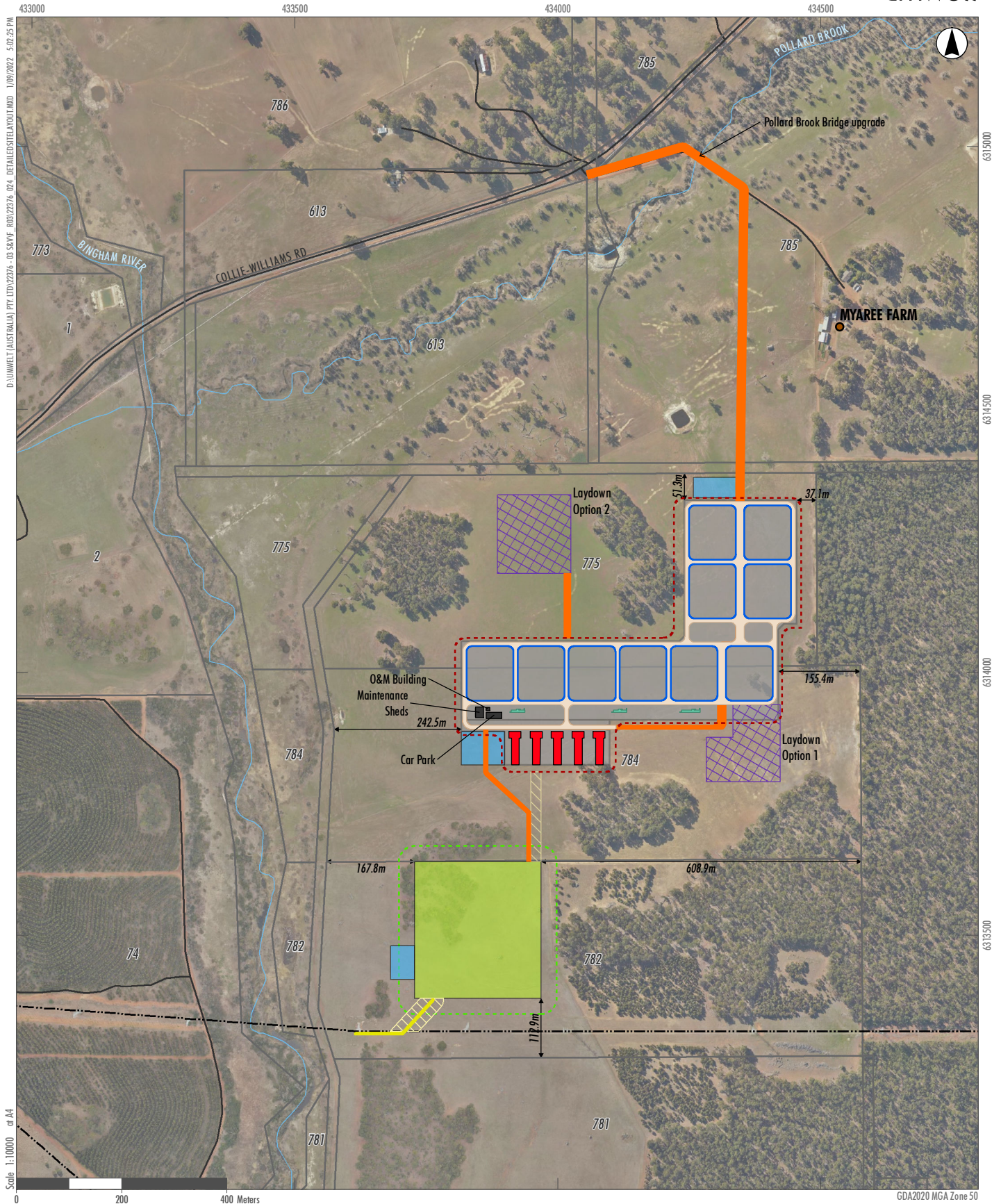
The final configuration of the BESS will be determined as part of the detailed design, after a supplier is selected through a competitive tendering process. While the layout of the Project might change as part of the detailed design process, the overall capacity and main components will remain the same, and the site footprint will be generally as shown in this Development Application.

The footprint of the proposed switchyard between the BESS and the 330 kV Western Power transmission line has been sized conservatively to accommodate at least two incoming and three outgoing transmission lines. Western Power has provided an indicative layout for the switchyard; however, the exact dimensions, number of components and infrastructure required will be determined as part of the detailed design.

An indicative layout of the Project is shown in **Figure 3.1**. Conceptual site plans and elevations for the major proposed infrastructure as part of the Development Application are included in **Appendix C** and a more detailed description of the conceptual design is provided in **Appendix D**.

The BESS is likely to resemble other Neoen big batteries around Australia, as shown in **Plate 3.1**, and more examples of battery cabinets are provided in **Plate 3.2**.





# Legend

- |                                      |                            |  |
|--------------------------------------|----------------------------|--|
| --- Existing Transmission Powerlines | Site Asset Protection Zone | Transformers                                       |
| — Roads                              | BESS Boundary              | Temporary Laydown Areas                            |
| — Drainage Line                      | Access Roads               | Potential Stormwater Retention Basin               |
| □ Cadastre                           | Internal Roads             | Maximum Potential Switchyard Asset Protection Zone |
|                                      | Battery Pads               | Switchyard   |
|                                      | Transmission Line          |  |
|                                      | Transmission Line Easement |  |
|                                      | Internal Structures        |  |
|                                      | Control Rooms              |  |

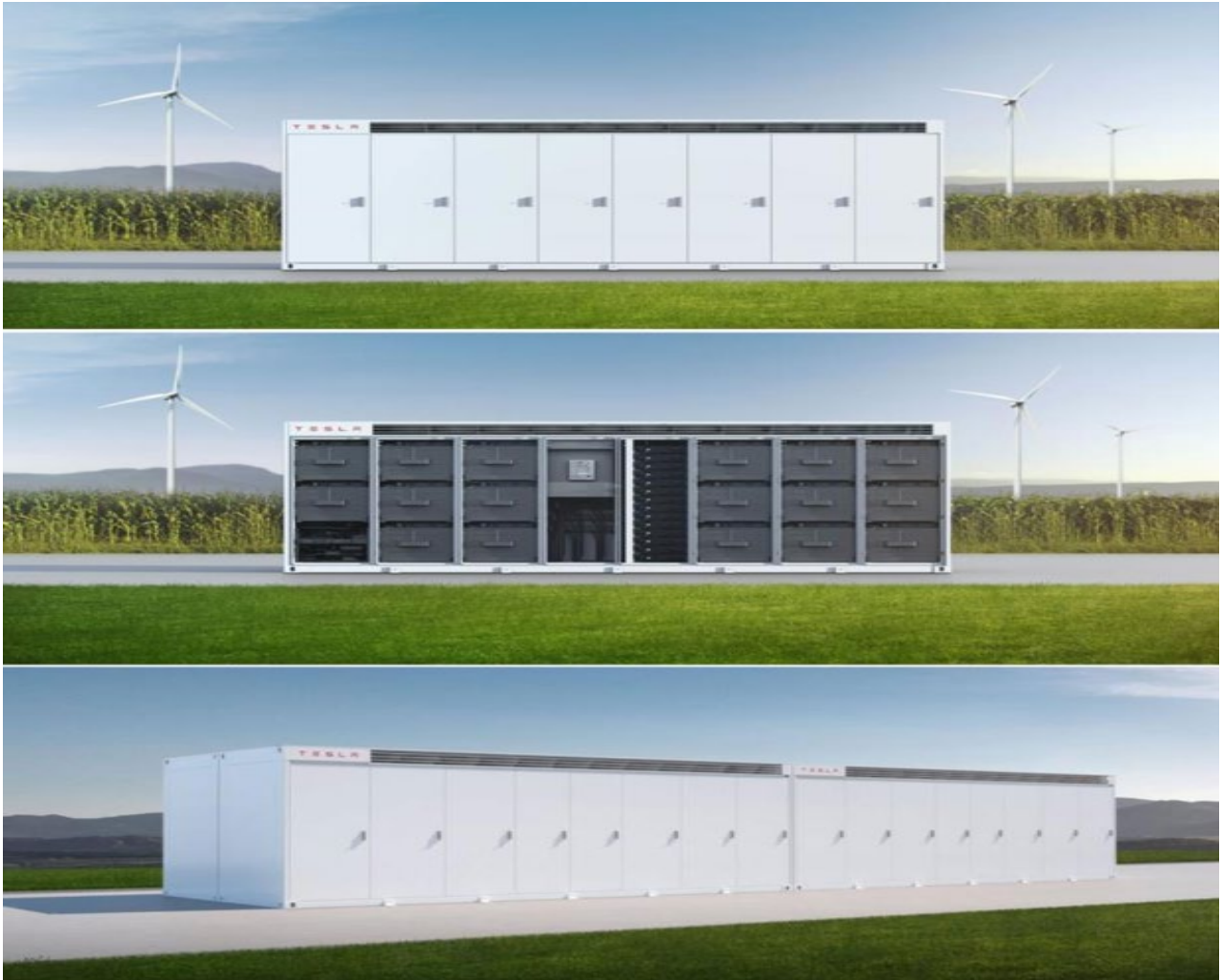
FIGURE 3.1

Indicative Project Layout





**Plate 3.1**      **Other Neoen Batteries around Australia**



**Plate 3.2 Battery Storage System Examples**



## 3.2 Site Access

Currently, site access from Collie-Williams Rd to Lots 775 and 784 is via a private gravel road on Lot 785 with a creek crossing over Pollard Brook (**Figure 3.1**). The existing creek crossing (**Plate 3.3** and **Plate 3.4**) would be upgraded to support the size and weight of vehicles expected to be used during the construction phase. This upgraded creek crossing will service the existing Myaree Farm access road and the new proposed access road as shown in **Figure 3.1**. Neoen has undertaken consultation with DWER regarding requirements for a Bed and Banks Permit under the RIWI Act and has also engaged local Traditional Owners in relation to any potential impacts to the Pollard Brook which is a registered Aboriginal site.



**Plate 3.3** Existing Creek Crossing over Pollard Brook in Lot 785 on Deposited Plan 232871





**Plate 3.4 Pollard Brook beneath the existing Creek Crossing**

The bridge design is currently at conceptual stage. The existing bridge will be removed, and pre-cast concrete box-culverts will be installed, following which a layer of crushed stone will be laid. This is expected to require minimal excavation to prepare the ground for a base slab for the culverts to be attached. The culvert will be designed and fabricated to meet the required bridge length, depth and maximum vehicle loads. This type of solution assures no change in watercourse after installation.

Hydrological modelling at the existing Pollard Brook Bridge has identified:

- The road level at the Bridge is currently ~209.7 mAHD, based on LiDAR data.
- An adopted 5% AEP (annual exceedance principal) flow, representing a 1:20 year ARI (average recurrence interval) event has a peak flood level of 209.5 mAHD.
- An adopted 1% AEP flow, representing a 1:100 year ARI event has a peak flood level of 209.9 mAHD.

The above calculations are not based on detailed bridge configuration information and assume clear span with waterway area as defined by LiDAR. Bridge sizing and performance would be refined at detailed design, and the Shire of Collie and DWER will be consulted further on the detailed design and construction of the bridge.

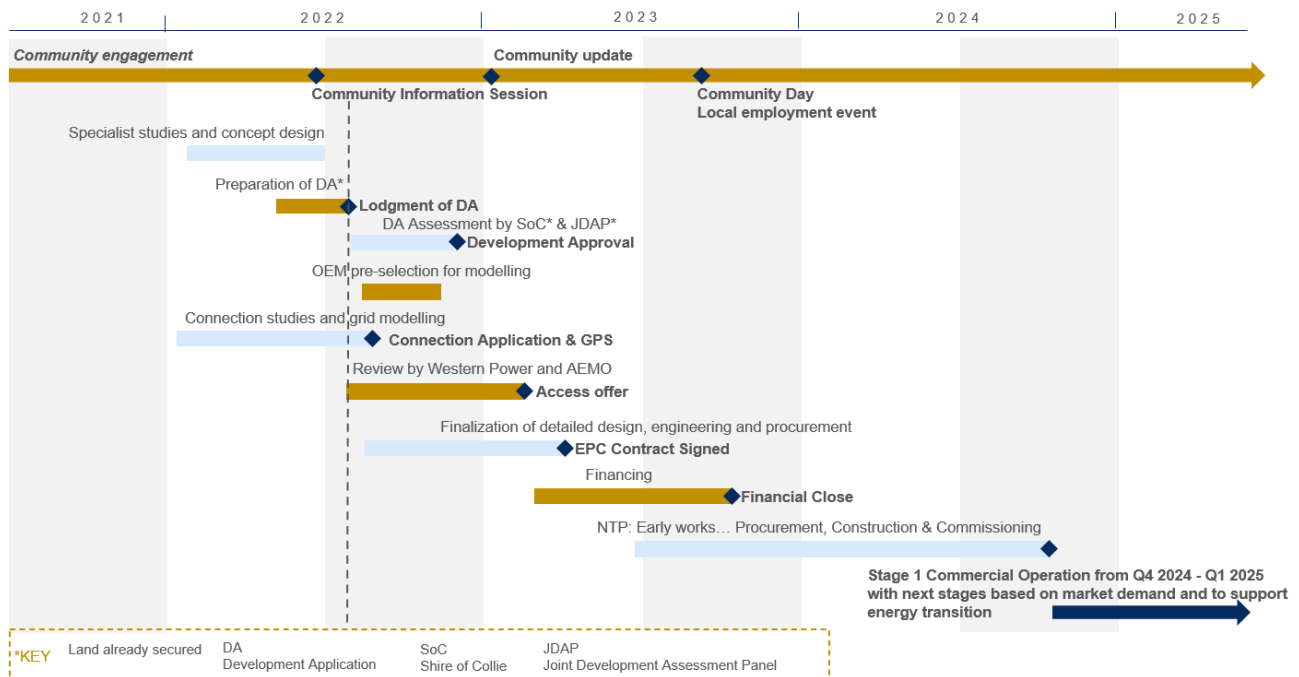
### 3.3 Procurement and Construction

Neoen is aiming to commence Project construction by Q3 of 2023, following which it is expected to be operational within two years, by or before Q3 2025. The analysis of connections to Western Power network and detailed design of the project will run in parallel to the Development Application assessment. Granting

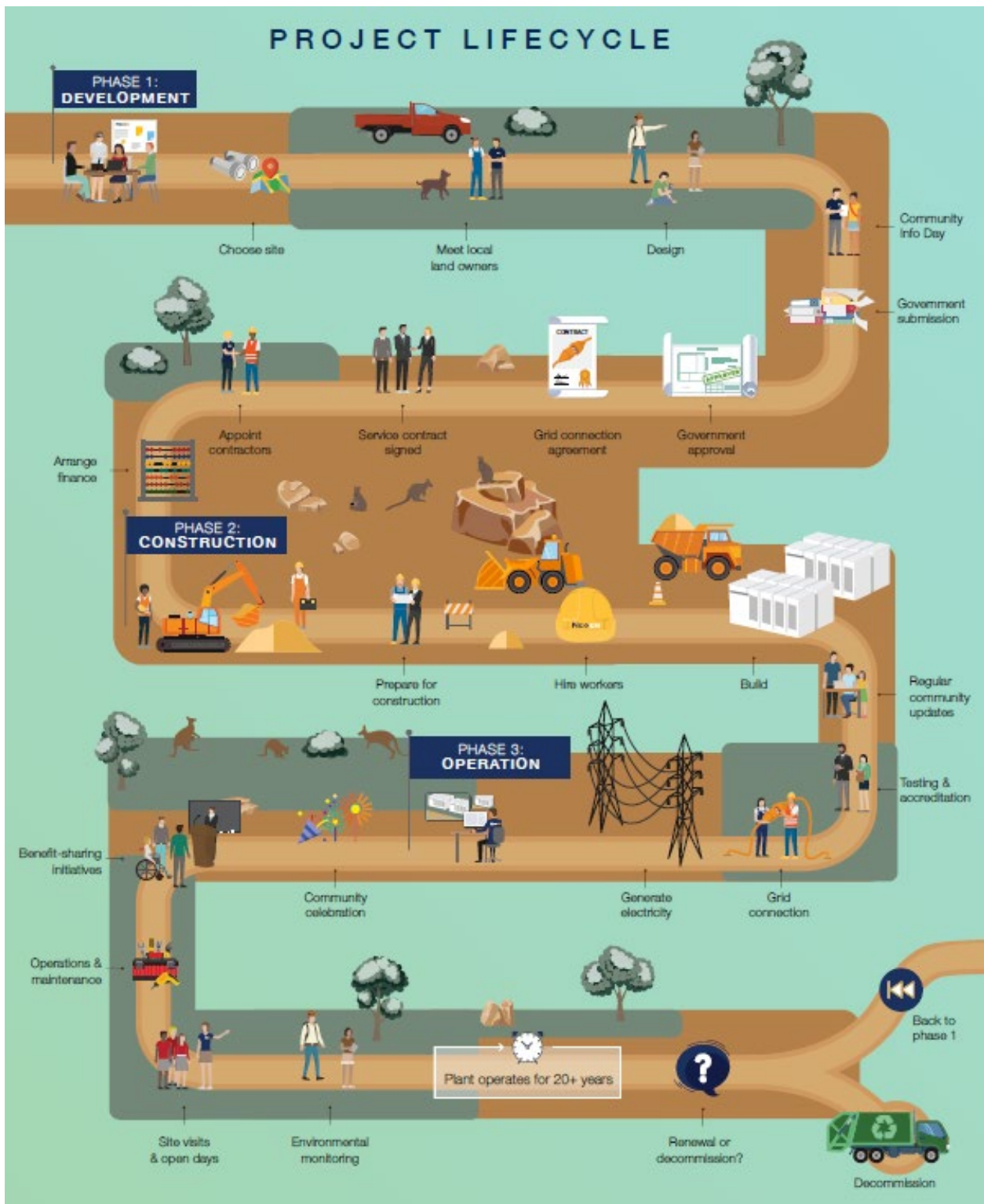
of the Development Application is the first step before the procurement process for the Engineering Procurement and Construction (EPC) contractor can commence. An indicative timeline for the Project is shown in **Figure 3.2**, and the complete project lifecycle for the BESS is provided in **Figure 3.3**. Submission of this Development Application is part of the “Government Submission” step in **Figure 3.3**.

Construction will commence once all approvals have been secured and following completion of any pre-construction conditions. It is anticipated that construction of each 200 MW/800 MWh stage will take between 12 and 24 months. During this time:

- Up to approximately 150 personnel are expected to be employed.
- there are expected to be an average of 50 two-way light vehicle and 6 two-way heavy vehicle movements per day, and a peak of approximately 100 two-way light vehicle and 20 two-way heavy vehicle movements per day.
- the Project will be constructed generally in accordance with the conceptual construction methodology as described in **Appendix D**, noting that a more detailed design will be completed for the Project as it progresses.



**Figure 3.2 Indicative Project Development Schedule**



**Figure 3.3 Indicative Battery Project Lifecycle**



### 3.4 Operations

The Collie Battery will be predominantly monitored and controlled remotely from Neoen's Operation Control Centre (OCC) in Canberra – which currently operates 14 existing projects across Australia. The OCC will oversee the Collie Battery's day-to-day operations and interactions with the wholesale electricity market (WEM). The OCC also coordinates with local maintenance contractors for safe, effective and compliant operations.

Local operational staff for the first 200 MW/800 MWh battery is expected to be two to four personnel on site during standard business hours Monday to Friday. This number may increase to a maximum of eight personnel for the full 1000 MW/4000 MWh battery.

Operational staff would undertake monitoring, cleaning, and general maintenance of the Project. Major maintenance that might be required would include replacement of equipment which may include battery modules, inverters, switchgear, transformers, or other infrastructure as needed. This would involve larger numbers of personnel for limited periods as required.

The BESS will operate around the clock – typically charging during the day while there is excess renewable generation and discharging during peak periods. After 20 years, the Project will be reviewed to determine whether it will be renewed or decommissioned.



## 4.0 Planning Considerations

This section describes relevant planning and environmental legislation, policy and strategy, and how the Project meets the requirements or intent of each.

### 4.1 State Planning

#### 4.1.1 State Planning Strategy 2050 (WAPC, 2021b)

The Western Australian *State Planning Strategy for 2050* and how it has been considered by the Project is outlined in **Table 4.1**.

**Table 4.1** Project alignment with the WA State Planning Strategy 2050

| What is it?  | Alignment of the Project  |
|--|---|
| This strategy provides the overarching context, principles, goals, and strategic direction for land use planning in WA. The uptake of renewable energy generation and technology is a critical component of the strategy and is specifically discussed under strategic goals for global competitiveness, and strategic directions for physical infrastructure and environment. | The <i>State Planning Strategy 2050</i> makes specific reference for a need to improve the State's electricity network infrastructure to manage the increased generation and use of renewable energy. The Project is consistent with and supports the implementation of the goals and strategic directions of the <i>State Planning Strategy 2050</i> . |

#### 4.1.2 Western Australian Climate Policy (DWER, 2020)

The *Western Australian Climate Policy* and how it has been considered by the Project is outlined in **Table 4.2**.

**Table 4.2** Project alignment with the WA Climate Policy

| What is it?   | Alignment of the Project  |
|---|---|
| <p>The <i>Western Australian Climate Policy</i> was released in 2020 (DWER, 2020), and sets out the vision for a climate resilient state with net-zero greenhouse gas emissions by 2050. The policy lays out the following areas of focus for climate action in the State:</p> <ul style="list-style-type: none"> <li>• Clean manufacturing and future industries.</li> <li>• Transforming energy generation and use.</li> <li>• Storing carbon and caring for our landscapes.</li> <li>• Lower-carbon transport.</li> <li>• Resilient cities and regions.</li> <li>• Government leadership.</li> </ul> <p>The policy also describes the actions already underway, and the qualitative outcomes that the State seeks to achieve in these key focal areas.</p> | As a Project that supports renewable energy development, the Project is directly aligned with a number of these focal areas while supporting progress in others. A utility-scale Battery established within the SWIS will allow industry growth and development in a way that is consistent with a low-emissions economy by providing vital infrastructure to support the integration of more renewable energy. This will further reinforce the resilience of the SWIS, the reliability of energy supply, and support transitions in other industries (such as transport) to lower-carbon pathways. |

### 4.1.3 Energy Transformation Strategy (Energy Policy WA, 2021)

The Western Australian Energy Transformation Strategy and how it has been considered by the Project is outlined in **Table 4.3**.

**Table 4.3 Project alignment with the WA Energy Transformation Strategy**

| What is it?   | Alignment of the Project   |
|---|--|
| <p>The State's Energy Transformation Strategy sets out the State government's work program for delivering secure, reliable, sustainable, and affordable electricity for WA. The Strategy includes five objectives:</p> <ul style="list-style-type: none"> <li>• Maintain a secure and reliable electricity supply.</li> <li>• Ensure affordable electricity for households and businesses.</li> <li>• Reduce energy sector emissions.</li> <li>• Transition affected workers in the Collie region.</li> <li>• Promote local jobs and growth.</li> </ul> <p>The Strategy sets out several key initiatives, most of which are now underway or complete. Those initiatives most relevant to the Project include:</p> <ul style="list-style-type: none"> <li>• Establishing an Energy Transformation Taskforce</li> <li>• Development of a Whole of System Plan</li> <li>• Produce a Distributed Energy Resources Roadmap</li> <li>• Modernise network connections and market arrangements to allow more low-emission energy technologies to connect to the network.</li> </ul> | <p>The Project is well aligned with, and directly advances, at least three of the five strategy objectives:</p> <ul style="list-style-type: none"> <li>• Maintain a secure and reliable electricity supply.</li> <li>• Ensure affordable electricity for households and businesses.</li> <li>• Reduce energy sector emissions.</li> </ul> <p>The Project will also provide opportunities for workers in the Collie region, in particular during the staged construction of the Project which could be over approximately a 10 year period.</p> |

### 4.1.4 Distributed Energy Resources Roadmap (Energy Transformation Taskforce, 2019)

The WA Distributed Energy Resources Roadmap and how it has been considered by the Project is outlined in **Table 4.4**.

**Table 4.4 Project alignment with the WA Distributed Energy Resources Roadmap**

| What is it?   | Alignment of the Project  |
|---|---|
| <p>This document sets out the actions, responsible authorities, and timeframes to realise the vision for Distributed Energy Resources (DER) in WA by 2025. This roadmap is a key part of the Energy Transformation Strategy, and refers to:</p> <ul style="list-style-type: none"> <li>• A safe and reliable electricity system where customers can continue to connect to DER and where DER supports the system in an efficient way.</li> <li>• DER capability offering value throughout the electricity supply chain.</li> <li>• DER benefits flowing to all customers, both with and without DER.</li> </ul> | <p>The Project directly advances the aims and specific actions of the roadmap, as distribution battery storage is a key element in progressing the roadmap initiatives. The roadmap makes specific reference to the importance of utility-scale batteries:</p> <p><i>'Deployment of storage within the SWIS will be needed as part of measures to ensure power system stability and security. Large scale front-of-the-meter storage can unlock the full capability of storage to provide power system and network benefits and storage products that can be offered to customers or retailers.'</i></p> <p><i>(Energy Transformation Taskforce, 2019, p. 56)</i></p> |

#### 4.1.5 Future Battery Industry Strategy (JTSI, 2019)

The Western Australian Future Battery Industry Strategy and how it has been considered by the Project is outlined in **Table 4.5**.

**Table 4.5 Project Alignment with the Western Australian Future Battery Industry Strategy**

| What is it?  | Alignment of the Project   |
|--|--|
| <p>WA's Future Battery Industry Strategy is intended to provide a framework for WA to become a globally recognised producer and exporter of battery materials, technology, and expertise. In particular, the strategy is supported by several key objectives which aim to increase and accelerate the domestic uptake of battery technology.</p> | <p>The Project is directly aligned with these objectives by establishing a utility-scale BESS within the South West which allows greater integration of renewable technology into the SWIS. This is particularly relevant in the Shire of Collie where coal production and processing has historically provided a significant energy source for the State. The Project will take advantage of the latest technology in BESS facilities and illustrate the potential for more to be embedded across the SWIS.</p> |

#### 4.1.6 Position Statement – Renewable Energy Facilities (DPLH, 2020)

The Western Australia Planning Position Statement for Renewable Energy Facilities and how it has been considered by the Project is outlined in **Table 4.6**.

**Table 4.6 Consideration of the WA Planning Position Statement – Renewable Energy Facilities**

| What is it?   | Alignment of the Project  |
|---|---|
| <p>This position statement aims to support appropriate development of renewable energy facilities by encouraging consideration and assessment of renewable energy developments using a standardised framework. In particular, it:</p> <ul style="list-style-type: none"> <li>• Describes the provisions that should be made in state and local planning instruments (local planning schemes, policies, and strategies etc.) to guide decision making regarding renewable energy facilities.</li> <li>• Lists the factors that should be considered during assessments of proposed facilities, including community consultation, environmental impact, visual and landscape impact, public and aviation safety, heritage, and construction impacts.</li> <li>• Seeks to maximise energy production and operational efficiency, and minimise potential impacts to the environment, natural landscape, and urban areas.</li> </ul> | <p>This position statement has been considered in the design, location, and management of the Project as follows:</p> <ul style="list-style-type: none"> <li>• Relevant State Government agencies have been contacted to discuss the Project and ensure it is aligned with overall planning and development strategies in the region around industry and renewable energy developments.</li> <li>• Relevant legislation, policies, guidelines, and strategies have been reviewed to ensure the Project's design and operational strategy comply with State objectives. In particular, those relating to energy production and mitigating impacts to both the built and natural environment have been assessed and reviewed.</li> <li>• Baseline studies have been completed relating to bushfire risk, traffic and transport, noise, ecology, hydrology and Aboriginal heritage to ensure all potential impacts have been considered and addressed.</li> <li>• The Project has been designed within the site to be located where there will be minimal visual impact to members of the public, due to the topography of the site and screening by existing native vegetation.</li> <li>• The site has been selected to be near to existing electricity infrastructure (i.e. Shotts Terminal) to maximise operational efficiency and reduce impacts that would be caused by any additional transmission lines.</li> <li>• Local stakeholder and community consultation has been completed, including with the Shire of Collie, nearby landholders, special interest groups and the local community to maintain strong relationships with local stakeholders and address any concerns or priorities raised.</li> <li>• The position statement has been reviewed in conjunction with the Shire's land use objectives for renewable energy facilities as per the <i>Local Planning Scheme No. 6</i> (discussed further in <b>Section 4.2.3</b>).</li> </ul> |

#### 4.1.7 State Planning Policy No. 2 – Environment and Natural Resources Policy (WAPC, 2003)

State Planning Policy No. 2 (SPP2) and how it has been considered by the Project is described in **Table 4.7**.

**Table 4.7 Consideration of State Planning Policy No. 2**

| What is it?  | Alignment of the Project  |
|--|---|
| <p><i>State Planning Policy No. 2 (SPP2)</i> defines the principles and considerations that represent good and responsible planning in terms of environment and natural resource issues within the framework of the State Planning Strategy.</p> <p>SPP2 refers to reducing greenhouse gas emissions by decreasing reliance on non-renewable fuels, stating that ‘planning strategies, schemes and decision making should support the use of alternative energy generation, including renewable energy, where appropriate.’</p> <p>SPP2 also includes measures related to the protection of the environment (biophysical and social), mitigation of impacts, and management of water resources, soil and land quality, biodiversity, and landscape values.</p> | <p>The Project is well aligned to the objectives of SPP2 relating to energy and renewable energy capacity. Further, it has considered the objectives and measures in SPP2 by:</p> <ul style="list-style-type: none"> <li>• Selecting predominantly cleared land for the purposes of constructing and operating the facility and ancillary infrastructure to minimise any proposed clearing as much as possible.</li> <li>• Seeking to improve environmental outcomes in the long-term through future ecological restoration activities on Myaree Farm (separate to this Development Application).</li> <li>• Undertaking reconnaissance flora and fauna habitat surveys in accordance with relevant EPA guidelines to inform our understanding of potential impacts and suitable controls (outlined in <b>Section 6.2</b>).</li> <li>• Completing noise modelling to characterise potential noise impacts to nearby receptors and identify suitable controls.</li> <li>• Undertaking analysis of the area’s hydrology to understand potential flooding risk and ensure suitable controls have been implemented (as outlined in <b>Section 6.1</b>).</li> <li>• Consulting with the EPA and DCCEEW on the clearing that is to be undertaken to understand any associated regulatory or referral requirements. The Project will be referred for assessment where necessary following final design reviews.</li> </ul> |

#### 4.1.8 State Planning Policy No. 2.5 – Rural Planning (WAPC, 2016a)

State Planning Policy No. 2.5 (SPP2.5) and how it has been considered by the Project is described in Table 4.8.

**Table 4.8 Project alignment with State Planning Policy 2.5**

| What is it?  | Alignment of the Project   |
|--|--|
| <p>State Planning Policy 2.5 (SPP 2.5) provides the overarching planning objectives relating to rural zones defined in local planning schemes. SPP 2.5 aims to protect rural land, rural land uses, avoid land use conflicts, and support sustainable economic growth. The policy seeks to promote economic development opportunities, with the Western Australian Planning Commission (WAPC) to balance the need for economic opportunity with the protection of the State's primary production and natural resource assets.</p> <p>Relevant policy measures of SPP 2.5 include retaining land identified as priority agricultural land for that purpose and retaining and protecting rural land for biodiversity protection, natural resource management, and protection of valued landscapes and views.</p> | <p>The proposed Project site is not identified as priority agricultural land (Shire of Collie, 2020) and the intended land use could be considered as incidental or complimentary to rural land uses.</p> <p>The Project retains and protects the biodiversity value and natural landscape of the site as far as possible by utilising cleared land while preserving pockets of remnant vegetation that are in proximity or contiguous with existing State Forest. It is located where there will be minimal visual impact to members of the public, due to the topography of the site and screening by existing native vegetation.</p> <p>It is also not expected that these Project will impact the use of surrounding land for rural purposes now or into the future.</p> |

#### 4.1.9 State Planning Policy No. 2.9 – Water Resources

State Planning Policy No. 2.9 (SPP2.9) and how it has been considered by the Project is described in Table 4.8.

**Table 4.9 Project Alignment with State Planning Policy 2.9**

| What is it?  | Alignment of the Project  |
|--|---|
| <p>The objectives of SPP2.9 are to:</p> <ol style="list-style-type: none"> <li>1. protect, conserve and enhance water resources that are identified as having significant economic, social, cultural and/or environmental values</li> <li>2. assist in ensuring the availability of suitable water resources to maintain essential requirements for human and all other biological life with attention to maintaining or improving the quality and quantity of water resources</li> <li>3. promote and assist in the management and sustainable use of water resources.</li> </ol> <p>A draft revision of SPP2.9 was released in August 2021 and contains an updated set of policy provisions. The intent of the updated policy provisions is to ensure that planning/development considers water resource management at the appropriate time.</p> | <p>In the case of this proposed Project, there are limited surface water and groundwater resources on the site. The Project is not within a proclaimed groundwater area, there are no licensed groundwater bores in the nearby vicinity, and the Project does not propose to access surface water from the adjacent Bingham River or Pollard Brook. As such, there is not expected to be impact to other water users.</p> <p>Design and management measures to mitigate potential impacts to surface and groundwater will be considered as part of the detailed design stage.</p> <p>Further information is provided in <b>Section 6.0</b>.</p> |

#### 4.1.10 State Planning Policy No. 3.7 – Planning in Bushfire Prone Areas (WAPC, 2015)

State Planning Policy No. 3.7 (SPP3.7) and how it has been considered by the Project is outlined in **Table 4.10**.

**Table 4.10 Project Alignment with State Planning Policy 3.7**

| What is it?  | Alignment of the Project  |
|--|---|
| <p>SPP3.7 applies to all land which has been designated as bushfire prone and all development applications on those lands.</p> <p>Proposed developments in Bushfire Prone Areas must have a Bushfire Risk Assessment undertaken by an accredited professional which includes a Bushfire Attack Level (BAL) assessment, identification of any bushfire hazard issues, and compliance with criteria outlined in policy guidelines.</p> | <p>As the proposed project site is located in a designated Bushfire Prone Area, the Project has been designed to be compliant with this policy, and to make considerations for the requirements under <i>Section 6.5 (Information to accompany development applications)</i>. The proposed Project is also considered a “high-risk” land use.</p> <p>A Bushfire Management Plan and Risk Management Plan have been completed for the Project by a Bushfire Planning and Design (BPAD) Level 3 accredited consultant. Further details relating to the Projects controls and risk management strategies for bushfire hazard are outlined in <b>Section 6.3</b>.</p> |

#### 4.1.11 Guidance Statement 33 – Environmental Guidance for Planning and Development (EPA, 2008)

EPA *Guidance Statement 33* and how it has been considered by the Project is outlined in **Table 4.11**.

**Table 4.11 Consideration of EPA Guidance Statement 33**

| What is it?  | Alignment of the Project   |
|--|--|
| <p><i>Guidance Statement 33</i> provides an overview of the relevant environmental protection frameworks implemented in WA to assist in land use planning and development. It combines the relevant State environmental and planning frameworks to provide for appropriate consideration and assessment of potential environment impacts at both a broad and local planning scale.</p> <p>In particular, the guidance statement describes procedures and requirements relating to referrals and environmental impact assessments required under Part IV of the EP Act. These procedures may include, but are not limited to, the undertaking of baseline studies and impact assessments, consultation with relevant government agencies, and identification of environmental objectives, priorities, and targets relevant to the Project location.</p> | <p>In considering <i>Guidance Statement 33</i>, Neoen has undertaken a range of technical studies to understand potential impacts and outcomes relating to environmental factors and their objectives listed under Part IV of the EP Act. Through this process consultation with the EPA it has been determined that there is unlikely to be a significant impact for the environment and the Project does not need to be referred to the EPA for further assessment (as outlined in <b>Section 4.3.1</b>).</p> <p>It is expected that any potential impacts that may arise can be sufficiently minimised and mitigated through the controls incorporated into the Project design and as part of ongoing management.</p> |



## 4.2 Regional and Local Planning

### 4.2.1 Bunbury-Geographe Sub-regional Strategy (DPLH, 2022)

The Bunbury-Geographe Sub-regional Strategy and how it has been considered by the Project is outlined in Table 4.12.

**Table 4.12 Project alignment with the Bunbury-Geographe Sub-regional Strategy**

| What is it?   | Alignment of the Project   |
|---|--|
| <p>The Bunbury-Geographe Sub-Regional Planning Strategy aims to plan and manage growth in the Bunbury-Geographe subregion to the year 2050. This planning strategy has an overarching vision, strategic directions, and actions, identifies land requirements and provides strategic context for local government planning. Key guiding principles outlined in the strategy are to:</p> <ul style="list-style-type: none"> <li>• Promote alternative and innovative solutions.</li> <li>• Strengthen and diversify the economy.</li> <li>• Respond to the implications of climate change.</li> <li>• Ensure sustainable regional outcomes.</li> </ul> | <p>Key economic issues highlighted by the planning strategy are fluctuating demand, innovation, and reduction of carbon emissions which impacts traditional industries like coal mining, energy generation and agriculture. Collie is 'renowned for coal mining and power generation' and electricity is considered one of the main industry sectors driving the sub-regional economy.</p> <p>The Project directly addresses the economic issues and aims of this strategy and assists Collie to continue to support the SWIS as an energy hub by bringing significant reserve capacity online and supporting the development of renewable energy supplies. This will assist Collie in the transition away from coal-powered electricity generation and achieve the strategy's objective of promoting Collie as a sub-regional centre in a sustainable manner.</p> |



#### 4.2.2 Shire of Collie Local Planning Strategy (Shire of Collie, 2020)

The Shire of Collie's Local Planning Strategy and how it has been considered by the Project is outlined in Table 4.13.

**Table 4.13 Project alignment with the Shire of Collie's Local Planning Strategy**

| What is it?  | Alignment of the Project  |
|--|---|
| <p>The Shire's Local Planning Strategy is informed by a range of strategic planning documents from the state and regional level and sets the planning direction and objectives for the Shire. It provides general land use planning directions, undertakes a planning analysis to inform the broad land use planning direction, recognises unresolved planning issues and identifies the planning actions required to address these.</p> <p>The planning strategy highlights critical planning considerations including bushfire management, developments within floodplains, industry and infrastructure buffers from sensitive land uses, and the protection of public drinking water source areas and catchments.</p> | <p>The Shire's Local Planning Strategy recognises their main economic output as coal mining and power generation and identifies the Collie Power Station locale as suitable for future general and strategic industrial development. The Project site has been identified as highly suitable mostly cleared land near existing power generation and Western Power network.</p> <p>The strategy does outline the importance for retaining agricultural land in the face of industry diversification. The landowner has identified their intent to co-locate low-impact energy storage infrastructure alongside high value rural land uses and ecological restoration activities.</p> <p>Although utility-scale BESS facilities are a relatively new development in WA, examples of facilities in other states have illustrated the minimal environmental and social impacts to the immediate surroundings of these facilities. BESS technology provides energy infrastructure that has no atmospheric emissions or water discharges, negligible close-proximity sound and minimal visual impact (Energy Victoria, 2019).</p> |

### 4.2.3 Shire of Collie Local Planning Scheme No. 6 (Shire of Collie, 2021)

The Shire of Collie's *Local Planning Scheme No. 6* and how it has been considered by the Project is described in **Table 4.14**.

**Table 4.14** Consideration of the Shire of Collie's *Local Planning Scheme No. 6*

| What is it?  | Relevance to the Project   |
|--|--|
| The purpose of the <i>Local Planning Scheme No.6</i> (LPS No. 6) is to prescribe the land use classifications and zoning allocations for land throughout the Shire. The LPS No. 6 also includes specific provisions for development applications depending on the intended land use type and existing zoning allocation of the development land. The LPS No. 6 also includes special control areas which are designated for particular land uses and outline the requirements of any proposed developments within these areas. | <p>The Project is not clearly defined by any existing land use classification in the LPS No. 6. Preliminary discussions with the Shire have indicated the Project may be assessed as a 'land use not listed' in accordance with Clause 4.4.2 (b) of the LPS No. 6. The other most closely fitting classification is "renewable energy facility", however as the project does not generate electricity it does not meet this classification and the Shire advised that "land use not listed" is likely most appropriate. In both cases, the local government will need to be satisfied that the proposed land use activities are compatible with "rural" zone objectives to grant Development Approval.</p> <p>The Project is to be located on land currently zoned as rural and a number of general development standards apply. Compliance of the Project with relevant planning controls of LPS No. 6 that are applicable to the Project are addressed in <b>Subsections 4.2.3.1</b> and <b>4.2.3.2</b>.</p> |

#### 4.2.3.1 Rural Zone Land

The proposed Project site is zoned as "rural". As a "land use not listed" the Project activities must meet rural zoning objectives. Rural zoning objectives and the consistency of the Project with these are described in **Table 4.15**.

**Table 4.15** Rural Zone Planning Objectives

| Objective  | Project Alignment   |
|--|---|
| To provide for the maintenance and enhancement of specific local character | <p><b>Consistent</b></p> <p>Impacts to local rural character are considered minimal given the extensive energy infrastructure present in the area and Neoen's intent to preserve remnant vegetation. The Project mostly will not be visible to the public from Collie-Williams Rd due to the topography of the site and screening vegetation.</p> |

| Objective  | Project Alignment   |
|--|---|
| To protect broad acre agricultural activities such as cropping and grazing and intensive uses such as horticulture as primary uses, with other rural pursuits and rural industries as secondary uses in circumstances where they demonstrate compatibility with the primary use. | <p><b>Consistent</b></p> <p>The Project utilises primarily cleared land that has historically been used for grazing activities. The land capability within the proposed project footprint for grazing is mostly categorised under DPIRD's land capability mapping (DPIRD, 2018) as "50-70% of the land has moderate to very high capability" (29.5 ha) with a small amount categorised as "&gt;70% of the land has moderate to very high capability" (1.81 ha). While the land is of moderate to high quality, the Project area represents less than 0.045% and 0.0019%, respectively, of these land capability groups within the Collie Local Government Area (LGA).</p> <p>Implementation of the Project on Myaree Farm is part of the landowner vision to have energy infrastructure co-located with high value grazing activities (<b>Appendix A</b>).</p> <p>The nature of the facility as neither an industrial land use nor a sensitive land use also ensures that it remains compatible with agricultural land uses in surrounding areas such as intensive feed lots, cropping and grazing.</p> |
| To maintain and enhance the environmental qualities of the landscape, vegetation, soils, and water bodies, to protect sensitive areas especially the natural valley and watercourse systems from damage.   | <p><b>Consistent</b></p> <p>Studies have been completed to understand the environmental qualities of the Project area and surrounding landscape. This includes hydrology and ecology studies.</p> <p>The hydrology study has informed the project design such that the facility is located well above 1% AEP flood risk areas, and any potential concentrated overland flow during storm events will be managed through site drainage controls.</p> <p>The Project has been designed to avoid the need to clear native vegetation as much as possible, while managing other potential impacts such as bushfire risk. Implementation of the Project on Myaree Farm will allow partial de-stocking of the Lots which will enable ecological restoration of parts of the farm (<b>Appendix A</b>).</p> <p>Further information on potential environmental impacts and proposed mitigation measures is provided in <b>Section 6.0</b>.</p>   |
| To provide for the operation and development of existing, future, and potential rural land uses by limiting the introduction of sensitive land uses in the Rural zone.   | <p><b>Not applicable</b></p> <p>The Project activities are not considered a sensitive land use.</p>   |
| To provide for a range of non-rural land uses where they have demonstrated benefit and are compatible with surrounding rural uses.   | <p><b>Consistent</b></p> <p>The Project is a non-rural land use that will provide demonstrated benefit to the local community as outlined in <b>Section 1.5.1</b>. The Project's activities are considered compatible with rural land uses in adjacent areas as it does not inhibit their use for agricultural purposes now or into the future.</p> <p><b>Appendix A</b> describes the vision of the Myaree Farm landholder to have co-located energy infrastructure, high value rural land uses and ecological restoration activities through such methodologies as "natural sequence farming"</p>   |

#### 4.2.3.2 General Development Standards

The LPS No. 6 provides general development standards for developments in all planning zones of the Shire in accordance with the intended land use activities and existing zone classification. Considerations in the

Project design have been made to ensure the Project meets all development requirements provided in the LPS No. 6 and are listed in **Table 4.16**.

**Table 4.16 LPS No. 6 General Development Standards**

| Requirement  | Project Design Considerations   |
|--|---|
| <p><i>cl 32.1 Building Heights</i></p> <p>This clause defines the maximum building height above natural ground level in accordance with Schedule 1 of the LPS No. 6. Building height variations may be considered where the development meets certain criteria.</p>  | <p>No maximum building height is specified for developments in Rural zoned land as per Schedule 1 of the LPS No. 6.</p>   |
| <p><i>cl 32.3 Car Parking</i></p> <p>This clause lists the provisions to be included for car parking facilities in accordance with the intended land use activities and the specifications provided in Schedule 2 of the LPS No. 6.</p>  | <p>Car Parking requirements are not specified for land uses not readily defined by the LPS No.6. The most similar land use classification to the Project is likely a 'Renewable Energy Facility' in which case the parking facilities required would be 1 bay per employee plus 2 visitors bays. The Project is expected to have a maximum of 2-4 employees on-site for Stage 1 operations and up to eight employees for the full 1000 MW/4000 MWh project. Car parking will be provided to accommodate this number of employees plus two visitors. Vehicle parking during construction will be via informal parking within the Project Lots, and will not impact Collie-Williams Road.</p> |
| <p><i>Cl 32.7 Storage or dismantling of goods, equipment, plant, or materials</i></p> <p>Where the intended land use activities are not consistent with the normal use of permitted land use activities, development application must be made to the local government for the storage and/or dismantling of vehicles, goods, equipment, plant, or materials.</p>   | <p>As the Project activities are not clearly defined by existing classifications of the LPS No. 6, consideration has been made for the storage and/or dismantling of any goods, equipment, or materials on-site. The Project will provide a dedicated informal space in one of the proposed laydown areas (<b>Figure 3.1</b>) for the delivery and storage of goods, equipment, plant, or materials during construction. Parking during operations will comply with the requirements of the Shire of Collie's LPS No. 6. Parking can be managed on-site and have no impacts on the adjoining Collie-Williams Road.</p>  |
| <p><i>Cl 32.10 Development abutting unconstructed roads or with no gazetted road access</i></p> <p>Developments in lots abutting unconstructed road reserves or where direct frontage to a gazetted road reserve is not available, development approval is required from the local government. Where approval is granted, conditions may be imposed requiring the application to contribute to the construction of the road or part thereof.</p> | <p>The Project has direct access to the gazetted Collie-Williams Road.</p> <p>Access into the site is via an existing gravel road which travels southwest across Lot 785 from Collie-Williams Road and provides access to Lot 775. A new road will be constructed as part of this development to connect the existing access road on Lot 785 to the development site on Lots 775 and 784. This will include an upgrade of the existing bridge over Pollard Brook on Lot 785. The new road and upgraded existing access road will provide access from Collie-Williams Road.</p>  |

| Requirement   | Project Design Considerations   |
|---|---|
| <p><i>Cl 32.11 Landscaping</i></p> <p>Landscaping requirements are applicable to all land use activities as outlined in Schedule 1 of the LPS No. 6. Specific requirements relating to landscaping are provided in Clause 32.11 of the LPS No. 6 and primarily relate to endemicity of plant species and design considerations for landscaping.</p>   | <p>Landscaping requirements are not applicable for land zoned as Rural. However, as the Project is classified as a “land use not listed” the Shire might implement landscaping requirements as a condition of Development Approval to ensure consistency with the surrounding landscape.</p> <p>The Project will be located where there is minimal visual impact to members of the public, including from Collie-Williams Road, due to the topography of the site and screening by existing native vegetation. Further discussion on visual impact is provided in <b>Section 6.8</b>.</p> <p>The final stage 1000 MW/4000 MWh BESS will be slightly visible from Collie-Williams Road and might include some landscaping to provide visual screening.</p> |
| <p><i>Cl 32.14 Water supply and resource protection</i></p> <p>Requirements relating to water supply arrangements and protection of water resources apply to all developments in the Shire. These requirements primarily relate to establishing water supply, minimum supply requirements, access requirements and protection of water resources.</p> | <p>The Project will be connected directly to the existing reticulated potable water supply network with a firefighting water hydrant within 100 m of the site office building. The Project has also accounted for potential risks to surface water and groundwater which are outlined in <b>Section 6.1</b>. The controls identified in these sections ensure that potential impacts to water resources are sufficiently addressed.</p>   |
| <p><i>Minimum Setback</i></p> <p>Minimum setback requirements are defined in schedule 1 of the LPS No. 6 according to zoning classification. On rural zoned land, a minimum set back of 30 m is required at the front and rear and a setback of 15 m at the sides of the development.</p>   | <p>The setbacks defined by the proposed project site layout satisfy the minimum required setback distances for front, rear and sides (<b>Figure 3.1, Section 3.0</b>).</p>  |

#### 4.2.4 Shire of Collie Strategic Community Plan (Shire of Collie, 2017)

The relevance of the Shire of Collie's Strategic Community Plan and how it has been considered by the proposed Project is described in **Table 4.16**.

**Table 4.17 Project alignment with the Strategic Community Plan**

| What is it?  | Alignment of the Project   |
|--|--|
| <p>The Shire's Strategic Community Plan is the long-term strategic direction document setting out vision, aspirations, and key strategies for the future of Collie. The five key goals for strategic priorities in the Shire are the community, economy, natural environment, built environment and businesses. In particular, the strategic plan supports a focus on economic diversification in tourism, agriculture, and alternative energy production.</p> | <p>Diversification of the local economy is identified as an important challenge in the strategic community plan and there are aims to leverage the Shire's state-significant energy generation and transmission infrastructure for future diversification. Identifying alternative generation options (renewables) to drive creation of new jobs to replace those lost is recognised by the community plan as critical.</p> <p>As a result, long term strategic priorities for the Shire include economic diversification and positioning Collie as ideal centre for creating sustainable alternatives for the power industry. By providing additional reserve capacity directly within the Shire, the Project will support the development of new renewable energy facility developments. It will also help to achieve 'Goal 4: Our Built Environment' of the plan which is a sustainable asset and infrastructure base.</p> <p>More broadly, the Project addresses the Shire's strategy for adaptation to climate through increased energy security and emissions reductions resulting from a greater capacity for renewable energy sources.</p> |

## 4.3 Other Legislation and Regulations

### 4.3.1 Environmental Protection Act 1986 (WA) (EP Act)

The *Environmental Protection Act 1986* (WA) and how it has been considered by the Project is described in **Table 4.18**.

**Table 4.18** Consideration of the *Environmental Protection Act 1986*

| What is it?  | Relevance to the Project  |
|--|---|
| <p>The EP Act allows the State Government to assess and apply controls for projects that might have an impact on the environment. Part IV of the EP Act requires that projects likely to have a significant effect on the environment are referred to the EPA to assess whether an environmental impact assessment is required.</p> <p>Part V of the EP Act regulates emissions and discharges to the environment through a works approval and licensing process and regulates the clearing of native vegetation through clearing permit applications. Premises with the potential to cause emissions and discharges to air, land, or water are known as 'prescribed premises' and require works approvals for construction, and a licence or registration for ongoing emissions and discharges.</p> | <p>How the EP Act requirements have been considered:</p> <ul style="list-style-type: none"> <li>• The Project will require limited clearing of native vegetation that is Black Cockatoo foraging habitat and potentially breeding trees, and may also contain a P4 listed flora species (see <b>Section 6.2 and Appendix G</b> for further information). Neoen have consulted with the EPA on their view as to the significance of this impact under Part IV of the EP Act. Based on this consultation, the Project will not need to be referred to the EPA. Further surveys will be completed to further quantify impacts and mitigations related to vegetation clearing.</li> <li>• Neoen will apply for a Native Vegetation Clearing Permit under Division 2, Part V of the EP Act for any native vegetation clearing that is required and that is not exempt from requiring a permit.</li> <li>• The Project has been designed and will be managed such that all reasonable and practicable measures to prevent pollution will be implemented. This includes complying with relevant regulations under the EP Act (e.g., noise – see following section).</li> <li>• The Project is not classified as a prescribed premise, so does not require assessment and approval under Division 3, Part V of the EP Act.</li> </ul> |

### 4.3.2 Environmental Protection (Noise) Regulations 1997 (EP (Noise) Regulations)

The *Environmental Protection (Noise) Regulations 1997* (WA) and how it has been considered by the Project is described in **Table 4.19**.

**Table 4.19** Consideration of the *Environmental Protection (Noise) Regulations 1997*

| What is it?   | Relevance to the Project?  |
|---|--|
| The EP (Noise) Regulations provide a prescribed standard under the EP Act that sets limits for noise emissions. The EP (Noise) Regulations are used to assess and set conditions for new developments regarding domestic, commercial, and general industry noise emissions and outline provisions for noise sensitive premises to mitigate potential impacts. | The Project will generate noise from the battery modules, inverters, and transformers. Detailed noise modelling has been completed to understand potential impacts to nearby receptors, in particular local residences. Further information on the noise modelling completed for the Project is provided in <b>Section 6.6</b> and <b>Appendix J</b> . |

### 4.3.3 Environmental Protection and Biodiversity Conservation Act 1999 (Cth) (EPBC Act)

The *Environmental Protection and Biodiversity Conservation Act 1999* (Cth) and how it has been considered by the Project is described in **Table 4.20**.

**Table 4.20** Consideration of the *Environmental Protection and Biodiversity Conservation Act 1999*

| What is it?   | Relevance to the Project   |
|---|--|
| Protection under the EPBC Act is afforded to nine Matters of National Environmental Significance (MNES). Proposed developments that may adversely impact MNES must be referred for assessment by the federal Department of Climate Change, Energy, the Environment, and Water (DCCEEW) who are the agency responsible for administering the EPBC Act. | <p>The Project has aimed to avoid clearing of native vegetation as much as possible; however, there is still a need to clear some native vegetation that is directly within the Project footprint and to establish the Asset Protection Zone.</p> <p>A basic ecology survey of the site was completed in July 2022. This survey determined that there are no EPBC listed flora or vegetation communities that will be impacted by the Project. However, the survey identified that Black Cockatoo foraging habitat and potential breeding trees will be directly impacted by the Project.</p> <p>Neoen will consult with DCCEEW on the requirement to refer the project for assessment under the EPBC Act.</p> |



#### 4.3.4 Aboriginal Heritage Act 1972 (WA)

The *Aboriginal Heritage Act 1972* (WA) and how it has been considered by the Project is described in **Table 4.23**. Although the *Aboriginal Cultural Heritage Act 2021* has been gazetted, the regulations have not been finalised. It is expected that any application to disturb Aboriginal heritage sites would be submitted while the *Aboriginal Heritage Act 1972* provisions remain in force.

**Table 4.21 Consideration of the *Aboriginal Heritage Act 1972***

| What is it?   | Relevance to the Project   |
|---|--|
| In WA, the <i>Aboriginal Heritage Regulations 1974</i> (the Regulations) under the <i>Aboriginal Heritage Act 1972</i> apply to any registered Aboriginal site or protected area. | <p>As part of the Project Area overlaps with a registered Aboriginal site (Collie River Waugal (Site ID 16713)), and activities are proposed that have the potential to affect this site, the Regulations apply.</p> <p>Within the Regulations, Regulation 10 outlines certain activities that require written consent to proceed. The Regulation 10 process is intended to cover minor works proposed within Aboriginal heritage sites.</p> <p>Consultation with the local Traditional Owners and DPLH indicates that an approval under Regulation 10 of the <i>Aboriginal Heritage Regulations 1974</i> will be required prior to the upgrade of Pollard Brook.</p> <p>A Regulation 10 authorisation will be sought from either the Registrar or the Minister before any work on the Pollard Brook bridge upgrade commences.</p> |

#### 4.3.5 Rights in Water and Irrigation Act 1914 (WA) (RIWI Act)

The *Rights in Water and Irrigation Act 1914* and how it has been considered by the Project is described in **Table 4.22**.

**Table 4.22 Consideration of the *Rights in Water and Irrigation Act 1914***

| What is it?   | Relevance to the Project   |
|---|--|
| The RIWI Act establishes a licensing system for taking water from a watercourse or underground source, constructing or altering wells, and interfering with the bed or banks of a watercourse. The Department of Water and Environmental Regulation (DWER) is responsible for administering the RIWI Act. | <p>The Project is located within the Collie River Irrigation District which is a Proclaimed Surface Water Area under the RIWI Act 1914. There are also two watercourses running north-south and east-west of the site, known as Bingham River and the Pollard Brook, respectively.</p> <p>No surface water or groundwater abstraction will be required for the Project.</p> <p>DWER has been consulted regarding the need for a bed and banks permit for the upgrade of the bridge. However, DWER has not been able to provide advice prior to the Development Application submission regarding the need for a Bed and Banks Permit. DWER will be consulted further prior to the planned bridge upgrade.</p> |

#### 4.3.6 Water Services Act 2012 (WA) (WS Act)

The *Water Services Act 2012* (WA) and how it has been considered by the Project is described in **Table 4.23**.

**Table 4.23** Consideration of the *Water Services Act 2012*

| What is it?  | Relevance to the Project  |
|--|---|
| <p>This Act enables water service providers to deliver water supply, irrigation, sewerage and drainage services.</p> | <p>A water supply pipeline runs east-west along the southern side of Collie-Williams Road, passing underneath the existing site access to the Project. Under Section 90 of the <i>Water Services Act 2012</i>, Neoen is required to request approval from Water Corporation for proposed work within the prescribed proximity of Water Corporation assets. According to Table 2 of the <i>Technical Guidelines for safely working near Water Corporation assets</i>, ground disturbing works within 6 m of a water supply pipeline of &gt;300 mm requires approval. Upgrade of the access track and movement of heavy vehicles meets this criteria so approval will be required.</p> <p>Neoen will consult with Water Corporation during the detailed design stage and prior to construction on appropriate management of any risk to the pipeline and will request approval as required.</p> |

## 5.0 Stakeholder and Community Engagement

Engagement and consultation activities have been undertaken with a range of relevant stakeholders in preparing this development application to ensure stakeholder concerns and priorities are considered in the design and implementation of the Project. The stakeholder engagement process undertaken was aligned with Neoen's stakeholder engagement framework and further informed by best-practice stakeholder engagement approaches.

This section provides a summary of the engagement process and outcomes, and a more detailed description is provided in **Appendix E**.

### 5.1 Engagement and Consultation Process

#### 5.1.1 Aim

The key objectives addressed through this stakeholder engagement process were, and continue to be:

1. Foster a transparent and open approach to project development and ensure 'no surprises' for the local community.
2. Keep the community and stakeholders informed about the Project through the provision of accurate, timely and factual project information.
3. Identify and address community and stakeholder concerns and maintain transparency in the Project's design, implementation, and ongoing operations.
4. Involve stakeholders and community regarding key decisions.
5. Identify opportunities for local business involvement and local employment in the construction and operation of the Project.
6. Co-design, develop and deliver a benefit sharing program in collaboration with the community, and in partnership with local stakeholders where possible.
7. Develop long-term relationships and partnerships with community and stakeholders.

#### 5.1.2 Stakeholders

The stakeholder groups engaged as part of this process included:

- Nearby landowners.
- Local community members from the Shire of Collie.
- Aboriginal stakeholders.
- Community organisations and service providers.
- Special interest community groups.
- Relevant local and state government agencies.

### 5.1.3 Timeline

The timeline of stakeholder engagement to date on the Project is described in **Table 5.1**.

**Table 5.1**      **Timeline of Stakeholder Engagement Activities**

| Date                     | Relevant Group      | Activity   | Summary   |
|--------------------------|---------------------|--|---|
| April 2022 – August 2022 | Government Agencies | Stakeholder meetings   | Relevant agencies contacted to discuss the Project and any concerns or opportunities from the perspective of each agency.                                 |
| July 2022                | Landowners          | Initial contact via phone and / or letter  | Relevant landowners contacted to provide project information and arrange meetings for further clarification if necessary.                                 |
| May - July 2022          | Local Community     | Consultation Invitations via newspaper, Shire of Collie website and Facebook page, and a flyer | Invitations sent to the local community via multiple mediums to attend consultation sessions held in February.  |
| July 2022                | Local Community     | Stakeholder Meetings (Public Consultation Sessions)  | Consultation sessions held in Collie to provide project information and understand local concerns and priorities from the wider community.                |
| August 2022              | All                 | Community Engagement Outcomes Report   | Results and outcomes of the community engagement activities undertaken are provided in report format and summarised in the final Development Application. |

## 5.2 Outcomes

### 5.2.1 Community Stakeholders

Quantitative and qualitative information collected through engagement activities was collated and analysed to inform the identification of potential or perceived social impacts associated with the Project, from the perspective of stakeholders.

On the whole, stakeholders felt positively towards the Collie Battery and renewable projects more generally. Key concerns and opportunities identified by stakeholders during engagement activities included:

- Impacts to current land use and land management.
- Disruption to local traffic and subsequent impacts to road safety.
- Increased energy reliability.
- Increased economic benefit to the region.
- Enhanced local employment opportunities.

A number of specific social investment opportunities have been suggested by local community members. These include targeted strategies to mitigate negative social impacts and enhance positive social impacts associated with the Project.

Further details and analysis on the community stakeholder engagement for the Project, including a description of all concerns and opportunities raised, is provided in **Appendix E**.

### 5.2.2 Government Agencies

Relevant government authorities or stakeholders with an interest in the Project or potential to be involved in the approval pathway were engaged to discuss the Project and address any concerns. During discussions, Umwelt provided information on the Project and obtained feedback from representatives of these agencies on potential approval requirements, areas of concern and general considerations relating to their field of interest. The government agencies engaged through this process and the details of engagement are provided in **Table 5.2**.

**Table 5.2 Government Agency Stakeholders**

| Stakeholder     | Timeline            | Items discussed and outcomes  |
|-----------------|---------------------|---|
| Shire of Collie | April - August 2022 | <p>The Shire has been consulted via several meetings, phone calls, a site visit, and representatives attended the community engagement sessions in Collie.</p> <p>The Shire of Collie has provided general direction in aspects relating to the Project's development application (this Report) and other relevant referring agencies that may be involved in the approval's pathway. The Shire has stated a general support for the Project.</p> <p>Specific concerns raised by the Shire of Collie related to bushfire risk and risk of a fire been initiated by the Project, upgrade of the Pollard Brook bridge, site access from Collie-Williams Road, retaining</p> |

| Stakeholder   | Timeline                       | Items discussed and outcomes  |
|---|--------------------------------|---|
|   |                                | <p>stormwater on site to avoid contaminated flowing into adjacent watercourses, and ensuring Traditional Owners are consulted. The Shire suggested that noise, visual and ecological impacts are unlikely to be significant considering the site context.</p> <p>This Development Application aims to address the concerns of the Shire.</p>  |
| Department of Planning, Lands and Heritage (DPLH) (Aboriginal Heritage) | May 2022 (Aboriginal Heritage) | <p>Aboriginal Cultural Heritage aspects of the Project were discussed with a DPLH officer via phone. DPLH confirmed the local representative for the Collie River Waugal registered Aboriginal site, and provided guidance on approval requirements under the <i>Aboriginal Heritage Act 1972</i>.</p> <p>A Regulation 10 approval under the <i>Aboriginal Heritage Regulations 1974</i> will be sought prior to upgrade of the Pollard Brook Bridge.</p> <p>Further information on Aboriginal Heritage is provided in <b>Section 6.7</b>.</p>  |
| Department of Water and Environmental Regulation (DWER)                 | June 2022 – August 2022        | <p>DWER was consulted specifically with regards potential clearing of native vegetation, flood modelling and mitigations, crossing Pollard Brook, water quality, and noise.</p> <p>Items discussed with DWER have either been addressed as part of this Development Application (see <b>Sections 6.1, 6.2 and 6.6</b>), are expected to be addressed through approval conditions, or are considered under other legislation.</p>  |
| Department of Fire and Emergency Services                               | July – August 2022             | <p>Video calls and phone conversations were held with a DFES officer, by Neoen, Umwelt and Bushfire Prone Planning.</p> <p>A Bushfire Management Plan and Risk Management Plan have been completed to identify appropriate measures to achieve acceptable levels of bushfire risk. Further information is provided in <b>Section 6.3</b>.</p> <p>It has been determined the application will be referred to DFES for assessment due to being a high-risk land use (battery facility).</p>   |
| Department of Biodiversity, Conservation and Attractions (DBCA)         | June - July 2022               | <p>A phone conversation was held with a DBCA officer and further information provide by email.</p> <p>DBCA supported the Project being designed to avoid clearing of native vegetation where possible, and recommended seeking advice from DWER in the case that clearing is required.</p> <p>DBCA also raised considerations for managing bushfire risk on the adjoining DBCA managed Muja State Forest, and ensuring the development is designed to ensure there are no direct or indirect impacts into the adjoining State Forest, including surface water run-off, drainage, erosion, pollution, or dieback spread.</p> |
| Main Roads WA (MRWA)  | July 2022                      | <p>MRWA were contacted by Flyt Consultants as part of the Traffic Impact Statement. They recommended that a traffic management plan is prepared and implemented to the satisfaction of MRWA for the construction stage. MRWA also indicated the requirements for a</p>  |

| Stakeholder                                 | Timeline    | Items discussed and outcomes  |
|---|-------------|---|
|   |             | <p>bond, detailed designs, and minor works approval for the access crossover upgrades and modification.</p> <p>MRWA will be consulted further as the Project nears construction. Further information on traffic and access is provided in <b>Section 6.5</b></p>  |
| Environmental Protection Authority WA (EPA) | August 2022 | <p>An officer of the EPA was contacted by phone to discuss potential referral requirements under Part IV of the <i>Environmental Protection Act 1986</i>, as related to native vegetation clearing. The EPA officer advised that referral under Part IV would not be required, based on the information provided and the only potentially significant impact being from native vegetation clearing. Impacts to native vegetation and associated values can be managed under other instruments. This conclusion was confirmed via email.</p> |

### 5.3 Future Consultations

Neoen aims to maintain community and stakeholder engagement throughout the project lifecycle, i.e., during development, construction, operation, and decommissioning. A dynamic community engagement plan has been prepared (**Appendix E**) and will be updated on a regular basis.

Continued consultation and engagement, through the means of social and traditional media, will encourage community involvement in the Project. Neoen will take particular care with key stakeholders, including neighbouring landowners, ensuring they are kept informed.

A specific email address, dedicated phone number, and a website has been set up to receive and address any expressions of concern from the community throughout the project lifecycle.

## 6.0 Project Impacts and Mitigations

Potential impacts and appropriate mitigations during construction and operations have been identified through a range of studies. Additionally, a high-level risk assessment has been completed to identify environmental or social risks during construction and operation, and to identify suitable controls. This provides an initial assessment of risks and potential impacts from the Project and will form the basis for a Construction Environmental Management Plan (CEMP) and Operational Environmental Management Plan (OEMP) which will be developed and implemented for the Project.

The following sections provide a summary of the studies completed, potential impacts, and proposed mitigations during construction and operations. Further details are provided in **Appendix F** to **Appendix K**.

### 6.1 Surface Water and Groundwater

#### 6.1.1 Summary of Studies

Hydrological modelling was undertaken to characterise the mainstream and overland flow flooding within the Project area, to assess potential hydrological impacts and risks, and to inform the siting and design of the Project.

The Project site is located adjacent to the Bingham River, a major tributary which meets the Collie River approximately 2 km downstream of the Project. A local tributary of Bingham River, Pollard Creek, also lies to the North of the Project site. With no existing flood mapping available for the Project area and no relevant hydrological studies of the relevant main river catchments, hydrological and hydraulic modelling was used to simulate flood inundation extents for the principal flood planning event (1% Annual Exceedance Probability) as well as 5% and 0.2% AEP events. The output of this modelling included design event flood mapping comprising simulated peak flood depths, flood velocity and hazard classifications for the 5% AEP, 1% AEP and 0.2% AEP events. Flood hazard categories for the 1% AEP event are shown in **Figure 6.1**, and the full hydrological report is provided in **Appendix F**.

Overland flow is derived from the local catchment areas east of the Project area. Given the limited local catchment area, local runoff only generates shallow overland flow around the Project area along the main flowpath alignments defined by the topography. There are two principal overland flow paths through the Project area, one in the north-east of the site flowing north towards Pollard Brook, and one in the southern lot flowing west to Bingham River (**Figure 6.1**).

A desktop assessment of groundwater resources in the Project area was completed based on publicly available information. The Project is not located within a Proclaimed Groundwater Area (DWER, 2018) and there are no shallow licensed production bores in the nearby vicinity of the proposed Project. The nearest public drinking water source is the Harris River Dam Catchment Area 12 km to the north (DWER, 2022).

There are nine groundwater monitoring bores within 3 km of the Project, of which seven have groundwater level data in the last decade (DPIRD, 2021). These bores indicate that the groundwater level is generally between 2 and 10 metres below ground level (mbgl), noting that these bores are not located in the Project site and are at varying elevations in the landscape. Groundwater would be expected to be at approximately this range of depths at the Project site, with groundwater levels nearer to the surface in lower parts of the landscape and deeper in areas of higher topography.



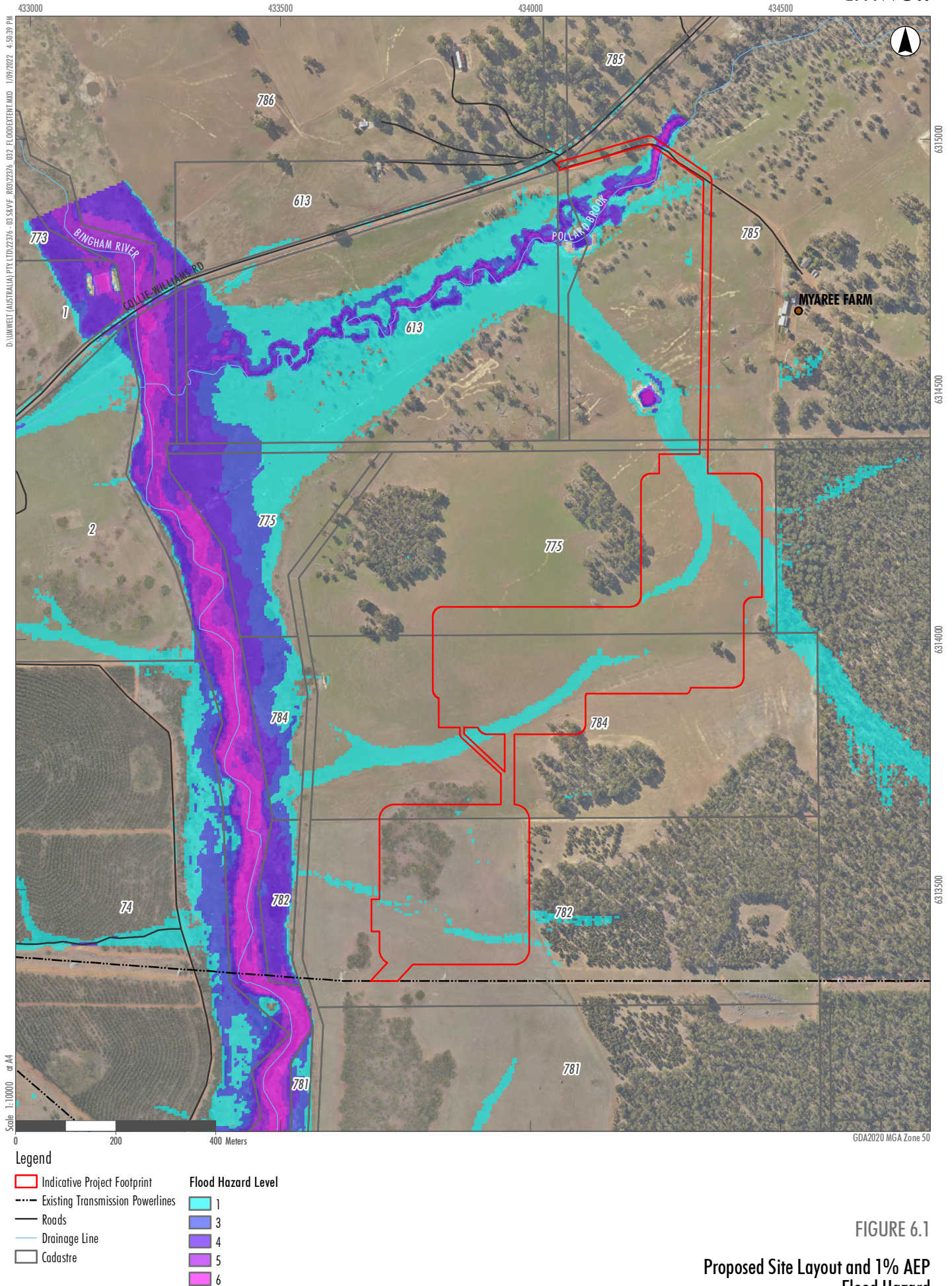


FIGURE 6.1

Proposed Site Layout and 1% AEP  
Flood Hazard

For flood hazard levels refer to Appendix F

Image Source: Landgate (2021) Data source: Neoen (2022), Landgate (2022), Umwelt (2022), DWER (2022)



### 6.1.2 Potential Impacts

Potential impacts as related to surface and groundwater that have been identified include:

- Flooding impacting on major Project infrastructure (batteries, inverters, transformers, switchyard, office and maintenance areas).
- Flooding impacts to the access track, in particular the bridge across Pollard Brook.
- Changes to the Pollard Brook bridge causing changes to the hydrological regime of the brook, leading to increased flood risk or erosion upstream.
- Impacts to groundwater or surface water quality during construction or operations.
- Waterlogging due to high rainfall and shallow groundwater table, impacting on construction activities.

There is unlikely to be widespread flooding within the Project Area with active flowpaths confined within the watercourses and local depressions. The Battery Energy Storage System and associated electrical infrastructure has been sited to be significantly above Bingham River and Pollard Brook flood levels for all flood events modelled up to 0.2% AEP. **Figure 6.1** shows that the highest Flood Hazard Category in the Proposed Development Footprint (excluding the access track) is “H1”, which is “generally safe for people, vehicles and buildings”. As such, the risk of major flooding impacting the BESS is expected to be low, and minor concentrations of overland flow will be managed through the site drainage design.

Flood risk is greater at Pollard Brook, where the bridge needs to be upgraded to facilitate construction of the Project. Based on an assessment of the hydrological modelling outputs, the existing Pollard Brook Bridge likely accommodates a 5% AEP (1:20 ARI) flood event. The replacement bridge will be designed to also accommodate a 5% AEP flood event, with detailed design to be completed prior to construction. As the bridge upgrade will be sized similarly to the existing bridge, there is not expected to be a significant impact to the hydraulics of Pollard Brook, increased damming of flow, or erosion. The Shire of Collie and DWER will be consulted further on the detailed design and construction of the bridge.

Groundwater or surface water quality during construction or operations could potentially be impacted due to contaminated or sediment laden runoff or infiltration. This could be due to spillage of hydrocarbons from construction machinery, leakage from batteries or transformers, a fire at the facility, or exposure of earthworks to rain events. Mitigation measures as described below aim to manage these potential impacts.

### 6.1.3 Proposed Mitigations

Proposed measures to mitigate potential impacts to the Project from flooding, or to surface or groundwater resources from the Project include:

- Hydrological modelling has been completed to inform Project design and siting, with major project infrastructure to be located outside of flood risk areas around Bingham River and Pollard Brook.
- The detailed design of the Pollard Brook bridge upgrade will consider the hydrological modelling that has been completed for the Project, as well as the requirements of the Shire of Collie and DWER.
- A sediment basin will be installed during construction activities, with its size based on the volume and area of earthworks. Typical erosion and sediment control measures such as silt fences, diversion bunds,

rock check dams and construction entry/exit pads will divert rainfall runoff into the temporary sediment basin to enable the settlement of suspended solids.

- Soak wells will be provided to retain all rainfall from a 1-year average recurrence interval (ARI) on-site in accordance with the Shire of Collie *Local Planning Policy 1* and the Department of Water and Environmental Regulation's *Decision Process for Stormwater Management in WA* (DWER, 2017). Larger stormwater retention basins will be designed to retain stormwater on site and mitigate risk of contaminants flowing to adjacent watercourses. Indicative locations for stormwater retention basins are shown on **Figure 3.1 (Section 3.0)**, and drainage design will be completed as part of the detailed design stage for the Project.
- The removal of vegetation will be limited to only those areas where it is required to facilitate construction or operations, to maintain surface stability from existing vegetation.
- The CEMP will include controls as necessary to mitigate erosion and sedimentation potentially impacting downgradient areas.
- Batteries will be self-contained within encapsulated modules.
- Modules encasing the batteries can contain small leaks in the event of failure.
- The need for secondary containment of spills or further mitigations will be considered as part of detailed design.
- All hazardous materials stored and used on-site will be done so in accordance with the relevant Australian and International Standards.
- Mitigations in the case of a fire at the Project are described in **Section 6.3**.

## 6.2 Flora and Fauna

### 6.2.1 Summary of Studies

An ecological assessment was completed for the Project to understand flora and fauna values that might be impacted. The aims of the ecological assessment were to:

- Identify and map Vegetation Types (VTs) and fauna habitats occurring within the Study Area in accordance with EPA Technical Guidance and Factor Guidelines (EPA, 2016a, 2016b, 2016c, 2020).
- Assess the likelihood of significant flora, vegetation or fauna occurring within the Study Area.
- Assess potential ecological impacts from the Project.
- Recommend mitigation strategies or additional surveys as required.

The flora and vegetation survey of the Study Area comprised a Reconnaissance Survey as defined in Section 4.1 of the *Technical Guidance for Flora and Vegetation Surveys for Environmental Impact Assessment* (EPA, 2016c). The fauna survey comprised a Basic Survey as defined in Section 4.1 of the *Technical Guidance for Vertebrate Fauna Surveys for Environmental Impact Assessment* (EPA, 2016c). As part of the basic fauna survey, a black cockatoo habitat assessment was conducted in line with the *Referral guideline for three threatened black cockatoo species* (Department of Agriculture, Water and the Environment (DAWE, 2022)).

Potential breeding, night roosting and foraging habitat was assessed by walking meanders across the Study Area and taking habitat assessment at locations within different habitat types and when valuable habitat features were observed. The habitat assessment methodology was undertaken at 28 locations within the Study Area. The Study Area for the ecological assessment is shown on in **Figure 6.2**.

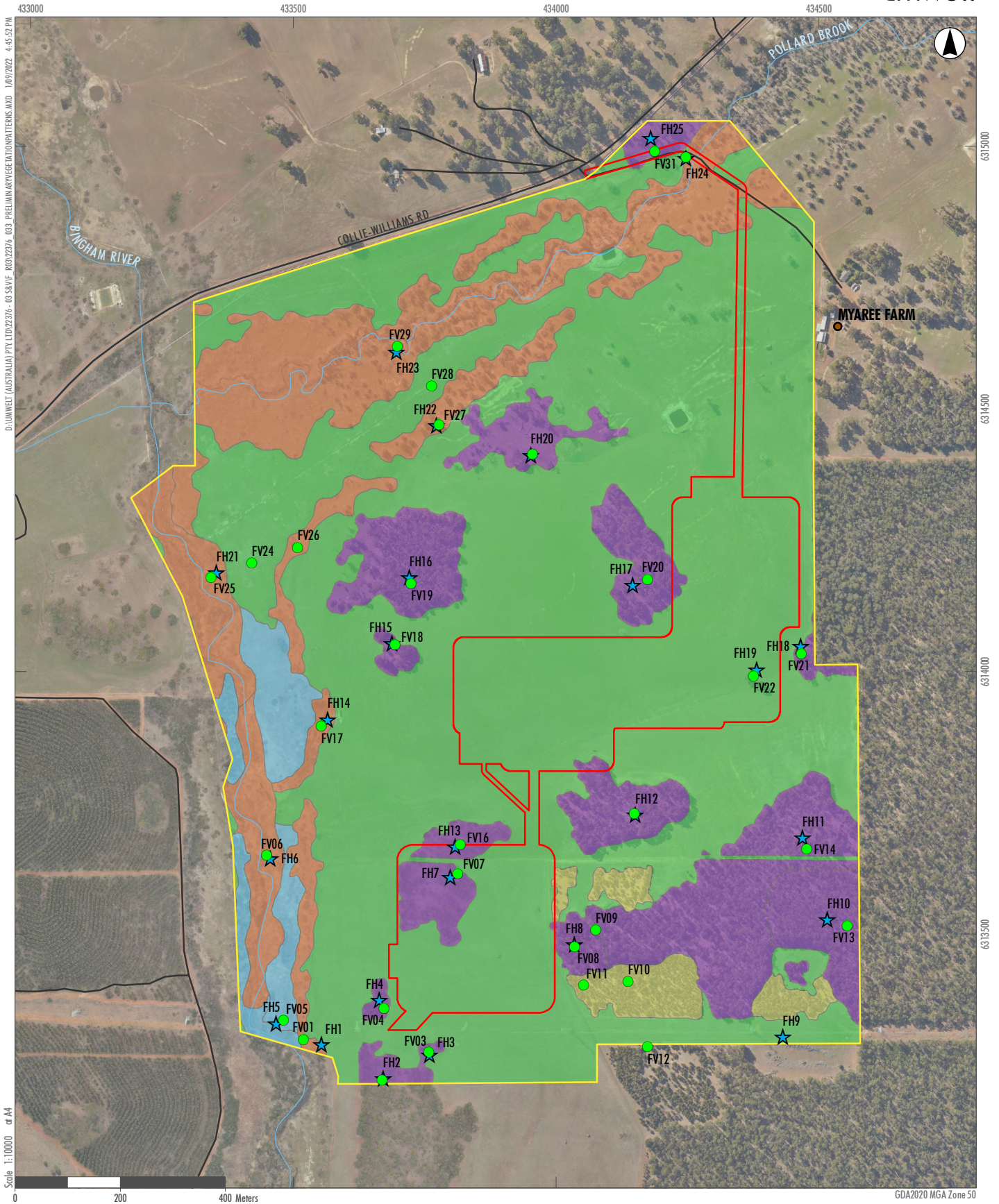
The Study Area consists of predominantly cleared land with a history of grazing activities. As a result, native vegetation is primarily confined to remnant patches separated by large areas of cleared land. A total of four Vegetation Types (VTs) were mapped across the Study Area and comprise a relatively small proportion the Study Area (36.3%). The remaining areas were classified as cleared land. The majority of the native vegetation was considered to be in 'Completely Degraded' condition, with some patches of "Degraded" and "Good" condition. None of the vegetation mapped is considered to represent significant VTs. Of the 23 significant flora taxa (3 Threatened and 20 Priority) that were identified in the region from database searches, the significant flora likelihood of occurrence assessment identified that 18 significant flora taxa were possible to occur in the Proposed Project Footprint.

The purpose of the reconnaissance survey was to identify the likelihood that species could occur in the area to understand potential impacts. As such, the survey did not aim to identify presence of absence of flora species. Targeted surveys during the appropriate seasons will be required to determine if these species are present in any proposed clearing areas.

The Study Area comprised four habitat types with two of these occurring within the Proposed Project Footprint. The majority of the Study Area (63.7%) comprised cleared land which generally offers limited habitat opportunities for native fauna species. The identified habitat types covered 36.3% of the Study Area with disturbance evident predominantly from grazing and logging with the low layer providing little refuge opportunity. The shrub layer was sparse; however, where it was present it consisted of flora species that have been identified as foraging resources for black cockatoos.

The full ecological reconnaissance assessment methodology and results is provided in **Appendix G**. Note that the Project layout was amended slightly following completion of the ecological assessment.





- Legend**
- Study Area
  - Indicative Project Footprint
  - Flora and Vegetation Relevés
  - ★ Fauna Habitat Assessment
  - Roads
  - Drainage Line
- Vegetation Type**
- CL
  - EmCc
  - Er
  - PL
  - ToMj

FIGURE 6.2

Vegetation of the Study Area

## Legend

### Vegetation Type

- CL Cleared land, occasionally with isolated trees of *Eucalyptus rudis*, *Eucalyptus marginata* and *Corymbia calophylla* over low forbland/tussock grassland of introduced herbs and grasses on flats, slopes and crests
- EmCc Open forest to woodland of *Eucalyptus marginata* and *Corymbia calophylla* over occasional low isolated trees of *Banksia grandis* and *Persoonia longifolia* over tall sparse grass-tree shrubland of *Xanthorrhoea preissii* over occasional low sparse shrubland of mixed species including *Acacia pulchella*, *Hakea lissocarpha* and *Hibbertia commutata* over low sparse forbland of mixed species including *Acaena echinata* and *Lagenophora huegelii* over low sparse sedgeland of *Netrostylis* sp. Jarrah Forest (R. Davis 7391) over low forbland/tussock grassland of introduced herbs and grasses on brown sandy loam or loamy sand with laterite surface stones, occasionally with laterite outcropping, on mid to upper slopes and crests
- Er Open woodland to isolated trees of *Eucalyptus rudis* over occasional tall sparse shrubland of *Melaleuca viminea*, occasionally over mid forbland and rushland of *Typha orientalis* and *Machaerina juncea* over low forbland/tussock grassland of introduced herbs and grasses on brown or grey-brown clay or sandy-clay on lower slopes and drainage lines
- PL Planted trees of *Eucalyptus marginata*, *Corymbia calophylla* and *Eucalyptus wandoo* over low forbland/tussock grassland of introduced herbs and grasses on brown loamy sand on mid to upper slopes and crests
- ToMj Mid forbland and rushland of *Typha orientalis* and *Machaerina juncea* over introduced herbs and grasses on brown clay on flats and drainage lines

FIGURE 6.2

LEGEND: Vegetation of the Study Area

## 6.2.2 Potential Impacts

Potential impacts to flora and fauna values associated with the Project might include:

- Loss of vegetation and fauna habitat (including, breeding, foraging and roosting resources).
- Introduction and/or exacerbation of weeds, pest fauna or dieback.
- Indirect impacts associated with construction noise, dust, vibration and lighting.
- Degradation of adjacent vegetation/habitat values from erosion and/or dust.
- Fauna injury or death.

Of the total Project footprint of approximately 31.4 ha, 28.75 ha (91.6% of the footprint) is cleared agricultural land and 2.65 ha (8.4%) is native vegetation. The preliminary impact assessment identified that the potential direct impact to habitat for all significant flora taxa is low, with relatively small percentages of mapped extent of habitat proposed to be impacted (8.0% or less of flora habitat in the Study Area). The impacts to significant flora habitat are not considered to represent significant impacts to these taxa, based on the large amount of suitable habitat remaining in the Study Area, and the vegetation representing such habitat occurring widely within the region.

The scale of direct impact to the three VTs mapped in the Proposed Project Footprint is very low (maximum of 8.0% for VT EmCc, see **Figure 6.2** for VT description). These VTs are not considered to represent significant vegetation and occur widely in the region. Therefore, the significance of direct impact to these VTs is considered to be low.

Three listed fauna species were ranked as having a 'High' likelihood of occurrence (Carnaby's Black Cockatoo, Baudin's Black Cockatoo, and the Forest Red-Tailed Black Cockatoo), all of which are listed under both the BC and EPBC Acts. A flock of up to 10 black cockatoos (unable to be identified to species level due to distance from observer) was observed during the field survey indicating the presence of the one of the threatened species and potential use of suitable habitat within the Study Area. The field survey determined the presence of potentially suitable breeding, foraging and night roosting habitat for black cockatoo within the Proposed Project Footprint and the Study Area. A total of seven potential breeding trees were identified within the Proposed Project Footprint based on the tree species present and these individuals exceeding the required diameter at breast height (DBH) threshold (one of these trees bore a large hollow (>200mm)).

Six significant species of fauna were identified as having a 'Moderate' likelihood of occurring in the Study Area but potential impacts to these are considered minor, considering the remaining habitat values in the Study Area.

The scale of direct impacts to fauna habitat based on the Proposed Project Footprint is low representing 3.7% of valuable fauna habitat within the Study Area. Regardless of the small area being impacted, potentially important habitat features for black cockatoos (nesting, foraging and night roosting habitat) occur within the Proposed Project Footprint. Based on the findings in this report, habitat associated with the Proposed Project Footprint constitutes black cockatoo habitat and disturbance to these values has the potential to trigger the requirement to refer the project for assessment under the EPBC Act.



The EPA has been consulted on the need to refer the Project to the EPA for assessment under Part IV of the EP Act on the basis of potential impacts to black cockatoo species. Based on this consultation, the Project does not need to be referred to the EPA, and clearing under State legislation can be assessed and managed under a Part V Native Vegetation Clearing Permit. The federal Department of Climate Change, Energy, the Environment and Water will be consulted on requirements for referral under the EPBC Act.

### 6.2.3 Proposed Mitigations

Proposed measures to mitigate potential impacts to flora and fauna from the Project include:

- The site has been selected and the Project designed to avoid clearing of native vegetation as far as possible, and the detailed design will aim to minimise clearing further where possible.
- Reconnaissance flora and basic fauna surveys have been completed to identify flora and fauna values, to inform appropriate avoidance, mitigations, and other approval requirements.
- Targeted survey for significant flora taxa identified as having the potential to occur within the Proposed Project Footprint should be undertaken by suitably qualified Ecologists/Botanists within the appropriate season to identify such taxa. This survey should be undertaken prior to clearing for the Project, in order to adequately assess potential impacts to significant flora taxa.
- The Commonwealth Department of Climate Change, Energy, the Environment and Water will be consulted on the need to refer the Project for assessment under the EPBC Act, as related to the presence of Black Cockatoo breeding and foraging habitat. Management of impacts to Black Cockatoos will be considered as part of this process, which may include further avoidance or clearing or offsets for residual impact.
- Potential black cockatoo habitat trees within the bushfire APZ will be under-pruned instead of cleared, while still ensuring APZ requirements are met as per the Bushfire Management Plan.
- DWER will be consulted on requirements for a native vegetation clearing permit.
- The CEMP and OEMP for the Project will be prepared prior to commencement of the Project, and will include:
  - Actions and procedures for weed and dieback hygiene management to be employed from Project commencement to completion.
  - Appropriate measures to minimise indirect impacts to native vegetation adjacent to the Project, including control of runoff and erosion.
  - Appropriate measures to minimise downstream impacts to Pollard Brook during bridge upgrades.

## 6.3 Soils

### 6.3.1 Summary of Studies

A desktop assessment was undertaken to characterise the soil landscape within the proposed Project Footprint and to understand potential risks arising from Project activities to land capability values and soil quality.



Soil landscape mapping of WA has been compiled from the results of various surveys across the State by the Department of Agriculture (now the Department of Primary Industries and Regional Development (DPIRD)) (DPIRD, 2022). Data from the Wellington Blackwood Land Resources Survey has been used to map soil-landscape units in the region within which the Project is located (Schoknecht et al., 2004).

The proposed Project Footprint occurs across three soil-landscape units, as summarised in in **Table 6.1**. A figure showing the soil types in the Lots in which the Project is proposed is provided in **Appendix G**.

The Project utilises primarily cleared land that has historically been used for grazing activities and implementation of the Project is part of the landowner vision to have energy infrastructure co-located with high value grazing activities (**Appendix A**).

### 6.3.2 Potential Impacts

Potential impacts to soil associated with the Project might include:

- Direct loss of productive soil within the proposed Project Footprint.
- Indirect impacts to soil quality during construction or operation, due to contaminated runoff, dust, or erosion and sedimentation.

The primary land use currently within the Project Footprint is grazing. The land capability class in the Project Footprint for grazing is mapped by DPIRD (DPIRD, 2018) as:

- “50-70% of the land has moderate to very high capability” (29.5 ha).
- “>70% of the land has moderate to very high capability” (1.81 ha).

While the land is of moderate to high quality, the proposed Project Footprint represents less than 0.045% and 0.0019%, respectively, of these land capability classifications within the Collie Local Government Area (LGA). Impacts to these soil landscape units are expected to be negligible in comparison their remaining areas mapped within both Collie LGA and the region. The soil landscape units encompassing the Project Footprint and their extent of disturbance are provided in **Table 6.1**.

**Table 6.1 Soil types in the proposed project footprint**

| Soil Landscape Unit                                 | Description  | Land capability class (grazing)                         | Extent of Development Envelope (ha) |
|---|--|---|-------------------------------------|
| 255DpDWi: Dwellingup ironstone gravel divides Phase | The soil parent material is laterite, soils are gravels with some sands.   | 50-70% of the land has moderate to very high capability | 21.15                               |
| 255DpPNd: Pindalup downstream valleys Phase         | Shallow minor valleys (5-10 m) dominated by broad (75-250 m) swampy floors. Soils are loamy gravels, deep sands, with saline and non-saline wet soils on the valley floors.  |   | 8.357                               |
| 255DpWG: Wilga Subsystem                            | Broad gently undulating (1-5 %) plains and low rises (2-15 m) with swampy depressions. Lateritic terrain over Eocene sediments. Soils are sandy and loamy gravels, with some deep sands, semi-wet soils and wet soils. | >70% of the land has moderate to very high capability   | 1.81                                |

### 6.3.3 Proposed Mitigations

It is expected that potential indirect impacts to soils as a result of both construction and operations of the BESS can be adequately managed through controls included in the CEMP and OEMP. Controls may include but are not limited to:

- Reducing risk of contaminated or sediment laden runoff from site during construction and operations through appropriate drainage control and retention basins (as described in **Section 6.1.3**).
- Storage and handling procedures for any potentially hazardous goods such as hydrocarbons.
- Designated storage and handling areas with bunding.
- Spill-kits and site procedures in the event of a spill.
- Dust management procedures during construction.

## 6.4 Fire

### 6.4.1 Summary of Studies

The proposed Project is considered a “high-risk” land use under *State Planning Policy 3.7*, and the Shire of Collie and community have expressed concerns about the risk of fire from the Project. As such, a high degree of rigour has been applied to ensure that bushfire and fire risks are appropriately addressed. This includes preparation of a Bushfire Management Plan (BMP) and Risk Assessment and Management Plan (RAMP) by an accredited Level 3 Bushfire Planning and Design (BPAD) practitioner in accordance with *State Planning Policy 3.7* and associated Guidelines v1.4 (WAPC, 2015; 2021a).

The BMP includes a Bushfire Attack Level (BAL) Assessment, evaluation against Bushfire Protection Criteria, and identifies appropriate bushfire protection measures for the Project. The Method 2 procedure was used for the BAL Assessment, for two purposes:

- To calculate the required APZ to ensure electrical infrastructure is exposed to no greater than 12kW/m<sup>2</sup> radiant heat flux (calculated at 1200K).
- To calculate the required setback to ensure the designated onsite shelter building is exposed to no greater than 10kW/m<sup>2</sup> radiant heat flux (calculated at 1090K).

The RMP prepared alongside the BMP identified the appropriate measures to reduce the risk of onsite and/or offsite ignition, asset damage, and harm to persons, environment, and community. Documents that were reviewed to inform the BMP and RAMP include a *Preliminary Hazard Analysis for the Great Western Battery* (Planager Ltd Pty, 2021), a review of the *Victorian Big Battery Fire* (Fisher Engineering Inc. & Energy Safety Response Group, 2022), and test reports and research articles related to fire risk of electrical infrastructure (Kaczorek-Chrobak et al., 2021; UL Solutions, 2020).

The Department of Fire and Emergency Services (DFES) were consulted during the preparation of the BMP and RAMP.

The BMP and RAMP are provided in **Appendix H**, and a summary of potential impacts and mitigation measures is provided below.

## 6.4.2 Potential Impacts

Potential fire and bushfire hazards and associated impacts related to the Project include:

- A bushfire impacting on the Project, including potential loss of life, injury, or destroyed or damaged assets.
- A fire at the Project spreading to surrounding areas, or leading to impacts to air quality or water.

The BMP has assessed that the Project is fully compliant with the required bushfire protection criteria, including for location, siting and design of development, vehicular access, and water. The RAMP has thoroughly assessed the risks associated with bushfire hazards to identify appropriate bushfire protection measures. The BMP and RAMP, including the risk assessment methodology and outcomes, are described in detail in **Appendix H**, along with the investigation report from the Victorian Big Battery Fire (Fisher Engineering Inc. & Energy Safety Response Group, 2022).

Stakeholders located near to the Project have identified a fire or explosion from the Project as a concern. Specifically, impacts to air quality, contaminated run-off impacting nearby watercourses, and destruction of surrounding residences have been noted as concerns. Following from a battery module catching fire at the Victorian Big Battery in Geelong, a detailed investigation was completed to analyse the fire origin, cause of propagation to a neighbouring battery module, and a review of the emergency response. The investigation was completed by local regulatory entities, Tesla, two independent engineering and energy storage fire safety consulting firms, and subject matter experts (Fisher Engineering Inc. & Energy Safety Response Group, 2022). A summary of the outcome of this investigation, as relevant to this Project, include:

- Limited supervision / monitoring of telemetry data during the first 24 hours of commissioning and the use of the keylock during commissioning prevented the battery from transmitting telemetry data (internal temperatures, fault alarms etc). This reduced the battery operator's ability to actively monitor and interrupt electrical fault conditions prior to them escalating to a fire event. Several measures were since been implemented to mitigate this, including reducing telemetry set up times, additional coolant system alarms to detect leaks, and enhanced active monitoring and control of the battery modules.
- Flames exiting the roof of the initial battery that caught fire were pushed towards the roof of an adjacent battery by wind. This caused the adjacent battery to ignite. Newly designed and tested thermally insulated steel vent shields within the thermal roof of the battery modules were installed to mitigate fire propagation.
- The fire emergency response had effective pre-incident planning and good coordination with subject matter experts (SMEs) for the fire responders to determine water application and cooling strategies. Additionally, the thermal insulation of the batteries was effective in reducing further propagation of the fire.
- Two mobile air quality monitors were deployed by the Environment Protection Authority Victoria (EPA), with location chosen where there was potential to impact the local community. The monitors confirmed "good air quality in the local community" approximately 2 hours after the incident. While there was no air quality monitoring during the fire event, the data demonstrates that no long-lasting air quality concerns arose from the fire event.

- The fire responders directed water run-off from fire hoses into a “catchment”. Water samples collected from the catchment indicated that the likelihood of the fire having a material impact on the water was minimal. After the incident, the water was removed via a suction truck and transported to a licenced facility for disposal. An estimated 900 kL of water was disposed from the site.

Additionally, the fire event proceeded in accordance with its fire protection design and pre-incident planning. There were not unusual or unexpected characteristics (i.e. explosions).

Learnings from the Victorian Big Battery fire investigation have been considered as part of the BMP and RAMP, and have been applied where relevant at the current design stage of the Collie Battery Project. Neoen will aim to further implement these learnings in the selection of the battery supplier for the Collie Battery project.

### 6.4.3 Proposed Mitigations

Mitigation measures to protect against bushfire and to manage fire risk from the Project are provided in the Bushfire Management Plan in **Appendix H**. The measures in the BMP are based on the detailed assessment as detailed in the RAMP. The protection measures that have had the greatest impact on reducing the risk level are those that reduce the exposure of the Collie Battery (batteries, structures, and staff) to the threats of the bushfire hazard. The ability to apply protection measures that reduce the level of threats presented by the hazard or to reduce the vulnerability of the Collie Battery, are significant.

The RMP specifies measures that are “required” and those that are “recommended”. Neoen will implement the measures that are “required” and will consider “recommended” measures as part of detailed design and supplier selection.

In summary, the required bushfire protection measures in the BMP that will be implemented by Neoen include:

- The site office building will be designated as an on-site shelter. The building will not be exposed to a radiant heat flux greater than 10kW/m<sup>2</sup> by providing the specified separation distance a bushfire hazard as part of the APZ. The building will be built to bushfire construction requirements corresponding to BAL-29 (as per AS 3959 or the NASH Standard) as a minimum.
- All structures must have any subfloor cavities sealed with non-combustible material or fitted with ember screening mesh.
- An APZ is to be established around electrical components and infrastructure. This APZ will ensure exposure to the bushfire hazard threat of radiant heat will be limited to a maximum radiant heat flux of 12 kW/m<sup>2</sup> (calculated with an assumed flame temperature of 1090K) for electrical infrastructure and 10 kW/m<sup>2</sup> for the site office building by providing the required separation distances from the bushfire hazard.
- All vegetation, flammable and combustible material is to be removed within 10 metres of megapack cabinets. This includes but is not limited to waste, leaf litter, machinery, grasses, vehicles, fuel, furniture, and timber.
- All fine fuels within the APZ (<6mm thickness including leaf litter and dead grass) is to be maintained below 2 ton per hectare. This equates to approximately 2 handfuls per square metre.

- Any hot/hazardous works are not to be undertaken during a Total Fire Ban or on a day with a Fire Danger Rating of Extreme or Catastrophic.
- The Bunbury Career Fire and Rescue Service and the Collie Volunteer Fire and Rescue Service is to be invited to inspect and familiarise with the site prior to operation. Additional future invitations may be annual or ad-hoc. The site manifest is to be provided (as described below).
- A manifest should be prepared for emergency events and be provided/made available to emergency services. This must include:
  - Safe operating temperatures for battery units.
  - Breakdown of the number of battery cabinets and battery racks/modules within each cabinet.
  - Details of the hazards for the battery energy storage system, including thermal events/runaway, electrical safety hazards, explosion hazards, dangerous goods hazards (including off-gassing), and the effects of fire on the battery energy storage system (eg., explosion, release of toxic gases).
  - Details of all provided battery failure/safety and protective systems, including a description, the activation process/automatic trigger, and any hazards associated with these systems.
  - The shut down and/or isolation procedures if the batteries are involved in fire, and appropriate personnel contact details for verifying that the battery enclosure/container system has been isolated/shut-down and de-energised during emergencies.
  - Details of appropriate firefighting responses to battery/infrastructure fires relevant to the specific battery specifications (likely via the manufacturer).
  - Details of potential environmental consequences of firefighting water runoff from a battery fire.
- A firefighting water hydrant within 100m of the Site Office building will be installed, with a hydrant hardstand area of >18m in diameter. An additional dedicated firefighting water tank with a capacity of 50,000L is required to ensure firefighting water supply is always available. Firefighting water tanks must:
  - Be constructed from concrete or steel.
  - Have an external water level indicator.
  - Be positioned >10m from structures.
- The internal trafficable access of the facility is required to meet the minimum specifications for A3.6: Private Driveways. All structures within the facility must be directly accessible via the internal access driveway(s).
- Signage to the location of hydrants or suction points must present and clearly visible on entry to the site.

Recommended measures in the BMP, which Neoen will further consider through detailed design and supplier selection, include:

- Include non-combustible elements in structure design/construction where practical.

- Protect electrical cabling and plumbing (not within a structure profile) from radiant heat and consequential fire by either:
  - Burying underground.
  - Encasing the cables within a non-combustible material.
  - Installing a solid barrier (colourbond fence) between the relevant components and the vegetation (bushfire) hazard. This barrier should be installed within 2m of the exposed components and to a height of 1.5m or greater.
- Construct any security fences or other potential fuel loads using non-combustible material. Landscaping (gardens) which may be included within the APZ must avoid use of constructed heavy fuels (e.g. timber sleepers as garden edges, plastic or timber lattice).
- Remove all trees within the APZ are to be removed, however any habitat trees identified by environmental surveys within the APZ may be retained, meeting APZ requirements outlined in Schedule 1 of the Guidelines (see Appendix B2 of BMP).
- Safe (early) evacuation is the primary procedure for occupants (staff) during bushfire emergencies. Shelter-in-place is to be established as a viable secondary procedure, as a suitable location is available (the Site Office).
- For flammable/combustible material onsite temporarily (construction or maintenance), the object must be positioned >4 times the height of that object, from structures and electrical infrastructure.
- Provide bushfire awareness training for fulltime staff.
- A minimum of one staff member has training in general bushfire emergency procedures, and has specific knowledge of the site procedures in response to bushfire. This staff member should be either onsite or otherwise contactable.
- Install and maintain additional automatic fire suppression systems to address potential self-ignition or spread of fire within the BESS units. The system applied will depend on the BESS specifications and manufacturer recommendations.
- Lot 785 which adjoins the development area to the east is owned by the same landowner as the subject lots. It is recommended the gated access through Lot 785, which links to the private driveway of Lot 785, remains unlocked. This measure is intended to provide a secondary access option in an emergency only.

In addition to the measures specified in the BMP, Neoen will ensure that appropriate fire protection measures are designed into the modules, including:

- Self-containment of battery modules through highly insulated steel encasing used to encapsulate modules.
- Installation of thermally insulated steel vents within the thermal roof protecting the units from flame impingements and hot gas intrusion.

- Active monitoring and electrical fault safety devices which ensure the units only remain operational within their intended operating environment, with an automated shut-down system.
- Design of the facility with appropriate separation distances, as per the industry standards, between battery modules and other Project infrastructure such that fire will not propagate.

## 6.5 Traffic and Access

### 6.5.1 Summary of Studies

A Traffic Impact Statement (TIS) was completed for the construction and operation phases of the Project by a qualified transport planning consultant. The TIS has been prepared in keeping with the WA Planning Commission's (WAPC) *Transport Impact Assessment Guidelines Vol. 4 – Individual Developments* (WAPC, 2016b). Main Roads WA were consulted during development of the TIS.

The traffic attributable to the proposed development has been determined to be less than 100 vehicle trips in a peak hour of combined construction and operations traffic. The TIS has been conducted with a focus on the immediate impact of the proposal to the surrounding network considering a staged construction over the next decade.

Collie-Williams Road is the only public access road to and from the Project site. Access to the development site will be via a new road to be constructed connecting the existing access road on Lot 785 to the development site on Lots 775 and 784 (**Figure 3.1**).

The TIS is provided in **Appendix I**, and a summary of potential impacts and mitigations is provided below.

### 6.5.2 Potential Impacts

Potential traffic impacts related to the Project include:

- An increase in volume of traffic along Collie-Williams Road during construction.
- Safely managing access to the Project site from Collie-Williams Road during construction, with vehicles entering and leaving the site.
- Allowing for sufficient parking during construction and operations.

During construction of each 200 MW/800 MWh stage there are expected to be an average of 50 two-way light vehicle and 6 two-way heavy vehicle movements per day, and a peak of approximately 100 two-way light vehicles and 20 two-way heavy vehicle movements per day. During the construction stage, materials would be delivered using the existing road network, which caters for up to RAV Network 4 vehicles, and a small number of Over Size Over Mass (OSOM) truck movements, for which the relevant permit will be obtained from Main Roads WA. The TIS indicates that construction vehicle movements would increase traffic along Collie-Williams Road by approximately 13% compared to the existing average of 439 trips on a weekday. While this increase during construction is significant relative to the existing traffic volumes, it is insignificant relative to the capacity of Collie-Williams Road of upwards of 8,000 vehicles per day as a Primary Distributor road.



A preliminary swept path analysis was conducted on the intersection with Collie-Williams Road for in and out movements of a 19 m semi-trailer from both directions. This shows that the layout allows for the correct lane movement for RAV 4 vehicles, and the area of the access road is wide enough to accommodate the relevant vehicle movement.

A site and desktop review of the available sight distance using the latest aerial imagery concluded that the sight distance towards the east is approximately 230 m on the westbound approach due to the gradient of Collie-Williams Road and slight curvature in the carriageway. The impact of sightlines on operational traffic associated with the site is not considered to be an issue given the low volume of traffic on the Collie-Williams Road and the minor number of movements. For construction stages of the project, the sight lines are considered to be a safety issue and therefore measures are recommended to address potential impacts.

During operations the number of full-time staff required onsite is limited to approximately two to four staff to manage the facility (for Stage 1) up to a maximum of eight staff for the full 1000 MW/4000 MWh Project. This will generate a maximum total of 16 vehicle trips across the day during operations. Parking arrangements are compliant with the requirements of the Shire of Collie's Local Planning Scheme and will provide eight allocated parking bays for operations and maintenance staff and two parking bays allocated for visitors. Parking will be completely accommodated on-site and will not impact on Collie-Williams Road.

The Shire of Collie have advised that the Collie school bus travels along Collie-Williams Road and that there pick up / drop off point located adjacent to the subject site. The TMP proposed as part of this development would be able to account for the set travel and pick up / drop off times to ensure the safety of children as well as safeguard any potential conflicts between vehicles and the school bus.

### 6.5.3 Proposed Mitigations

The following mitigations for identified traffic and access impacts are proposed:

- A Traffic Management Plan (TMP) will establish safe working parameters at the site access during construction. The TMP would:
  - Be developed by a registered Traffic Manager and be approved by Main Roads WA.
  - Cover all construction periods for the site and any other agreed periods as required by Main Roads WA.
  - Provide recommendations for site-based safety measures, including temporary reduction in speed limits within an area of the Collie-Williams Road either side of the site access, signage on approach to the site access and manual management of specific movements if required (for instance during inbound movements of heavy generator equipment associated with the proposed development).
  - Address other safety related measures as nominated by Main Roads WA or the Shire of Collie, including but not limited to the Collie school bus.
- The Project design includes dedicated space for easy delivery, waste collection, parking, and turnaround facilities associated with the light and heavy vehicles necessary for construction.
- Parking allocation during operation will comply with the requirements of the Shire of Collie's Local Planning Scheme (**Section 4.2.3.2**). These would be managed on-site and have no impacts on the adjoining Collie-Williams Road.



## 6.6 Noise

### 6.6.1 Summary of Studies

A Noise Impact Assessment (NIA) has been prepared to assess the potential noise impacts associated with the Project, in accordance with the *Environmental Protection (Noise) Regulations 1997* and relevant environment legislation for noise. The NIA:

- Included a comprehensive review of land ownership and sensitive receiver locations.
- Collected unattended long-term noise monitoring data at a monitoring location selected to be representative of the nearest potentially affected noise receivers.
- Determined appropriate operational noise criteria for nearby receivers, according to *Environmental Protection (Noise) Regulations 1997*.
- Predicted operational noise levels with the proprietary computer noise modelling software CadnaA (Version 2021 MR 2), using the CONCAWE noise prediction algorithms. Noise predictions were first completed for a preliminary design that was located further to the north-west of the design proposed in this Development Application.

Construction noise was not modelled, as in accordance with the Noise Regulations, compliance with the assigned noise criteria is not applicable for construction noise, so long as:

- Construction work is carried out between 0700 hours and 1900 hours on any day which is not a Sunday or public holiday, if the occupier of the premises or public place shows that:
  - the construction work was carried out in accordance with control of environmental noise practices set out in section 4 of AS 2436-2010 Guide to noise and vibration control on construction, maintenance and demolition sites
  - the equipment used on the premises was the quietest reasonably available
  - if the occupier was required to prepare a noise management plan, it has been approved by the CEO and works will/have been carried out in accordance with the plan.

The NIA in **Appendix J** details the prediction of noise emission from the Project and assessment of potential noise impacts on surrounding noise sensitive receivers.

### 6.6.2 Potential Impacts

Potential noise impacts from the Project include generation of noise:

- During construction of the Project, including earthworks and other construction activities.
- During operation of the Project, including from containerised battery banks, inverters, power skid transformers, high-voltage transformers, and HVAC (heat, ventilation, air-conditioning) from the office.

As discussed above, construction noise was not considered as part of the assessment. Construction activities will be during the hours of 7am to 7pm Monday to Friday and possibly during the same hours on Saturday, so it is unlikely that noise levels will exceed noise criteria during these times.

Of the plant items that have potential to generate noise during operation of the Project, the inverters are the dominant noise source and the cooling fans within the inverters are the controlling noise emission component. Given the cooling fans are dependent on the ambient temperature and the most stringent assigned level is the night period, when temperatures are expected to be lowest, it is unlikely that the inverter fans will be operating at 100%.

To provide greater clarity of the potential Project noise emission, noise predictions were undertaken for three different modes of inverter fan speed operation. In addition, based on inverter at 100% fan speed, noise levels from individual 200 MW/800 MWh stages have been provided. The scenarios that have been modelled are summarised below:

- Inverter fans speed 100% (worst case) – 1000 MW total capacity.
- Inverter fans speed 100% (worst case) – noise levels for individual 200 MW stages.
- Inverter fans speed 80% - 1000 MW total capacity.
- Inverter fans speed 50% - 1000 MW total capacity.

Noise modelling indicated that operational noise levels are not predicted to exceed the noise limits at any nearby non-involved receivers for a staged project up to 800 MW (BESS 2, 3, 4 and 5). Noise levels for the full 1000 MW BESS are predicted to exceed the noise limits at one nearby receptor, Receiver R1 by 2 dB(A). However, this is based on an unlikely scenario of the BESS and inverter fans operating at 100% during the night period. When inverter fans are operating at 50% or even 80% fan speed, the full 1000 MW BESS is predicted to comply with noise limits at all non-involved receivers.

Modelling noise output for the BESS with all components at 100%, including inverter fans at 100% fan speed, represents a worst-case scenario that is unlikely to occur during the period when noise criteria is at 35 dB (10.00pm to 7.00am weekdays and to 9.00am on Sunday), as:

- During summer, electricity demand typically peaks during the middle of the day and is lowest at night.
- Data collected recently for another BESS project suggests that fans:
  - Do not operate at all for 90% of the time, and the times that they operate are more likely to be during hotter, daylight hours.
  - Only operated at above 20% fan speed for 0.002% of the time.

Based on the predictions, for the night assigned levels to be exceeded the following would need to occur:

- Battery and inverter fans would need to run at 100% - unlikely as night period is cooler so fan cooling is unlikely to be required.
- There would need to be noise enhancing conditions (i.e. a temperature inversion and/or a source to receiver wind blowing (southeast)).

Further details on this assessment are provided in **Appendix J**.

### 6.6.3 Proposed Mitigations

Mitigations for potential noise impacts from the Project include:

- Noise modelling has been considered through the Project design process. Based on this, the location of the Project within the Lots has been revised to be further from noise sensitive receivers and to use the natural topography to minimise noise impacts.
- The final design phase of the project will consider the optimisation of cut and fill arrangements to create natural acoustic shielding from the existing hill/slope on site to further reduce noise levels at receptors. The noise modelling completed as part of the NIA is based on all equipment located at the existing ground level which is generally sloping north to south and does not consider any cut and fill work.
- Construction activities will be between the hours of 7am to 7pm Monday to Friday and possibly during the same hours on Saturday.
- Neoen will be able to collect additional site operational data as the Project progresses. This data can be used to enhance and validate further noise modelling and inform any required additional mitigations.

## 6.7 Aboriginal Heritage

### 6.7.1 Summary of Studies

A desktop Aboriginal cultural heritage assessment, engagement with local Traditional Owners, and discussions with DPLH as related to Aboriginal heritage have been completed.

A search of the Aboriginal Heritage Inquiry System (AHIS) was undertaken on 26 July 2022. One Aboriginal heritage site was identified that overlaps the Project area – the Collie River Waugal (Site ID 16713).

The Collie River Waugal Site (Site ID 16713) has been extensively documented as a sacred mythological site in relation to the Indigenous dreaming creation serpent called the Ngarngungudditj Walgu - the local variant of the Rainbow Serpent. The identified extent of the site on the AHIS encompasses the entire Collie River system from its headwaters near the Glen Mervyn Dam and includes a number of its tributaries including the Pollard Brook and Bingham River.

A summary of the desktop assessment and engagement is provided in **Appendix K**.

### 6.7.2 Potential Impacts

The access road to the Project is via the Collie-Williams Road which includes a bridge that crosses the Pollard Brook tributary of the Collie River, which is part of the Collie River Waugal (Site ID 16713). This bridge will need to be upgraded to enable construction of the Project. The upgrade is expected to involve removal of the existing bridge and installation of a single pre-cast concrete box culvert, as described in **Section 3.2**.

### 6.7.3 Proposed Mitigations

Consultation with the local Traditional Owners and DPLH suggests that an approval under Regulation 10 of the *Aboriginal Heritage Regulations 1974* will be required prior to the upgrade of Pollard Brook.

Authorisation will be sought prior to upgrade works commencing, and Traditional Owners will continue to be consulted throughout the Project.

## 6.8 Visual Amenity

A detailed visual amenity impact assessment has not been completed as part of this application due to the location of the Project. Given the undulating nature of the landscape surrounding the Project, it is not expected to be significantly visible from Collie-Williams Road or any residential properties in the vicinity of the Study Area.

Photographs showing the Project site, including the view of the Project site from Collie-Williams Road, are provided in **Appendix L**.

## 6.9 Dust and Air Emissions

The potential for dust emissions and associated impacts is primarily a result of transport, earthworks and construction activities required for the construction phase of the Project. A CEMP will be prepared for the Project which will address these potential dust emissions as informed by the risk assessment undertaken for the Project. The CEMP will also include standard mitigation strategies to avoid, minimise and mitigate impacts to an acceptable level.

The batteries and other ancillary infrastructure do not cause air emissions while operating. Potential for air emissions in case of a fire are discussed in **Section 6.3**.

## 6.10 Waste Management

The Shire's Waste Transfer Station is located on Coalfields Highway, Collie East. Access is via the Restricted Access Vehicle (RAV) network along Collie-Williams Road, Palmer Road and Paul Road through the Collie townsite, and onto Gibbs Road and the Coalfields Highway.

Throughout the construction phase, the EPC contractor will sort any waste produced by the Project into bins that are determined by defined categories of recyclable materials. Waste management provisions will be specifically addressed in the contractor's CEMP. Furthermore, implementation of the CEMP will be closely monitored by Neoen to ensure compliance with the approved waste management actions and controls.

Controls for ongoing waste management during the operations of the Project will be described in the OEMP.

## 7.0 Conclusion

Founded in 2008, Neoen is one of the world's leading and fastest growing independent producers of exclusively renewable energy. We design and implement the means to produce the most competitive renewable electricity, sustainable and on a large scale. Neoen's total capacity in operation or under construction is over 5.4 GW, with the target of more than 10 GW by the end of 2025. Founded in 2012, Neoen Australia has offices in Sydney, Canberra, Adelaide, Brisbane and Perth and consists of a team of over 65 employees contributing to our renewable energy mission. As of January 2022, Neoen has over 2.5 GW of renewable assets in operation or under construction in Australia, spanning across Wind (1072 MW), Solar (918 MW) and Storage (576 MW / 910MWh). This represents over 3.5 billion Australian dollars in investment. Neoen intends to reach 5GW in Australia by 2025.

Neoen operates under a long term "develop to own strategy". We own above 90% of our projects and manage and operate them to create long lasting value. We have a long-term approach to the projects we develop and the local communities we operate in. Community support and engagement is a defining feature of Neoen's corporate policy. As a long-term owner, Neoen is an active member of the communities we operate in, we understand the needs of the various stakeholders and invest time and resources to meet and exceed their expectations. This has resulted in unparalleled community support, which is a key factor in being able to develop and manage projects on time and within budget.

The Collie Battery is an advanced battery development in Western Australia. Neoen has secured private land, under an option to lease arrangement with agreed lease terms. This contract provides Neoen with exclusivity over the land and the landholder is highly supportive of the project.

Neoen has engaged Umwelt Environmental and Social Consultants to undertake an assessment of the Collie Battery project and support the development application to the Shire of Collie. This has included:

- assessment of planning and land use considerations and constraints
- identification and completion of required technical studies to understand and address potential environmental or social impacts, including ecology, hydrology, heritage, bushfire, noise, traffic and access, and social and heritage
- assistance for community stakeholder engagement
- consultation with relevant Western Australian government agencies that might have an interest in specific aspects of the Project.

This Development Application has outlined how the proposed Project has considered and aligns with the Town of Collie Local Planning Scheme No. 6 (LPS No. 6). The Project is to be located on land currently zoned as rural and a number of general development standards apply. Compliance of the Project with relevant planning controls of LPS No. 6 that are applicable to the Project are addressed in this report. The Project is not clearly defined by any existing land use classification in the LPS No. 6, and preliminary discussions with the Shire have indicated the Project may be assessed as a 'land use not listed' in accordance with Clause 4.4.2 (b) of the LPS No. 6. This Development Application includes an assessment the proposed Project against the "rural" zone objectives, and demonstrates how the objectives are met.

An assessment against other relevant elements of the State Planning Framework and other strategic state planning documents has also been included in this Development Application. This assessment demonstrates that the proposed Project is strongly aligned with State strategic direction, and that the requirements or objective of relevant State Planning Policies can be met.

Neoen has met with the traditional owners of Collie; Joe Northover and James Khan who are Senior Lore men for the Beelagu of the Wilman People, and elders for the Collie region. Mr Northover and Mr Khan have given their consent to the Project and we will continue to work with them as the development continues. Neoen hosted the Shire of Collie Council at the proposed battery site in June 2022, and community information sessions were held in Collie on the 22 and 23 of July 2022 to share the information and to get feedback from the community, who on the whole felt positive towards the Collie Battery and renewable projects more generally.

Neoen is proud to be developing this landmark energy project in the Collie region – a region which is at the centre of the energy transition in the South West Interconnected System (SWIS). This Project:

- is aligned to Collie's Just Transition Plan
- is expected to bring significant investment to the region
- will support local jobs and business.



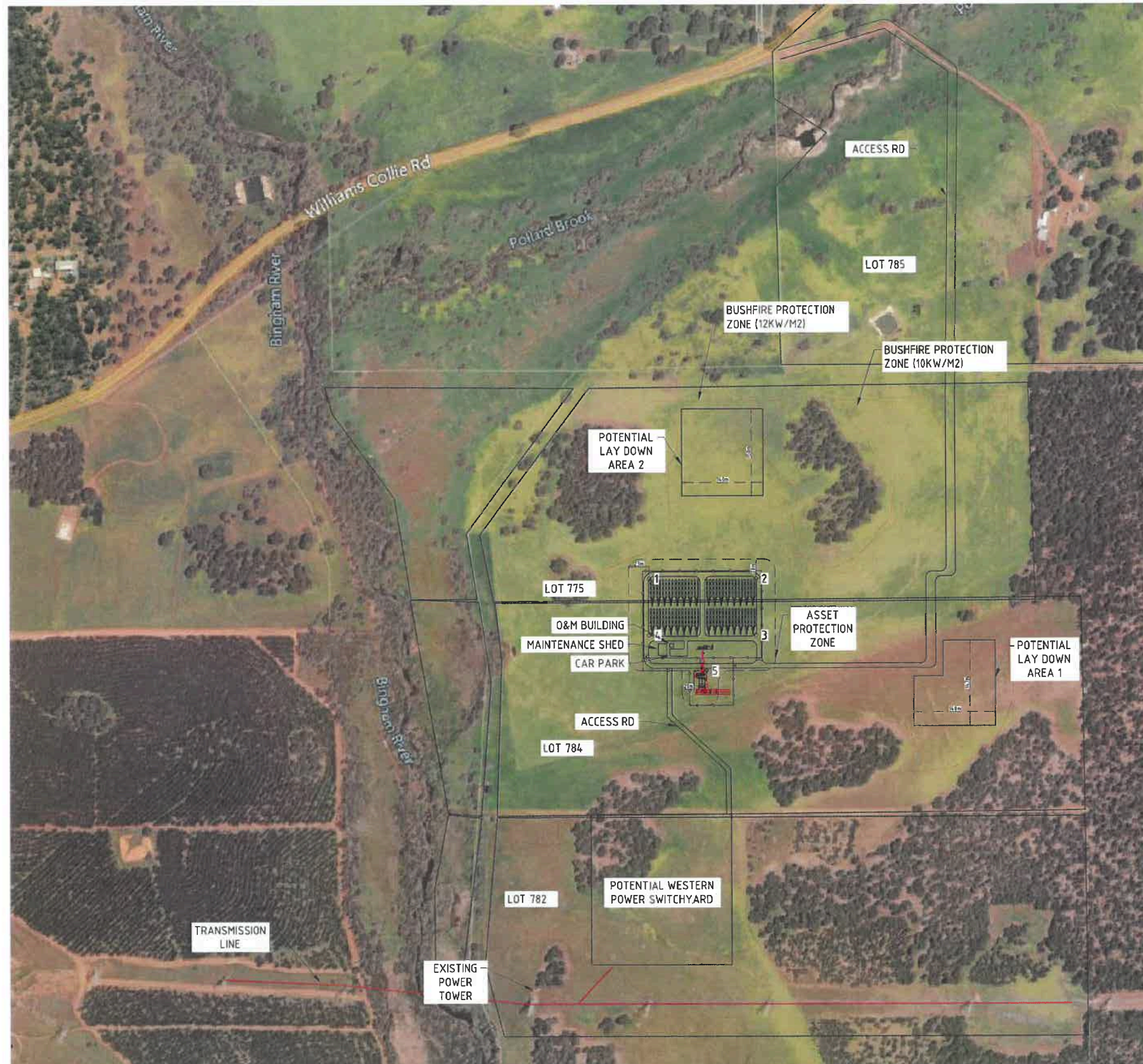




**LOCATION:**  
COLLIE WILLIAMS ROAD, COLLIE, WA  
LOT 775, 782, 784 AND 785

- NOTES:**
1. ALL DIMENSIONS ARE IN METERS
  2. INDICATIVE LAYOUT, SUBJECT TO OEM SELECTION AND PLANT GRID CONNECTION REQUIREMENTS.
  3. ACCORDING TO HYDROLOGY REPORT (22376\_R02\_BN\_FLOODSTUDY\_V02) INDICATED AREA FOR SUBSTATION IS CATEGORY "H" WHICH IS GENERALLY SAFE FOR PEOPLE, VEHICLES AND BUILDINGS FOR 1% AEP FLOOD HAZARD ANALYSIS.
  4. CONSIDERATION SHOULD BE GIVEN TO PROVIDE PROPER DRAINAGE SYSTEM FOR THE SITE AND ACCESS ROAD IN DETAIL DESIGN.
  5. NOMINATED BUSH FIRE PERIMETER AREAS ARE PROVIDED BY THE CLIENT.
  6. HIGH LEVEL ESTIMATION OF BULK EARTH WORK FOR PHASE 1 (EXCLUDING ACCESS ROAD) IS AS FOLLOW; CUT:50,000 CM3, FILL:2000 CM3, NET:48000CM3.
  7. INDICATIVE LOCATION OF THE BESS AND TRANSFORMER ARE AS PER FOLLOWING TABLE.

| POINT TABLE |            |             |         |
|-------------|------------|-------------|---------|
| POINT #     | EASTING    | NORTHING    | LEVEL   |
| 1           | 433827.308 | 6314045.541 | 228.145 |
| 2           | 434011.388 | 6314045.541 | 232.470 |
| 3           | 434011.388 | 6313948.181 | 227.706 |
| 4           | 433827.308 | 6313948.181 | 224.570 |
| 5           | 433926.045 | 6313887.037 | 223.580 |



**COLLIE BESS - 200MW**

SCALE 1:2000  
0 80 160 Metres

**PRELIMINARY**

DRAWING TO BE SCALED FROM A1 SHEET

DRAWING TO BE PRINTED IN COLOUR

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| REV | DESCRIPTION                        | BY | CHECKED BY | APPR'D BY | DATE       |
|-----|------------------------------------|----|------------|-----------|------------|
| E   | ISSUED FOR TENDER - LAYOUT UPDATED | HK |            |           | 19/08/2022 |
| D   | ISSUED FOR TENDER - LAYOUT UPDATED | MK |            |           | 17/08/2022 |
| C   | ISSUED FOR TENDER - LAYOUT UPDATED | MK |            |           | 29/07/2022 |
| B   | ISSUED FOR TENDER - LAYOUT UPDATED | MK |            |           | 19/07/2022 |
| A   | ISSUED FOR TENDER                  | MK |            |           | 30/06/2022 |

**Downer**  
Relationships creating success

|   |                      |  |                                    |
|---|----------------------|--|------------------------------------|
| CLIENT: NEOEN                             | PROJECT NUMBER: ---- | PROJECT NAME: COLLIE BATTERY ENERGY STORAGE SYSTEM | SHEET SIZE: A1                     |
| DRAWN BY: ----                            | DATE: ----           | DESIGNED BY: ----                                  | DATE: ----                         |
| DRG. CHECKED BY: ----                     | DATE: ----           | DES. CHECKED BY: ----                              | DATE: ----                         |
| CAD FILE No: CLBS-DOW-CV-GNA-00-001_E.dwg | APPROVED: ----       | DATE: ----   | SCALE: NTS                         |
|   |                      |  | DRAWING No: CLBS-DOW-CV-NGA-00-001 |
|   |                      |  | REVISION: E                        |





**LOCATION:**  
COLLIE WILLIAMS ROAD, COLLIE, WA  
LOT 775, 782, 784 AND 785

- NOTES:**
1. ALL DIMENSIONS ARE IN METERS
  2. INDICATIVE LAYOUT, SUBJECT TO OEM SELECTION AND PLANT GRID CONNECTION REQUIREMENTS.
  3. ACCORDING TO HYDROLOGY REPORT (22376\_R02\_BN\_FLOODSTUDY\_V02) INDICATED AREA FOR SUBSTATION IS CATEGORY "H" WHICH IS GENERALLY SAFE FOR PEOPLE, VEHICLES AND BUILDINGS FOR 1% AEP FLOOD HAZARD ANALYSIS.
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  6. HIGH LEVEL ESTIMATION OF BULK EARTH WORK FOR ULTIMATE PHASE (INCLUDING PHASE 1 AND EXCLUDING ACCESS ROAD) IS AS FOLLOW; CUT:450,000 CM3, FILL:142,000 CM3, NET CUT:308,000CM3.
  7. INDICATIVE LOCATION OF THE BESS AND TRANSFORMER ARE AS PER FOLLOWING TABLE.

| POINT TABLE |            |             |         |
|-------------|------------|-------------|---------|
| POINT #     | EASTING    | NORTHING    | LEVEL   |
| 1           | 434021.388 | 6314045.541 | 227.614 |
| 2           | 434215.468 | 6314045.541 | 228.258 |
| 3           | 434320.508 | 6314045.541 | 228.991 |
| 4           | 434407.548 | 6313948.181 | 232.899 |
| 5           | 434302.508 | 6313948.181 | 231.945 |
| 6           | 434108.428 | 6313948.181 | 226.115 |
| 7           | 434250.468 | 6314104.525 | 226.510 |
| 8           | 434442.548 | 6314201.885 | 223.524 |
| 9           | 434250.468 | 6314313.230 | 219.998 |
| 10          | 433903.645 | 6313887.037 | 222.067 |
| 11          | 434089.888 | 6313887.037 | 226.653 |



**COLLIE BESS - 1000MW**

SCALE 1:2000  
0 80 160  
Metres

**FOR REVIEW**

DRAWING TO BE SCALED FROM A1 SHEET

DRAWING TO BE PRINTED IN COLOUR

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| REV No. | REVISION DESCRIPTION               | DRAWN BY | CHECKED BY | APPR'D BY | DATE       |
|---------|------------------------------------|----------|------------|-----------|------------|
| E       | ISSUED FOR TENDER - LAYOUT UPDATED | MK       |            |           | 19/08/2022 |
| D       | ISSUED FOR TENDER - LAYOUT UPDATED | MK       |            |           | 17/08/2022 |
| C       | ISSUED FOR TENDER - LAYOUT UPDATED | MK       |            |           | 29/07/2022 |
| B       | ISSUED FOR TENDER - LAYOUT UPDATED | MK       |            |           | 13/07/2022 |
| A       | ISSUED FOR TENDER                  | MK       |            |           | 30/06/2022 |

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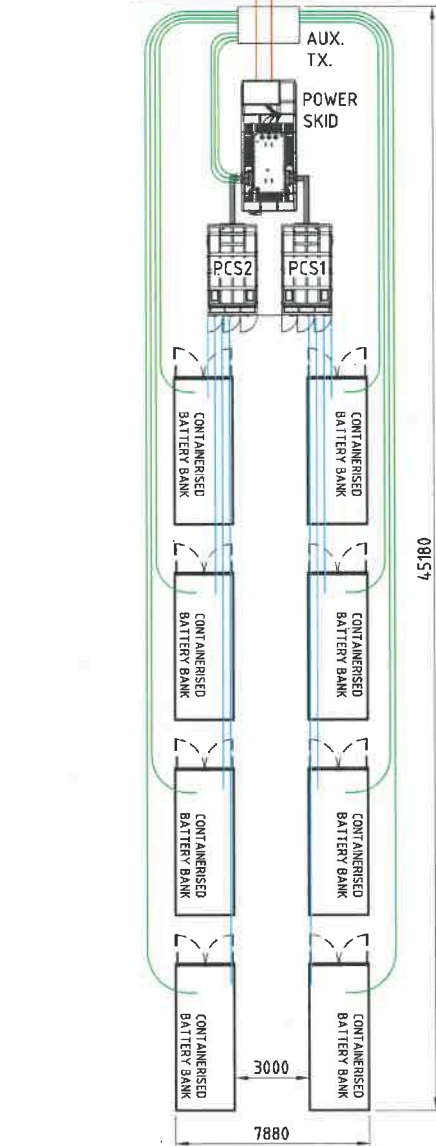
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|---|----------------------|--|----------------|
| CLIENT: NEOEN                                 | PROJECT NUMBER: ---- | PROJECT NAME: COLLIE BATTERY ENERGY STORAGE SYSTEM | SHEET SIZE: A1 |
| DRAWN BY: ----                                | DATE: ----           | DESIGNED BY: ----                                  | DATE: ----     |
| DRG. CHECKED BY: ----                         | DATE: ----           | DES. CHECKED BY: ----                              | DATE: ----     |
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|   |                      | DRAWING No: CLBS-DOW-CV-GNA-00-002                 | REVISION: E    |





SITE LAYOUT  
SCALE 1:20,000

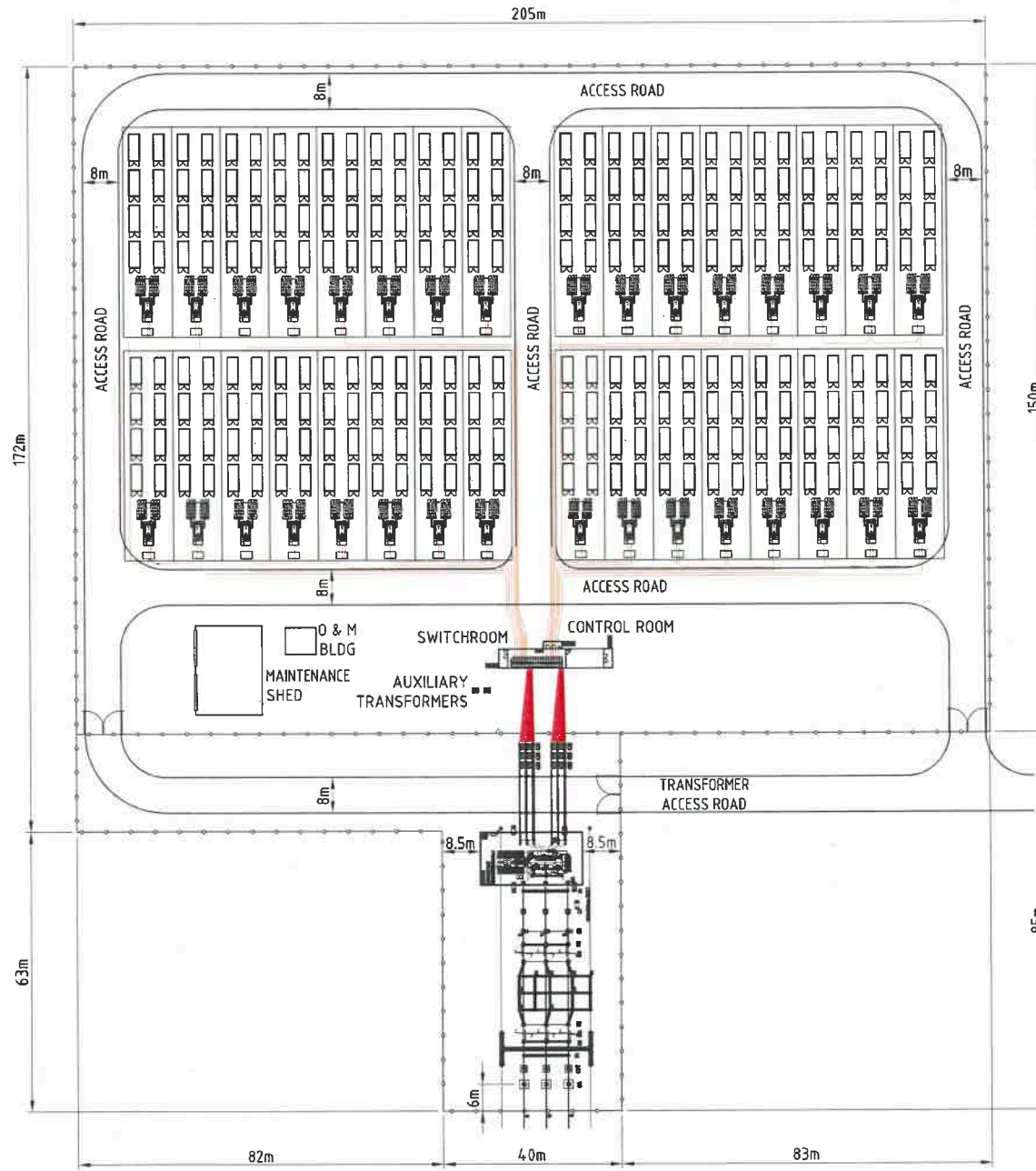
33kV CABLES  
TO NEXT  
POWER ISLAND



TYPICAL POWER ISLAND LAYOUT  
SCALE 1:150

POWER ISLAND CONDUIT LEGEND

- 33kV DIRECT BURIED CABLES
- AC POWER CONDUITS (Ø100mm HD PVC ORANGE)
- DC POWER CONDUITS (Ø150mm HD PVC ORANGE)



BATTERY FARM & SUBSTATION LAYOUT  
SCALE 1:750

SCALE 1:750  
0 30 60 Metres

PRELIMINARY

DRAWING TO BE SCALED FROM A1 SHEET

DRAWING TO BE PRINTED IN COLOUR

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| REV | DESCRIPTION                        | DRAWN BY | CHECKED BY | APPR'D BY | DATE       |
|-----|------------------------------------|----------|------------|-----------|------------|
| B   | ISSUED FOR TENDER - LAYOUT UPDATED | IW       | MG         | PV        | 12/07/2022 |
| A   | ISSUED FOR TENDER                  | IM       | MG         | PV        | 30/05/2022 |

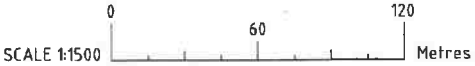
Downer  
Relationships creating success

|                  |                            |                 |                        |                  |                                      |
|------------------|----------------------------|-----------------|------------------------|------------------|--------------------------------------|
| CLIENT:          | NEOEN                      | PROJECT NUMBER: |                        | PROJECT NAME:    | COLLIE BATTERY ENERGY STORAGE SYSTEM |
| DRAWN BY:        | LWIGGLESWORTH              | DATE:           | 30/05/2022             | DESIGNED BY:     | N.MALLER                             |
| DRG. CHECKED BY: | M.CASTANEDA                | DATE:           | 30/05/2022             | DES. CHECKED BY: | M.GADGE                              |
| CAD FILE No:     | CLBS-DOW-EL-GNA-00-001.dwg | APPROVED:       | P.VONG                 | DATE:            | 30/05/2022                           |
| SCALE:           | NTS                        | DRAWING No:     | CLBS-DOW-EL-GNA-00-001 | SHEET SIZE:      | A1                                   |
|                  |                            | REVISION:       | B                      |                  |                                      |





BATTERY FARM & SUBSTATION - ULTIMATE LAYOUT  
SCALE 1:1500



PRELIMINARY

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| REV | DESCRIPTION                           | DRAWN BY | CHECKED BY | APPROVED BY | DATE       |
|-----|---------------------------------------|----------|------------|-------------|------------|
| D   | ISSUED FOR TENDER - PHASE 4 & 5 ADDED | IW       | MG         | PV          | 19/08/2022 |
| C   | ISSUED FOR TENDER - LAYOUT UPDATED    | IW       | MG         | PV          | 28/07/2022 |
| B   | ISSUED FOR TENDER - LAYOUT UPDATED    | IW       | MG         | PV          | 12/07/2022 |
| A   | ISSUED FOR TENDER                     | IM       | MG         | PV          | 29/06/2022 |

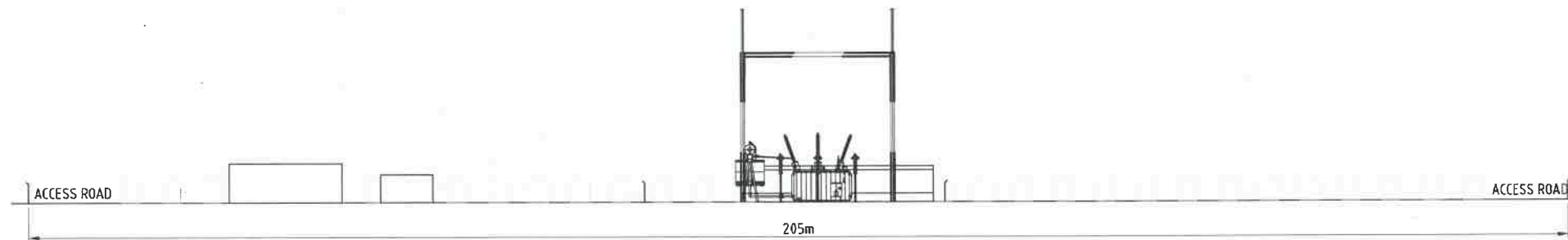
**Downer**  
Relationships creating success

|  |  |   |                |
|--|--|---|----------------|
| CLIENT: NEOEN                                    | PROJECT NUMBER:                              | PROJECT NAME: COLLIE BATTERY ENERGY STORAGE SYSTEM  | SHEET SIZE: A1 |
| DRAWN BY: LWRIGGLESWORTH<br>DATE: 29/06/2022     | DESIGNED BY: N.MALLER<br>DATE: 29/06/2022    | TITLE: COLLIE BESS<br>HV SERVICES<br>BESS 330KV/33KV SUBSTATION<br>GENERAL ARRANGEMENT - ULTIMATE ARRANGEMENT | REVISION: D    |
| DRG. CHECKED BY: M.CASTANEDA<br>DATE: 29/06/2022 | DES. CHECKED BY: M.GADGE<br>DATE: 29/06/2022 | SCALE: NTS  |                |
| CAD FILE No: CLBS-DOW-EL-GNA-00-002.dwg          | APPROVED: P.VONG<br>DATE: 29/06/2022         |   |                |





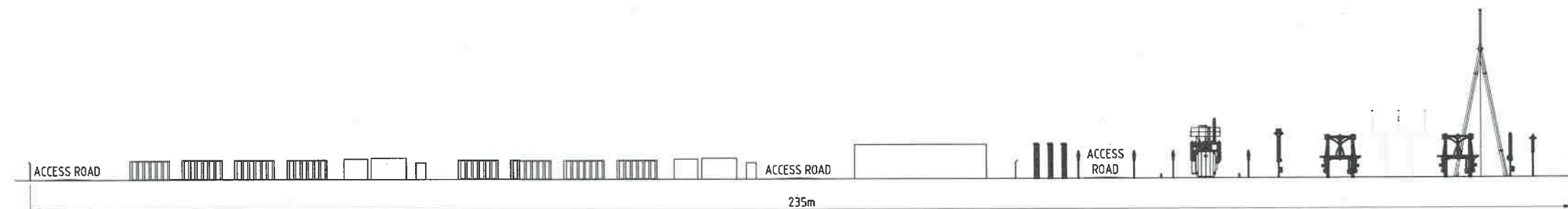
NORTH ELEVATION  
SCALE 1:400



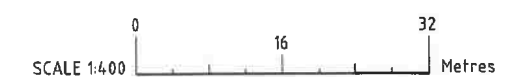
SOUTH ELEVATION  
SCALE 1:400



EAST ELEVATION  
SCALE 1:400



WEST ELEVATION  
SCALE 1:400



PRELIMINARY

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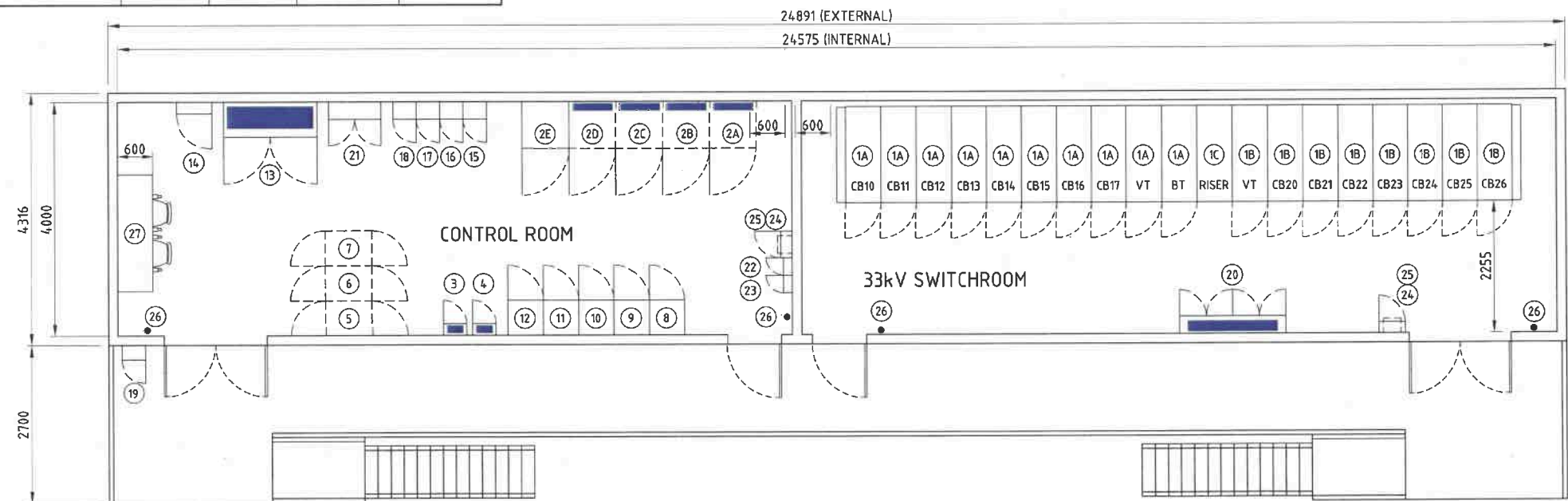
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|-----|-----|-------------------|----------------------|-----|-----|-----|------------|
| --- | --- | ---               | ---                  | --- | --- | --- | 12/01/2022 |
| A   | 1   | ISSUED FOR TENDER |                      | IM  | MG  | PV  | 30/05/2022 |

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Relationships creating success

|   |                  |                          |                  |   |  |  |                |
|---|------------------|--------------------------|------------------|---|--|--|----------------|
| CLIENT: NEOEN                           |                  | PROJECT NUMBER:          |                  | PROJECT NAME: COLLIE BATTERY ENERGY STORAGE SYSTEM                                      |  |  |                |
| DRAWN BY: LWRIGGLESWORTH                | DATE: 30/05/2022 | DESIGNED BY: NMALLER     | DATE: 30/05/2022 | TITLE: COLLIE BESS<br>HV SERVICES<br>BESS 330KV/33KV SUBSTATION<br>ELEVATIONS - PHASE 1 |  |  | SHEET SIZE: A1 |
| DRG. CHECKED BY: M.CASTANEDA            | DATE: 30/05/2022 | DES. CHECKED BY: M.GADGE | DATE: 30/05/2022 |   |  |  |                |
| CAD FILE No: CLBS-DOW-EL-GNA-00-003.dwg |                  | APPROVED: P.VONG         | DATE: 30/05/2022 |   |  |  |                |

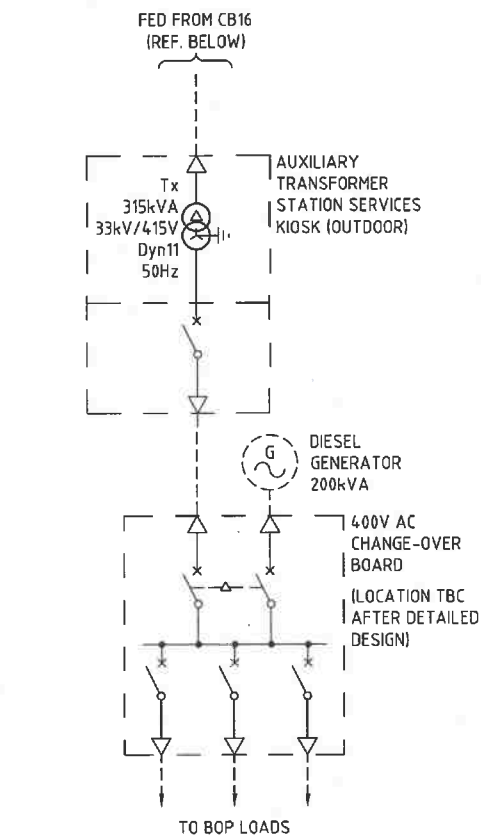
| SWITCHROOM EQUIPMENT TABLE |     |   |            |            |             |                 |
|----------------------------|-----|---|------------|------------|-------------|-----------------|
| ITEM No.                   | QTY | DESCRIPTION                                   | WIDTH (mm) | DEPTH (mm) | HEIGHT (mm) | HEAT OUTPUT (w) |
| 1A                         | 10  | 33kV SWITCHBOARD 8DA10 (BUS 1)                | 600        | 1645       | 2570        | TBC             |
| 1B                         | 8   | 33kV SWITCHBOARD 8DA10 (BUS 2)                | 600        | 1645       | 2570        | TBC             |
| 1C                         | 1   | 33kV SWITCHBOARD 8DA10 (BUS RISER)            | 600        | 1645       | 2570        | TBC             |
| 2                          | 5   | PROTECTION & CONTROL PANELS                   | 800        | 800        | 2300        | 100             |
| 3                          | 1   | FOBOT PANEL - OPGW (WALL MOUNTED)             | 400        | 200        | 600         | 50              |
| 4                          | 1   | FOBOT PANEL - INTERFACE (WALL MOUNTED)        | 400        | 200        | 600         | 50              |
| 5                          | 1   | COMMUNICATIONS PANEL (SUPPLIED BY OTHERS)     | 600        | 800        | 2300        | {1000 - TBC}    |
| 6                          | 1   | SCADA EQUIPMENT PANEL (SUPPLIED BY OTHERS)    | 600        | 800        | 2300        | {1000 - TBC}    |
| 7                          | 1   | IT SERVER EQUIPMENT PANEL(SUPPLIED BY OTHERS) | 600        | 800        | 2300        | {1000 - TBC}    |
| 8                          | 1   | 230V AC No.1 UPS SUPPLY (4kw)                 | 600        | 600        | 2400        | 750             |
| 9                          | 1   | 125V DC No.1 BATTERY CHARGER PANEL            | 600        | 600        | 2400        | 750             |
| 10                         | 1   | 125V DC No.1 BATTERY STRING PANEL             | 600        | 600        | 2400        | 250             |
| 11                         | 1   | 125V DC No.2 BATTERY CHARGER PANEL            | 600        | 600        | 2400        | 250             |
| 12                         |     | 125V DC No.2 BATTERY STRING PANEL             |            |            |             |                 |
| 13                         | 1   | 415V AC No.1 MAIN SWITCHBOARD (CHANGE-OVER)   | 1800       | 600        | 2200        | 500             |
| 14                         | 1   | 415V AC SUB-MAIN BOARD/PANEL (LIGHT & POWER)  | 600        | 200        | 800         | 100             |
| 15                         | 1   | 230V AC UPS DISTRIBUTION BOARD/PANEL          | 400        | 300        | 800         | 50              |
| 16                         | 1   | 125V DC No.1 DISTRIBUTION BOARD/PANEL         | 400        | 300        | 800         | 50              |
| 17                         | 1   | 125V DC No.2 DISTRIBUTION BOARD/PANEL         | 400        | 300        | 800         | 50              |
| 18                         | 1   | 48V DC AUXILIARY DISTRIBUTION BOARD/PANEL     | 400        | 300        | 800         | 250             |
| 19                         | 1   | SUBSTATION YARD LIGHTS CONTROL PANEL (IP55)   | 400        | 300        | 600         | 50              |
| 20                         | 1   | CABLE TERMINATION CUBICLE - 4 STRIP           | 1800       | 300        | 2100        | -               |
| 21                         | 1   | CABLE TERMINATION CUBICLE - 2 STRIP           |            |            |             |                 |
| 22                         | 1   | HVAC CONTROL SYSTEM                           | 300        | 150        | 400         | 100             |
| 23                         | 1   | BUILDING ACCESS CONTROL SYSTEM                | 300        | 150        | 400         | 50              |
| 24                         | 2   | FIP   | 450        | 192        | 650         | 100             |
| 25                         | 2   | VESDA   | 300        | 250        | 80          | 50              |
| 26                         | 4   | FIRE EXTINGUISHER                             | TBC        | TBC        | TBC         | -               |
| 27                         | 1   | DESK & 2 CHAIRS                               | 2000       | 600        | 700         | -               |

- NOTES:**
1. ELEVATED BUILDING PROVIDED IN ACCORDANCE WITH RELEVANT AUSTRALIAN STANDARDS AND NCC REQUIREMENTS.
  2. BUILDING SUPPORT STRUCTURES TO HAVE A MINIMUM HEIGHT OF 1500mm.
  3. BUILDING INTERNAL CEILING HEIGHT TO BE MINIMUM 3200mm FROM FLOOR.
  4. FLOORS, WALLS, AND CEILINGS TO PROVIDE A MINIMUM FRL OF 120/120/120 OUTSIDE TO INSIDE.
  5. DOORS TO PROVIDE A MINIMUM FRL OF 120/120/120.
  6. ALL FLOOR, WALL AND CEILING PENETRATIONS TO RESPECT FRL RATING UNLESS EXPLICITLY PROVIDED FOR VENTING PURPOSES.
  7. WALLS AND CEILING TO BE INSULATED TO A MINIMUM OF R2.5 FITTED TO THE INNER AND OUTER SKIN OF THE WALLS AND CEILING.
  8. MAIN EARTH BAR LOCATED UNDER SWITCHROOM BUILDING FLOOR, TO BE CONNECTED AT TWO POINTS TO THE SUBSTATION EARTH GRID.
  9. A LOW RESISTANCE ELECTRICAL CONNECTION ( $>70\text{mm}^2$  GREEN/YELLOW PVC INSULATED) SHALL BE PROVIDED BETWEEN THE LIGHTNING SPIRES AND THE MAIN EARTH BAR.
  10. STAIRWAY, HANDRAIL AND PLATFORM DIMENSIONS SHALL BE AS PER AS1657. ALL HANDRAILS TO BE REMOVABLE TYPE.
  11. ALL DOORS TO BE FITTED WITH PANIC BARS. EXTERNAL DOORS TO UTILISE DEAD BOLT LOCKS KEYED TO SUIT PROJECT REQUIREMENTS.
  12. FLOOR TOLERANCE  $\pm 1\text{mm}$  IN ALL DIRECTIONS UNDER 33kV SWITCHGEAR PANELS AND A MAXIMUM OF  $\pm 3\text{mm}$  OVER THE ENTIRE SWITCHBOARD LENGTH FOR 1M IN FRONT OF SWITCHBOARD.
  13. STAIRS TO EXTEND TO A CONCRETE LANDING PROVIDED SEPARATELY AS PER AS1657.
  14. WEATHERHOOD TO BE INSTALLED ABOVE ALL EXTERNAL DOORS. INSTALLATION TO BE COMPLETED ON SITE.
  15. BUILDING IDENTIFICATION AND MARKING TO BE PROVIDED AS PER AS2067 REQUIREMENTS.
  16. CUBICLES/CABINETS WITH ██████ REPRESENT BOTTOM ENTRY CABLE ZONES.

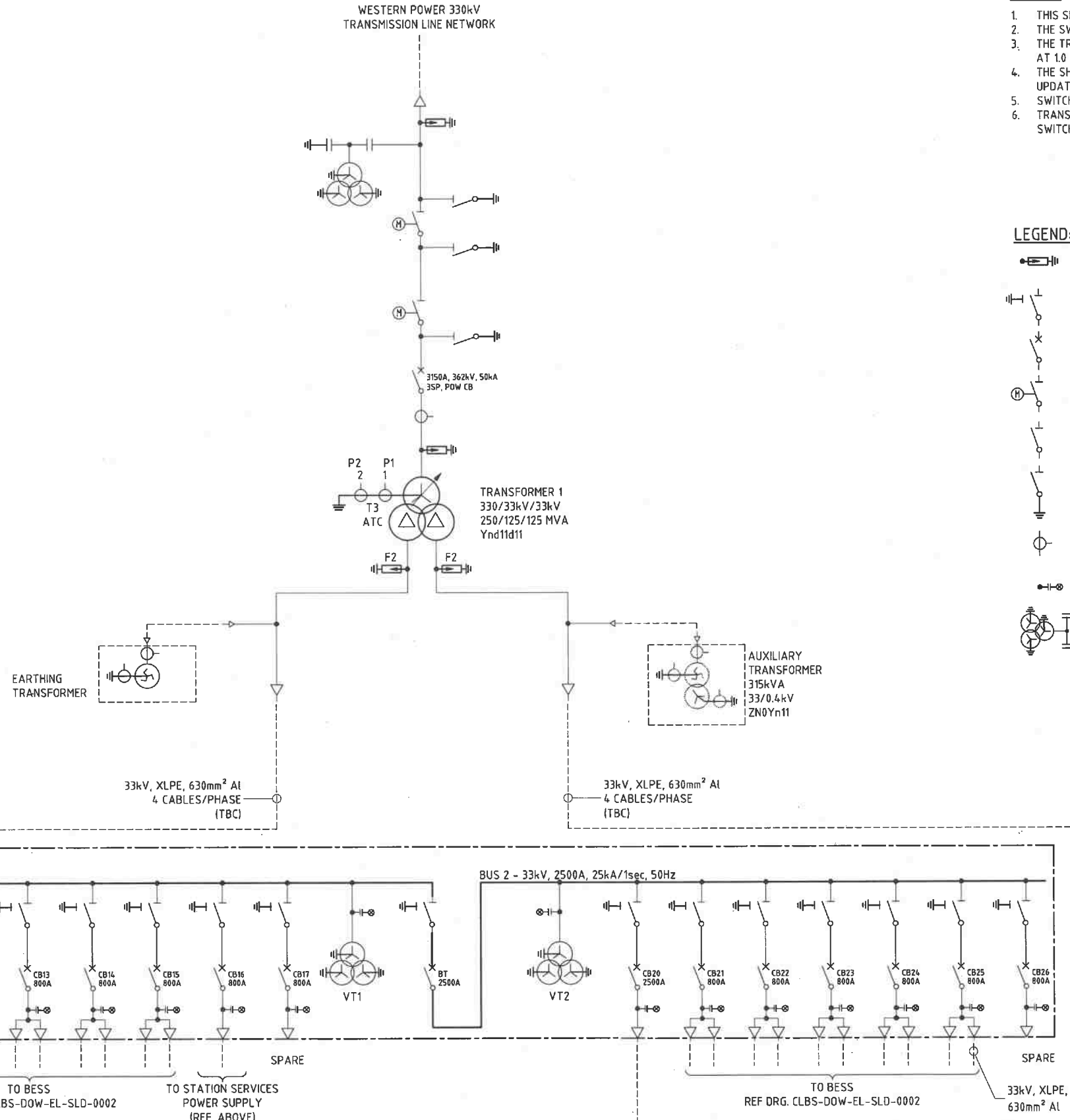


## PRELIMINARY

**DRAWING TO BE SCALED FROM A1 SHEET**



STATION SERVICES POWER SUPPLY



NOTES:

1. THIS SINGLE LINE DIAGRAM IS PRELIMINARY ONLY.
2. THE SWITCHGEAR IS BASED ON A SIEMENS 8DA, 33kV SWITCHGEAR.
3. THE TRANSFORMER SIZE IS BASED ON A MAXIMUM CAPACITY OF 100MW/MVA EACH AT 1.0 P.U. VOLTAGE.
4. THE SHORT CIRCUIT RATING OF THE BAY IS INDICATIVE AND MAY REQUIRE UPDATING.
5. SWITCHGEAR RATINGS MAY CHANGE DUE TO MARKET AVAILABILITY.
6. TRANSFORMER INCOMER DISCONNECTOR AND DISCONNECTOR CONNECTING TO OTHER SWITCHBOARDS TO BE ELECTRICALLY INTERLOCKED.

LEGEND:

- SURGE ARRESTER
- THREE POSITION DISCONNECTOR
- CIRCUIT BREAKER
- MOTORIZED DISCONNECTOR
- DISCONNECTOR
- EARTH SWITCH
- 330kV CURRENT TRANSFORMER
- LIVE LINE INDICATION
- CAPACITIVE VOLTAGE TRANSFORMER

PRELIMINARY

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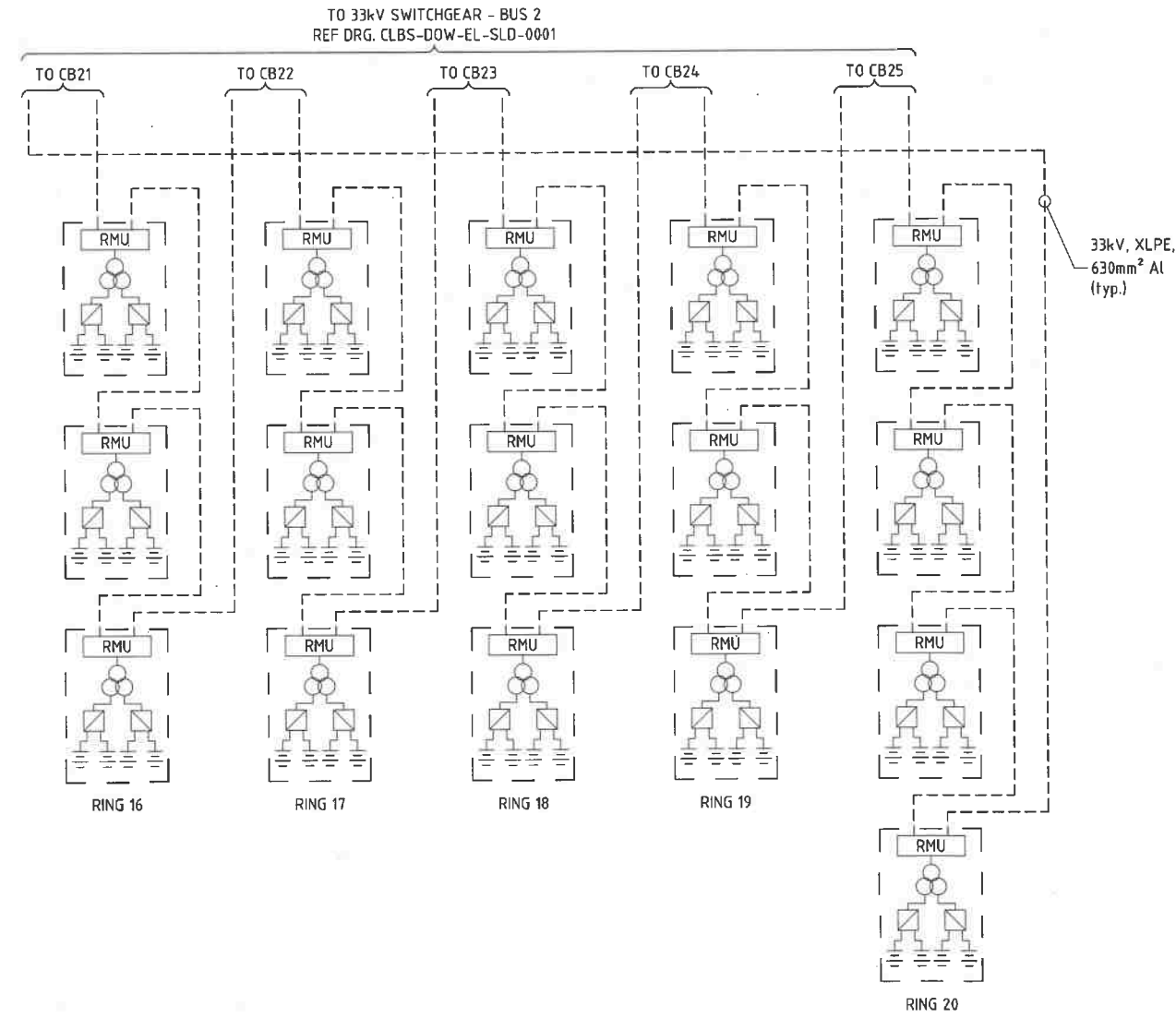
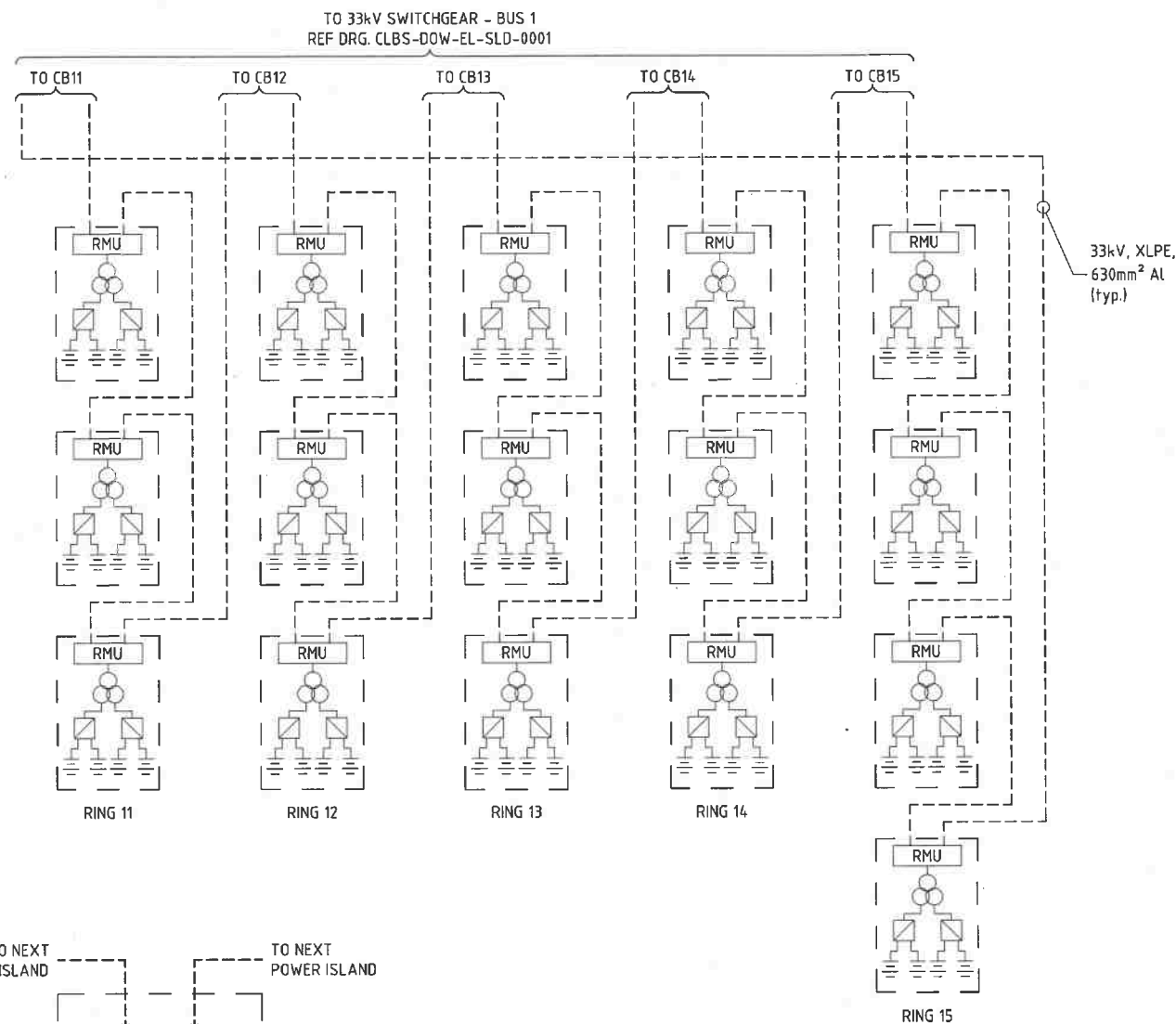
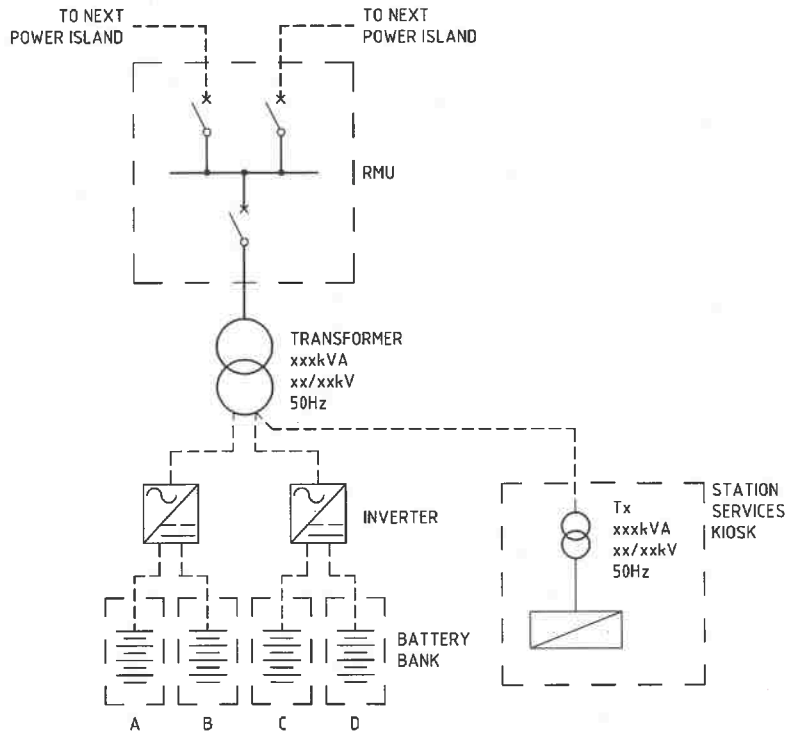
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| REV No. | REVISION DESCRIPTION | DRAWN BY | CHECKED BY | APPR'D BY | DATE       |
|---------|----------------------|----------|------------|-----------|------------|
| B       | ISSUED FOR TENDER    | IW       | MG         | PV        |            |
| A       | ISSUED FOR TENDER    | IW       | MG         | PV        | 30/05/2022 |

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Relationships creating success

|   |                  |                          |                  |   |                                    |                |
|---|------------------|--------------------------|------------------|---|------------------------------------|----------------|
| CLIENT: NEOEN                           |                  | PROJECT NUMBER:          |                  | PROJECT NAME: COLLIE BATTERY ENERGY STORAGE SYSTEM                            |                                    |                |
| DRAWN BY: I.WRIGGLESWORTH               | DATE: 30/05/2022 | DESIGNED BY: N.MALLER    | DATE: 30/05/2022 | TITLE: COLLIE BESS HV SERVICES BESS 330KV/33KV SUBSTATION SINGLE LINE DIAGRAM |                                    | SHEET SIZE: A1 |
| DRG. CHECKED BY: M.CASTANEDA            | DATE: 30/05/2022 | DES. CHECKED BY: M.GADGE | DATE: 30/05/2022 |   |                                    |                |
| CAD FILE No: CLBS-DOW-EL-SLD-00-001.dwg |                  | APPROVED: P.VONG         | DATE: 30/05/2022 | SCALE: NTS  | DRAWING No: CLBS-DOW-EL-SLD-00-001 | REVISION: B    |





PRELIMINARY

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| REV | NO. | ISSUED FOR TENDER    | IM       | MG         | PV        | DATE       |
|-----|-----|----------------------|----------|------------|-----------|------------|
| A   | 1   |                      |          |            |           | 30/05/2022 |
|     |     | REVISION DESCRIPTION | DRAWN BY | CHECKED BY | APPR'D BY | DATE       |

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Relationships creating success

|                  |                             |                 |            |                  |                                      |
|------------------|-----------------------------|-----------------|------------|------------------|--------------------------------------|
| CLIENT:          | NEOEN                       | PROJECT NUMBER: |            | PROJECT NAME:    | COLLIE BATTERY ENERGY STORAGE SYSTEM |
| DRAWN BY:        | LWRIGGLESWORTH              | DATE:           | 30/05/2022 | DESIGNED BY:     | N.MALLER                             |
| ORG. CHECKED BY: | M.CASTAÑEDA                 | DATE:           | 30/05/2022 | DES. CHECKED BY: | M.GADGE                              |
| CAD FILE No:     | CLBS-DOW-EL-SLD-00-0002.dwg | APPROVED:       | P.VONG     | DATE:            | 30/05/2022                           |
|                  |                             | SCALE:          | NTS        | DRAWING No:      | CLBS-DOW-EL-SLD-00-002               |
|                  |                             |                 |            | SHEET SIZE:      | A1                                   |
|                  |                             |                 |            | REVISION:        | A                                    |







## Appendix 13.1.3

# Responsible Authority Report



## Collie- Williams Road, Lots 784, 785 and 775, No. 4997, Palmer – Use Not Listed- Battery Energy Storage System

### Form 1 – Responsible Authority Report (Regulation 12)

|   |   |
|---|---|
| <b>DAP Name:</b>                                | Regional Joint Development Assessment Panel   |
| <b>Local Government Area:</b>                   | Collie  |
| <b>Applicant:</b>                               | Aniruddha Deshpande, Neoen Australia Pty Ltd  |
| <b>Owner:</b>                                   | James Widenbar, Electricity Networks Corporation (trading as Western Power), Thomas Popp, Semlot Nominees Pty Ltd   |
| <b>Value of Development:</b>                    | \$675 million<br><input checked="" type="checkbox"/> Mandatory (Regulation 5)<br><input type="checkbox"/> Opt In (Regulation 6)   |
| <b>Responsible Authority:</b>                   | Shire of Collie   |
| <b>Authorising Officer:</b>                     | Isabel Fry  |
| <b>LG Reference:</b>                            | P051/22   |
| <b>DAP File No:</b>                             | DAP/22/02318  |
| <b>Application Received Date:</b>               | 6 September 2022  |
| <b>Report Due Date:</b>                         | 25 November 2022  |
| <b>Application Statutory Process Timeframe:</b> | 90 Days   |
| <b>Attachment(s):</b>                           | <ol style="list-style-type: none"> <li>1. Location Plan/ Aerial</li> <li>2. Development Application Report <ul style="list-style-type: none"> <li>- Appendix A: Letter of Support and Vision for Myaree Farm</li> <li>- Appendix B: Certificates of Title for all lots</li> <li>- Appendix C: Concept site plans and elevations</li> <li>- Appendix D: Concept Design Report</li> <li>- Appendix E: Community Engagement Plan and Stakeholder Engagement Outcomes Report</li> <li>- Appendix F- Hydrological Modelling Report</li> <li>- Appendix G: Reconnaissance Flora and Basic Fauna Survey Report</li> <li>- Appendix H: Bushfire Management Plan and Risk Management Plan</li> <li>- Appendix I: Traffic Impact Statement</li> <li>- Appendix J: Noise Impact Assessment</li> <li>- Appendix K: Aboriginal Cultural Heritage Briefing Note</li> <li>- Appendix L: Views of the Project Site from Collie- Williams Road</li> </ul> </li> <li>3. Schedule of Submissions</li> <li>4. Schedule of Agency Responses</li> </ol> |

|  |  |  |
|--|--|--|
|  | <ul style="list-style-type: none"> <li>- Appendix A- Attachments contained in DWER response</li> <li>- Appendix B: Applicant response to DFES comments</li> </ul> 5. Council Minutes Extract |  |
|  | <input type="checkbox"/> Yes<br><input type="checkbox"/> N/A   | Complete Responsible Authority Recommendation section              |
|  | <input type="checkbox"/> No  | Complete Responsible Authority and Officer Recommendation sections |

### Responsible Authority Recommendation

That the Regional Joint Development Assessment Panel resolves to:

1. **Accept** that the DAP Application reference DAP/22/02318 is appropriate for consideration as a "Use Not Listed- Battery Energy Storage System" land use that is deemed to be compatible with the objectives of the Zoning Table in accordance with Clause 19 (4) (a) of the Shire of Collie Local Planning Scheme No. 6 and Clause 64 of the Deemed Provisions of the Planning and Development (Local Planning Schemes) Regulations 2015;
2. **Approve** DAP Application reference DAP/22/02318 and accompanying plans (CLBS-DOW-CV GNA-00-001, 002, CLBS-DOW-EL GNA-00-001,002,003,004, CLBS-DOW-EL-SLD-00-001,002) in accordance with Clause 68 of Schedule 2 (Deemed Provisions) of the *Planning and Development (Local Planning Schemes) Regulations 2015*, and the provisions of Clause 18(4)(a) of the Shire of Collie Local Planning Scheme No. 6, subject to the following conditions:
  - a) This decision constitutes development approval only and is valid for a period of 3 years from the date of approval. If the development is not substantially commenced within the specified period, the approval shall lapse and be of no further effect.
  - b) Prior to commencement, detailed design to demonstrate stormwater and drainage management is to be submitted, to the satisfaction and specification of the Shire of Collie. The stormwater and drainage management design is to be implemented at construction and for the duration of the development.
  - c) Prior to commencement, a detailed Landscaping Plan must be submitted to the satisfaction of and approval by the Shire of Collie. The Landscaping Plan must address the following:
    - a) A site plan of the existing and proposed development with natural and finished ground levels.
    - b) Proposed landscaping to provide visual screening of the development from Collie-Williams Road and nearby established dwellings, if required.
    - c) The location, species and size of existing vegetation and vegetation to be removed.
    - d) Exact species, maturity, location and number of proposed plants.

- e) A key or legend detailing proposed species type grouped under the subheadings of tree, shrub and groundcover.
  - f) Fence material, height and treatment
  - g) Lighting
- d) Prior to commencement, the proponent shall prepare a Construction Management Plan (CMP) for the construction period, to the satisfaction and specification of the Shire of Collie, that includes but is not limited to;
  - a) Hours of construction;
  - b) Locations of temporary construction areas
  - c) Construction waste management;
  - d) Occupational health and safety;
  - e) Noise, vibration and dust management;
  - f) Drainage management;
  - g) Site traffic management.
- e) Prior to commencement, an environmental management plan (EMP) is to be prepared to ensure the protection and management of the sites environmental assets, to the satisfaction of the Shire of Collie. The EMP is to be implemented from commencement and for the duration of the development. .
- f) Prior to commencement, detailed design for the proposed effluent disposal system is to be submitted, to the specifications and satisfaction of the Shire of Collie. The effluent system design is to be implemented at construction and for the duration of the development.
- g) Prior to commencement, detailed design for the access/driveway crossover upgrade is to be prepared to the satisfaction of Main Roads WA. The access/driveway crossover upgrade design is to be implemented during construction.
- h) Prior to commencement, the proponent is to prepare and implement a traffic management plan, to be implemented during the construction period, to the specifications and satisfaction of the Shire of Collie, in consultation with Main Roads WA.
- i) Prior to the development operating, the landscaped area(s) must be planted, established and reticulated in accordance with the Landscaping Plan. These areas must be maintained at all times by the applicant in accordance with the Landscaping Plan and to the satisfaction of the Shire of Collie.
- j) The Bushfire Management Plan is to be amended, to the satisfaction of the Shire of Collie, in consultation with the Department of Fire and Emergency Services, to include matters contained in Attachment 4, Appendix B.
- k) The applicant must perform all of the required Bushfire Protection Measures contained in the Bushfire Management Plan approved by the Local Government for the duration of the development.
- l) A Section 70A Notification pursuant to the Transfer of Land Act 1893 must be placed on the titles of all lots, at the full cost of the applicant, alerting

landowners to the existence of the approved Bushfire Fire Management Plan and advising landowners of their obligations in respect to the use and ongoing management of the land.

- m) The applicant is required to undertake a noise monitoring program within the first 6 months of the project operating to demonstrate compliance with acceptable criteria of the *Environmental Protection Act 1986* and the *Environmental Protection (Noise) Regulations 1997*. An acoustics report shall be prepared by a qualified acoustic engineer, detailing appropriate actions and mitigation measures to be undertaken to ensure that noise emissions do not contravene the provisions of the *Environmental Protection Act 1986* and the *Environmental Protection (Noise) Regulations 1997*. The acoustic report will be at the full cost of the owner/applicant and must be submitted for the endorsement of the Shire of Collie.

### Advice Notes

1. The clearing of native vegetation in Western Australia requires a Clearing Permit under the Environmental Protection Act 1986 unless the clearing is for an exempt purpose. Proponents are advised to contact the Department of Environment Regulation on (08) 9725 4300 for further advice in this regard. It should also be noted that the clearing of native vegetation within the Shire of Collie may result in impacts upon the Country Areas Water Supply Act 1947 and an additional permit from the Department of Water may be required. The Department of Water can be contacted on (08) 6364 7600 for further advice in this regard.
2. This development approval does not remove or affect any statutory responsibility the owner may have in notifying the relevant Federal Government public authority(s) of the proposal under the Commonwealth of Australia Environment Protection and Biodiversity Conservation Act 1999.
3. It is the applicant's responsibility to ensure all required approvals are obtained prior to the works commencing. Works such as de-watering, native vegetation clearing or working near existing infrastructure may require separate approvals from relevant private or government agencies.
4. The Department of Water and Environmental Regulation and the Department of Biodiversity, Conservation and Attractions can be consulted for advice on the preparation of the environmental management plan as required.
5. The development must comply with the Environmental Protection Act 1986 and the Environmental Protection (Noise) Regulations 1997 in relation to noise emissions. Further information can be obtained from the Shire of Collie's Environmental Health Services on (08) 9792 7100 or (08) 9792 7000.
6. Main Roads WA has advised that the proponent will need to provide a bond to Main Roads WA to cover the cost of the required access/ driveway crossover upgrading. The proponent will also need to submit an application for minor works in the road reserve to be approved by Main Roads WA prior to any works being undertaken. It is noted that the existing access/driveway crossover crosses an existing water pipeline, hence, the proponent will need

to obtain approval of the pipeline owner prior to the required driveway upgrading.

7. Main Roads WA has advised, following the construction phase of the development the access/ driveway crossover will need to be modified/ downgraded to a general rural standard for ongoing access to the site. Designs for the modified/ downgraded crossover will need to be approved by Main Roads WA and the proponent will need to provide a bond to Main Roads WA to cover the cost of the future modification/ down grade of the crossover as required by Main Roads WA.

### Reasons for Responsible Authority Recommendation

Complete this section where the Council resolution differs from the Officer Recommendation and provide the reasons as shown in the Council minutes here. The Officer Recommendation section below, including reasons, will also need to be completed.

Include a brief summary of key issues and provide clear and succinct reason/s for the recommendation. If the recommendation is for a refusal, this section may be used to emphasise the reasons in the recommendation if required.

### Details: outline of development application

|   |   |
|---|---|
| Region Scheme                                       | N/A   |
| Region Scheme - Zone/Reserve                        | N/A   |
| Local Planning Scheme                               | Shire of Collie Local Planning Scheme No.6  |
| Local Planning Scheme - Zone/Reserve                | Rural   |
| Structure Plan/Precinct Plan                        | N/A   |
| Structure Plan/Precinct Plan - Land Use Designation | N/A   |
| Use Class and permissibility:                       | Use not listed  |
| Lot Size:   | Lot 775- 40.65ha<br>Lot 784- 40.49ha<br>Lot 785- 65.47ha<br>Lot 782- 40.51ha  |
| Existing Land Use:                                  | Agriculture (grazing)   |
| State Heritage Register                             | No  |
| Local Heritage                                      | <input checked="" type="checkbox"/> N/A<br><input type="checkbox"/> Heritage List<br><input type="checkbox"/> Heritage Area   |
| Design Review                                       | <input checked="" type="checkbox"/> N/A<br><input type="checkbox"/> Local Design Review Panel<br><input type="checkbox"/> State Design Review Panel<br><input type="checkbox"/> Other |
| Bushfire Prone Area                                 | Yes   |
| Swan River Trust Area                               | No  |

**Proposal:**

The Applicant is proposing to establish a battery facility near the town of Collie. The total project size will consist of five individual 200MW/800MWh battery compounds with a total combined output of 1000MW/4000MWh. The project will be constructed in 200MW/800MWh stages, to meet the progressive increase in demand for energy storage.

The total footprint of the project is approximately 31.4ha, excluding temporary areas used during construction. The project is proposed in a mostly cleared area in proximity to the Shotts Terminal and existing Western Power transmission infrastructure and will include:

- Battery banks, power conversion systems (PCS), power and auxiliary transformers and ring main units (RMU)
- Internal access roads and carparking spaces
- A combined 33 kV switchgear and control building, housing protection, metering, and control panels for each 200MW/800 MWh stage
- A 330/33kV substation with step-up power transformers and auxiliary transformers
- Connection to the existing Western Power transmission infrastructure, including 330kV overhead cables and a switchyard
- A 33kV cable reticulation and earthing networks
- Low voltage AC cabling for auxiliary supplies, between PCS and power transformers
- Low voltage DC cabling between battery banks and the PCS
- Communication cable network
- An operations and maintenance office and storage warehouse
- Connection to the Water Corporation network for water supply
- A firefighting hydrant connected to scheme water supply, and contingency 50,000kL fire water tank
- Lightning rods up to 21m
- CCTV cameras and lighting
- Site perimeter fences and gates
- Site laydown area and facilities for construction

Neoen intends to commence construction by of 2023, following which it is expected to be operational within two years, by or before 2025. The analysis of connections to Western Power's network and detailed design of the project will run in parallel to assessment of the development application.

The facility will be predominantly monitored and controlled remotely from Neoen's Operation Control Centre in Canberra, which operates 14 existing projects across Australia. Local operational staff for the first 200MW/800MWh battery is expected to be two to four personnel. Employees may increase to a maximum of eight personnel for the full 1000MW/4000MWh battery. Operational staff will be responsible for monitoring, cleaning and general maintenance. Major maintenance that might be required would include replacement of equipment, which would require larger numbers of personnel for limited periods.

The facility will operate 24 hours a day, typically charging during the day while there is excess renergy generation and discharging during peak period. After 20 years, the project will be reviewed to determine if it will be renewed or decommissioned.



The Applicant has provided elevations in the development application report of other Neoen batteries in Australia, as well as examples of battery storage systems, to demonstrate the likely elevations for the site. The final design is to be confirmed at detailed design stage.

|                            |  |
|----------------------------|--|
| Proposed Land Use          | Use Not Listed- Battery Energy Storage System (Collie Battery) |
| Proposed Net Lettable Area | N/A  |
| Proposed No. Storeys       | N/A  |
| Proposed No. Dwellings     | N/A  |

### **Background:**

The applicant has secured an agreement with the owner for development on lots 775, 784, 785 and 782 Collie- Williams Road, Collie. The project site is approximately 12km north-east of the Collie town centre, on Myaree Farm. The project site is accessed via Collie-Williams Road and utilising the existing access road. The development site is primarily on cleared and disturbed land which has been historically used for sheep grazing (refer Attachment 1).

The property is zoned Rural under the Shire of Collie Local Planning Scheme No.6 and is surrounded by State forest, plantations, energy infrastructure, mining activities and rural land. There is some remnant vegetation within the project site consisting of mid- open Jarrah forest as well as stands of riparian vegetation in the western-most and northern-most area adjacent to Bingham River and Pollard Brook.

The location of the project was selected primarily on the basis of its proximity to the Western Power Shotts Terminal. It is also advantageous that it is predominantly cleared, large enough to accommodate the full scale of the development, access to the road network, above the 1% AEP flood risk area and the landowner has a broader vision for energy infrastructure co-located with high-value agriculture.

The existing access to the site from Collie-Williams Road is via a private gravel road on Lot 785, with a creek crossing over Pollard Brook. It is proposed that this creek crossing be upgraded to support the size and weight of vehicles expected to be used during the construction phase. The upgraded crossing will service the existing Myaree Farm access road and the proposed new access. Pollard Brook is a Registered Site for Aboriginal Heritage. The Applicant has undertaken consultation with DWER and Traditional owners regarding works to upgrade the crossing. The design for the bridge is still at conceptual stage and detailed design for the new bridge will be finalised prior to construction.

### **Legislation and Policy:**

#### Legislation

- *Planning and Development Act 2005 (P&D Act);*
- *Planning and Development (Local Planning Schemes) Regulations 2015 (LPS Regulations);*
- *Planning and Development (Development Assessment Panels) Regulations 2011(DAP Regulations);*
- *Shire of Collie Local Planning Scheme No.6 (LPS6)*
- *Environmental Protection Act 1986, WA (EP Act)*
- *Environmental Protection (Noise) Regulations 1997*

- *Environmental Protection and Biodiversity Conservation Act 1999*
- *Aboriginal Heritage Act 1972*
- *Rights in Water and Irrigation Act 1914*
- *Water Services Act 2012, WA*

#### State Government Policies

- Western Australian Climate Policy (DWER, 2020)
- Energy Transformation Strategy (Energy Policy WA, 2021)
- Distributed Energy Resources Roadmap (Energy Transformation Taskforce, 2019)
- Future Battery Industry Strategy (JTSI, 2019)
- Position Statement- Renewable Energy Facilities (DPLH, 2020)
- State Planning Policy No. 2 Environment and Natural Resources Policy (WAPC, 2003)
- State Planning Policy No. 2.5 Rural Planning (WAPC, 2016)
- State Planning Policy No. 2.9 Water Resources
- State Planning Policy No. 3.7 Planning in Bushfire Prone Areas (WAPC, 2015)
- Guidance Statement 33 Environmental Guidance for Planning and Development (EPA, 2008)
- Bunbury Geographe Sub-regional Strategy (DPLH, 2022)

#### Structure Plans/Activity Centre Plans

Not applicable.

#### Local Policies

- Shire of Collie Local Planning Strategy (2020)
- Shire of Collie Strategic Community Plan (2017)
- Shire of Collie Local Planning Policy 1.1 Stormwater Discharge from Building Sites (2017)

#### **Consultation:**

##### Public Consultation

The proposal was advertised for a period of 28 days, from 7 September 2022 to 5 October 2022.

Landowners within a 2km radius from the development site received notification by mail. A total of nine notifications were sent. The proposal was also advertised in the local newspaper on the 15<sup>th</sup> of September and on the Shire's website and Facebook page on an ongoing basis for the advertising period. A sign was also erected on the subject site by the Applicant.

As a result of public advertising, a total of four submissions were received. Two submissions were objections, one was neutral with concerns/ comments and one was supporting the proposal, as detailed in the Schedule of Submissions. The submission have been detailed in the Schedule of Submissions, Attachment 3.

The Applicant also undertook their own stakeholder and community engagement prior to lodging the application. Stakeholder groups who were engaged in this process included:

- Nearby landowners

- Local community members from the Shire of Collie
- Aboriginal stakeholders
- Community organisations and service providers
- Special interest community groups
- Relevant local and state government agencies

A summary of the engagement process and outcomes is detailed in Appendix E.

| Issue Raised  | Officer comments  |
|---|---|
| Compatibility with Rural zoning and surrounding area. | A detailed assessment of the compatibility of the use within the Rural zone is provided in the assessment section.  |
| Risk of Fire and Explosion                            | <p>A detailed assessment has been provided in relation to fire in the assessment section and as contained within the BMP and BRMP.</p> <p>The Applicant has responded to comments made by the DFES, which is included as an Appendix B of Attachment 4, Summary of Agency Submissions.</p>  |
| Lack of Consultation                                  | <p>The Applicant were responsible for the scope of their own public consultation, which from the associated report was quite extensive.</p> <p>The submitters who raised the issue were contacted as part of the Shire's public consultation process, which covered all landowners within 2km of the project, the local newspaper and the Shire's website.</p>  |
| Environmental Impacts                                 | A detailed assessment has been provided in relation to environmental impacts in the assessment section.   |
| Noise and Amenity Issues                              | A detailed assessment has been provided in relation to noise impacts in the assessment section.   |
| End of life disposal of the infrastructure            | <p>The Applicant has advised, in response to public submissions that the proposed Project is intended to have an operational life of up to 20 years and, depending on the selected technology components, may be replaced and/or upgraded to extend this timeframe. Most of the materials in the batteries are recoverable and recyclable. Neoen works with the leading battery manufacturers who believe in and follow sustainability as a priority.</p> <p>Following the end of economic life, above ground components would be removed and re-purposed where possible and land rehabilitated to achieve existing conditions as far as is reasonably practicable, if and as required, in accordance with applicable Federal, State, and Local legislative permits, approvals and regulatory requirements at the time.</p> |

#### Referrals/consultation with Government/Service Agencies

The proposal was initially advertised to government/ service agencies from the 7 September to the 5 October 2022. This time frame was extended to the 17 October

due to several agencies not being able to meet the deadline to provide a response. The state government agencies who were referred the application are;

- Department of Water and Environmental Regulation (DWER)
- Department of Biodiversity, Conservation and Attractions (DBCA)
- Department of Fire and Emergency Services (DFES)
- Department of Mining, Industry Regulation and Safety (DMIRS)
- Main Roads Western Australia (MRWA)
- Department of Planning, Lands and Heritage (DPLH)
- Synergy

Referral responses have been detailed in the Schedule of Submissions, Attachment 4.

Design Review Panel Advice

Not applicable.

Swan Valley Planning

Not applicable.

Other Advice

Internal referral was undertaken at pre-lodgement and lodgement stage. The proposal has been reviewed by the following departments within the Shire of Collie and their advice is reflected in the assessment and recommendation:

- Planning Services
- Building Services
- Environmental Health Services
- Engineering and Technical Services

**Planning Assessment:**

The proposal has been assessed against the requirements of the Shire of Collie Local Planning Scheme No. 6 and all other legislation and policies as identified in this report. The Applicant has also addressed in detail how the proposal meets the legislation and policies in the development application report.

The key matters for consideration are as below:

Land Use and Development Standards

| Provision   | Requirement  | Proposal  | Assessment  |
|---|--|---|---|
| <b>Shire of Collie LPS6</b><br><br><b>Cl. 18(4)</b> | <p>The local government may, in respect of a use that is not specifically referred to in the zoning table and cannot reasonably be determined as falling within a use class referred to in the zoning table-</p> <p>(a) Determine that the use is consistent with the objectives of a particular zone subject to</p> | <p>Consistency with the objectives of Rural zone has been justified by the Applicant below.</p> | <p>It has been determined that the proposed land use is consistent with the objectives of the Rural zone as per the below.</p> <p>The Shire has advertised the proposal in accordance with clause 64.</p> |

|   |   |   |  |
|---|---|---|--|
|   | <p>conditions being imposed by the local government; or</p> <p>(b) Determine that the use may be consistent with the objectives of a particular zone and advertise under clause 64 of the deemed provisions before considering an application for development approval for the use of the land; or</p> <p>(c) Determine that the use is not consistent with the objectives of a particular zone and is therefore not permitted in the zone.</p>   |   |  |
| <p><b>Shire of Collie LPS6</b></p> <p><b>Part 3 (16), Table 3- Zone Objectives</b></p> <p><b>Rural zone</b></p> | <p>The objectives of the Rural zone are:</p> <ul style="list-style-type: none"> <li>To provide for the maintenance or enhancement of specific local rural character.</li> <li>To protect broad acre agricultural activities such as cropping and grazing and intensive uses such as horticulture as primary uses, with other rural pursuits and rural industries as secondary uses in circumstances where they demonstrate compatibility with the primary use.</li> <li>To maintain and enhance the environmental qualities of the landscape, vegetation, soils and water bodies, to protect sensitive areas especially the natural valley and watercourse systems from damage.</li> <li>To provide for the operation and development of existing, future and potential rural land uses by limiting the introduction of sensitive land uses in the Rural zone.</li> <li>To provide for a range of non-rural land uses where they have demonstrated benefit</li> </ul> | <p>In response to these objectives the Applicant has advised:</p> <ul style="list-style-type: none"> <li>Impacts to local rural character are considered minimal given the extensive energy infrastructure present in the area and Neoen's intent to preserve remnant vegetation. The project mostly will not be visible to the public from Collie- Williams's Rd due to the topography of the site and screening vegetation.</li> <li>The project utilises primarily cleared land that has historically been used for grazing activities. The land capability within the proposed project footprint for grazing is mostly categorised under DPIRD's land capability mapping as "50-70% of the land has moderate to very high capability (29.5ha) with a small amount categorised as "&gt; 70% of the land has moderate to very high capability (1.81ha). While the land is of moderate to high quality, the project area represents less than 0.045% and 0.0019% respectively, of these land capability groups within the Collie LGA.</li> <li>Implementation of the project on Myaree Farm is part of the landowner vision</li> </ul> | <ul style="list-style-type: none"> <li>As expressed by the Applicant, the project is mostly screened from view for users of Collie-Williams Road and nearby properties due to screening vegetation and the natural topography of the site. The surrounding area is already utilised for mining and electricity generation activities, the additional of non-rural land uses which are easily visible is not uncommon for the local area.</li> <li>The land has been identified as being of moderate to high quality and has historically been used for grazing activities. Although the land continues to be viable agricultural land, the area proposed to be used for the facility is not extensive and grazing activities can continue to occur in the close vicinity of the development. Additionally, the site has the capability to be rehabilitated back to a grazing purpose,</li> </ul> |

|  |  |  |   |
|--|--|--|---|
|  | <p>and are compatible with surrounding rural uses.</p> | <p>to have energy infrastructure co-location with high value grazing activities.</p> <ul style="list-style-type: none"> <li>• The nature of the facility as neither an industrial land use nor a sensitive land use also ensures that it remains compatible with agricultural land uses in surrounding areas such as intensive feed lots, cropping and grazing.</li> <li>• Studies have been completed to understand the environmental qualities of the project area and surrounding landscape. This includes hydrology and ecology studies.</li> <li>• The hydrology study has informed the project design such that the facility is located well above 1% AEP flood risk areas, and any potential concentrated overland flow during storm events will be managed through site drainage controls.</li> <li>• The project has been designed to avoid the need to clear native vegetation as much as possible, while managing other potential impacts such as bushfire risk. Implementation of the Project on Myaree Farm will allow partial de-stocking of the lots which will enable ecological restoration in some parts of the farm.</li> <li>• The project activities are not considered a sensitive land use.</li> <li>• The project is a non-rural land use that will provide demonstrated benefit to the local community as outlined in Section 1.5.1 of the development application report. The activities are considered compatible with rural and uses in adjacent areas as it does not inhibit their use for agricultural purposes now or into the future.</li> </ul> | <p>following the life of the development.</p> <ul style="list-style-type: none"> <li>• The Applicant has provided several studies and reports to address possible environmental impacts and propose mitigation measures to address these issues. The proposal intends to utilise mostly existing cleared land and have proposed measures to manage stormwater to protect the hydrological system in the area. The Applicant will also seek further environmental approvals through the Department of Water and Environmental Regulation which will ensure these issues are addressed.</li> <li>• The proposal does not introduce any sensitive land uses to the area, which will ensure that surrounding rural and other uses are not impacted, now and into the future.</li> <li>• The proposal will not inhibit the future agricultural use of the area or of the site into the future. The proposal has a demonstrated benefit through addressing the key goals and objectives of the State Government for strategic planning of the electricity network and ensuring that a stable energy supply can be maintained for all users. The project will ensure affordable and reliable energy, while also reducing emissions through increasing renewable energy supply at a local and regional level. With the retirement of Collie and Muja power</li> </ul> |
|--|--|--|---|

|   |  |   |  |
|---|--|---|--|
|   |  |   | <p>stations by 2030, this project is vital in ensuring system security.</p> <ul style="list-style-type: none"> <li>The project will also have direct benefits to the local community through employment during the construction phase and up to 8 ongoing roles in Collie to manage the site.</li> </ul> |
| <p><b>Shire of Collie LPS6</b></p> <p><b>Cl. 32.11- Landscaping</b></p> | <ul style="list-style-type: none"> <li>(b) Landscaping should be designed and located to improve the visual amenity of the development and should generally be located to the front of the development site to enhance the streetscape</li> <li>Landscaping should generally consist of vegetation species endemic to the locality</li> <li>Landscaping is to be installed and maintained to the satisfaction of the local government</li> </ul> | <ul style="list-style-type: none"> <li>The Applicant recognises that the Shire may implement landscaping requirements as a condition of development approval to ensure consistency with the surrounding landscape.</li> <li>The project will be located where there is minimal visual impact to members of the public, including from Collie-Williams Rd, due to the topography of the site and screening screening by existing native vegetation.</li> </ul> | <ul style="list-style-type: none"> <li>It is recommended a condition requiring a landscaping plan, particularly relating to screening trees and fencing/lighting be prepared as a condition of approval.</li> </ul>  |
| <p><b>Shire of Collie LPS6</b></p> <p><b>Schedule 1- Setbacks</b></p>   | <ul style="list-style-type: none"> <li>LPS6 identifies standard setbacks for the Rural zone as: <ul style="list-style-type: none"> <li>30m front</li> <li>15m side</li> <li>30m rear</li> </ul> </li> </ul>  | <ul style="list-style-type: none"> <li>The proposed setbacks satisfy the minimum required setback distances.</li> </ul>   | <p>It is noted that the development crosses a number of lots, the setbacks are complaint to the lots on the exterior of the development.</p>   |

### Surface Water and Groundwater

Potential impacts identified in relation to surface and groundwater include:

- Flooding impacting on major project infrastructure.
- Flooding impacts to access track, in particular the Pollard Brook bridge.
- Changes to Pollard Brook causing changes to the hydrological regime of the brook, leading to increased flood risk or erosion upstream.
- Impacts to groundwater or surface water quality during construction or operations.
- Waterlogging due to high rainfall and shallow groundwater table, impacting on construction activities.

The applicant has proposed several mitigation measures to address the potential impact of flooding and to surface or groundwater resources. The siting and design of the project has been done to locate major infrastructure out of the flood risk areas around Bingham River and Pollard Brook. Detailed design of the Pollard Brook bridge upgrade will address requirements as stipulated by the Shire and DWER. A sediment



basin will also be installed for use during the construction phase of the project on a temporary basis.

Soakwells are proposed to be provided to retail stormwater from a 1- year average recurrency interval (ARI) on the site in accordance with the Shire's Local Planning Policy 1.1 Stormwater and DWER's Decision Process for Stormwater Management in WA. Indicative locations for stormwater retention basins have been provided, however detailed drainage design will need to be completed as a condition of approval, to the satisfaction of the Shire of Collie.

### Flora and Fauna

The project site are consists of predominantly cleared land with a history of grazing activities. Native vegetation is predominantly confined to remnant patches separated by large areas of cleared land. Following an ecological assessment, the majority of the native vegetation was considered to be in 'completely degraded' condition, with some patches of 'degraded' and 'good' condition, the full report is detailed in Attachment 2, Appendix G. The Applicant acknowledges that further investigation will need to be undertaken, through targeted surveys undertaken during appropriate seasons, specifically for the areas of proposed clearing. This will need to be completed as a condition of approval.

The Applicant has consulted the EPA on the need to refer the project for assessment under Part IV of the EP Act, based on potential impacts to black cockatoo species. Based on the consultation, the project does not need to be referred to the EPA and clearing of the site can be managed under Part V Native Vegetation Clearing Permit.

### Soils

Potential impacts associated with soil could include direct loss of productive soil within the proposed project footprint, indirect impacts to soil quality during construction or operation, due to contamination runoff, dust, or erosion and sedimentation. Proposed mitigation measures include reducing risk of contaminated or sediment laden runoff from the site during construction or operations through appropriate drainage control and retention basins, storage and handling procedures for any potentially hazardous goods such as hydrocarbons, designated storage and handling areas with bunding, spill-kits and site procedures in the event of a spill and dust management procedures during construction, Attachment 2.

### Fire

The full set of documents relating to fire, as prepared by Bushfire Prone Planning is contained in Attachment 2, Appendix H. The project is considered to be a high-risk land use under State Planning Policy 3.7 due to the risk of the development increasing the intensity of a bushfire. The Bushfire Management Plan (BMP) and the Risk Assessment and Management Plan (RAMP) were referred to DFES during the consultation phase. DFES requested that a number of modifications be made to the BMP and RAMP, as detailed in the Schedule of Submissions. The Applicant has provided a response to DFES comments and this has been reflected through the conditions of approval.

### Traffic and Access

The proposal will result in an increase in the volume of traffic along Collie-Williams Road during construction. Vehicles will need to be safely managed when accessing the site during construction and allowance for parking on site during construction will also need to be considered. A Traffic Impact Statement (TIS) has been completed for the site and can be found in Attachment 2, Appendix I. Main Roads (MRWA) has reviewed the TIS and the proposal and has recommended conditions relating to upgrades of the existing driveway/ access and the requirement for the Applicant to prepare a traffic management plan to be implemented during the construction phase, to the satisfaction of Main Roads.

### Noise

A Noise Impact Assessment (NIA) has been prepared to assess potential noise impacts associated with the development, in accordance with the *Environmental Protection (Noise) Regulations 1997*. Details of the Noise Impact Assessment can be found in Attachment 2, Appendix J.

Potential impacts include the generation of noise during the construction of the project and during operation, including from containerised battery banks, inverters, power skid transformers, high voltage transformers and heat, ventilation, and air conditioning from the office.

Construction noise was not considered as part of the assessment, all construction activities will occur between the hours of 7am and 7pm Monday to Friday and some Saturdays, it is unlikely that noise levels will exceed the noise criteria during these times. The plant items that will generate the most noise during operation of the project are the inverters and the associated cooling fans, it is however unlikely that the fans will be operating at 100%.

Noise modelling indicated that operational noise levels are not predicted to exceed the noise limits at any non-involved, nearby noise receptors for a staged project up to 800MW. However, noise levels for the full 1000MW are predicted to exceed noise limits at one nearby receptor, based on the unlikely scenario of the BESS and inverter fans operating at 100% during the night period. When operating at 50% or even 80% fan speed, the full 1000MW BESS is predicted to comply with the noise limits at all non-involved receivers.

Mitigation measures proposed to address potential noise impacts include locating the development to be further from sensitive receivers and utilising the natural topography to minimise impacts and optimise cut and fill arrangements to create natural acoustic shielding from the existing hill/slope on site to further reduce noise levels for receivers, the noise modelling has been taken based on the existing ground levels and has not taken the cut and fill into account.

Once operational, Neoen will be able to collect additional data and enhance and validate further noise modelling to inform any further mitigations as required. The Shire's Environmental Health Officer has reviewed the NIA and advised that the full extent of the noise impacts will not be apparent until the site is operational and ongoing monitoring will need to occur to guide mitigation measures.

### Aboriginal Heritage

One Aboriginal heritage site was identified in a desktop search completed by the Applicant, being the Collie River Waugal (Site ID 16713). This site has been

extensively documented as a sacred mythological site in relation to the Indigenous dreaming creation serpent Ngarnjungudditj Walgu- the local variant of the Rainbow Serpent.

The Applicant has undertaken consultation with the local Traditional Owners and the Department of Planning, Lands and Heritage (DPLH). A summary of the desktop assessment and the engagement undertaken is detailed in Attachment 2, Appendix K.

As there are proposed upgrades to the bridge crossing Pollard Brook, which is included in the Collie River Waugal site, it has been suggested through the consultation process that approval under Regulation 10 of the *Aboriginal Heritage Regulations 1974* will be required prior to the upgrade. It is also proposed that the Traditional Owners continue to be consulted throughout the project.

#### Visual Amenity

A visual impact assessment has not been undertaken for the project, due to the location of the development. The topography of the land and siting of the development mean that it is not expected to be significantly visible from Collie- Williams Road or any residential properties in the vicinity of the area. Photographs showing the view of the site from Collie- Williams Road are provided in Attachment 2, Appendix L.

#### Dust and Air Emissions

The potential for dust emissions and associated impacts is primarily a result of transport, earthworks and construction activities required for the construction phase of the project. It is intended that a management plan for the construction stage be prepared and implemented as a condition of approval, to the satisfaction of the Shire of Collie.

The batteries and other ancillary infrastructure do not cause air emissions while operation. The potential for air emission in the case of fire is detailed in section 6.3 of Attachment 2.

#### Waste Management

Waste Management through the construction stage will be guided by a construction management plan which is to be prepared and implemented. Additionally, waste management for the ongoing operation of the site will be guided through the implementation of an operational management plan, to the satisfaction of the Shire of Collie.

#### **Conclusion:**

The proposal required the Joint Development Assessment Panel (JDAP) to determine that the proposed use is consistent with the objectives of the Rural zone. The JDAP also need to be satisfied that potential impacts can be adequately managed through the proposed management measures and further detail as required as conditions of approval.

The Shire of Collie has determined that the propose use is consistent with the objectives of the Rural zone and that potential impacts on the natural environment, bushfire risk and the surrounding environment can be adequately managed.

It is therefore recommended that the application be approved subject to conditions.



## Appendix 13.1.4

# Schedule of Public Submissions



**SCHEDULE OF PUBLIC SUBMISSIONS**

Use Not Listed- Battery Energy Storage System (Collie Battery)- Lots 784, 785 and 775 Collie- Williams Road, Palmer

| No. | Submitter   | Nature of Submission   | Applicant Comments  | Officer Comments   |
|-----|---|--|---|--|
| 1   | Owner/Occupier of 274 Yourdamung Road, Palmer               | <p>Objection-</p> <p>With no formal communication with the submitter about the project that it is to go on land that is in my community, as a person that is living within a few km of this project with this in mind, the answer is no.</p>                           | <p>Thank you for your comments.</p> <p>Neoen undertook a community engagement program during preparation of the Development Application, which included:</p> <ul style="list-style-type: none"> <li>• contacting nearby landholders where contact details were available</li> <li>• distributing 3,800 flyers</li> <li>• three local newspaper publications</li> <li>• a dedicated project website</li> <li>• two community information sessions.</li> </ul> <p>Neoen will continue to engage the community regarding the proposed Project and will have further discussions with nearby landholders as required.</p> | <p>The submitter was included in the public advertising and was advised of the proposal via letter by the Shire.</p>   |
| 2   | Nearby Owner/ Occupier (requested details not to be shared) | <p>Neutral- with comments,</p> <p>The development of renewable energy facilities to supplement our existing electricity supplies is not only extremely important but essential and I am not opposed to its construction, but I do have some very serious concerns.</p> | <p>Noted and thank you for the response.</p>  | <p>Comments relating to the Collie Bulletin are noted, the contents of newspaper articles are not a planning concern.</p> <p>The submitter was included in the public advertising and was advised of the proposal via letter by the Shire.</p> |

Please note that submissions received in response to the public advertisement have been paraphrased in this document, to express the key points raised. A full set of submissions is available upon request from Development Services.

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|  |  | <p>As a result of a letter dated 7<sup>th</sup> September 2022 I wish to submit my comments on the development proposal for the Collie Battery.</p> <p>However, I am somewhat confused – your letter introduces this as a proposal, however the report in the Collie Bulletin on 29<sup>th</sup> September, 2022 states <i>“The Battery will be built on the Popp family’s Myaree Farm”</i> and further states that <i>“Once completed, the first stage of the battery will have the theoretical capability to service the average energy needs of 260,000 households for an hour”</i></p> <p>If I am to take the report at face value, then has the decision already been made, are any efforts to have any concerns properly considered a futile exercise?</p> <p>I (and many of the other landholders in very close proximity to the site of the proposal) have not been included in the consultation and planning process and on Table 2.2 (Surrounding properties and land uses) of the Neoen Collie Battery Development Application, my property does not even rate a mention, an exclusion which I do not understand.</p> | <p>The quote referenced is from the Collie Bulletin. Neoen’s Development Application report refers to the “proposed” Project. Neoen’s proposed Project will not proceed without all necessary approvals.</p> <p>Nearby landholders who Neoen attempted to directly contact by phone are shown on Figure 2.1 of Appendix E of the Development Application. A flyer was posted to 3,800 properties, three articles were posted in local newspapers, and two community sessions were held and other engagement mechanisms were used in an attempt to communicate with stakeholders regarding the proposed Project as described above.</p> | <p>The proposed use is considered to be consistent with the objectives of the Rural zone and will not result in the land and surrounding areas to be utilised for agricultural purposes.</p> <p>The risk of fire and proposed mitigations have been addressed in the Bushfire Management Plan and Bushfire Risk Management Plan as prepared by the Applicant.</p> <p>Precedent is not grounds for approval, future industrial or other proposals will be assessed on their merits and suitability.</p> |
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|  |  | <p>Given that there are a total of 704 pages of information it is difficult to fully understand all aspects of the "proposal" I will address my concerns in concise questions.</p> <ol style="list-style-type: none"> <li>1. Why would the Shire approve the development on rural land when there are already large tracts of land zoned for Industrial Use available and in close proximity to the sub station and infrastructure to enable the stored energy to be transferred to the electricity grid. These areas were set aside by the Shire to provide for industrial development which was not in proximity to housing. The proximity to these facilities is stated as one of the reasons the site has been selected. I suspect this site have been selected because the owner of the land is a driving force behind the application (and he will profit from the development).</li> <li>2. Are funds for the project coming from Collie Future Funds and if so, who is the beneficiary of the funding?</li> </ol> | <ol style="list-style-type: none"> <li>1. The site has been selected to be near to existing transmission infrastructure and Shotts terminal, on land with minimal requirement for clearing and as such minimal biodiversity impact, and on land that is used for grazing which can be co-located with the proposed Project. The landholder has a holistic vision for the site that combines renewable energy, high-value agriculture, and restoration of currently degraded riparian ecosystems. Additionally, the specific location within the site has been chosen to have minimal impact to the rural landscape, while also minimizing clearing. The proposed Project is also consistent with the surrounding character of the local area is a mixture of agricultural, rural residential, industrial, electricity generating and transmission, state forest, and extractive industry. Industrial land that has been earmarked by government in the Collie area have potential constraints that may make it unsuitable for the proposed</li> </ol> |  |
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|  |  | <p>Project. These constraints include land being occupied by existing operating assets, requirement for native vegetation clearing, or limited ability to connect to transmission infrastructure.</p> <p>2. No Collie Future Fund money is going towards the proposed Project.</p> <p>3. The proposed Project is intended to have an operational life of up to 20 years and, depending on the selected technology components, may be replaced and/or upgraded to extend this timeframe.</p> <p>Rather than specifically servicing homes or industrial customers directly, large scale battery storage technology is highly flexible and can ensure network stability and reliability, particularly in energy systems which are accelerating the transition to renewable energy away from fossil fuel powered energy:</p> |  |
| <p>3. The amount of natural resources and energy which will be used in the construction of the facility which is anticipated to last for 20 years will be enormous. Given that the best we can hope for is <i>capability to service the average energy needs of 260,000 households for an hour</i> is it all worth it? If industry also draws on the stored power, then how long will the storage last? Then at the end of the natural life of the facility do we have a problem filling landfill sites with the materials which need to be decommissioned.</p> <p>4. We are all subject to the dangers of fires, however at this stage we are not threatened by any explosions in our rural and forested area. This is a risk which concerns me greatly.</p> <p>5. Does this create a precedent to approvals for other industrial developments in our rural area. What is the risk of our rural area becoming not just adjacent to industrial development but part of it.</p> <p>6. I firmly believe that this will adversely affect the value of my rural land. Are there are steps in</p> |  |  |  |

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|  |  | place to compensate any nearby landholders. | <ul style="list-style-type: none"> <li>• Market support: A battery can store cheap renewable energy for use during times of energy shortage or high market prices through tactical and well-timed charging and discharging.</li> <li>• Essential system services: A battery can respond to frequency changes to prevent voltage and frequency collapse. This also reduces costs for customers.</li> <li>• Transmission network support: Grid-scale batteries can enable existing transmission lines to operate at full capacity by providing dynamic high-speed responses. This also reduces costs for customers.</li> <li>• Firming renewables: In combination with wind and solar technologies, large-scale batteries assist with the firming of variable renewable energy.</li> </ul> <p>An independent report on the Hornsdale Power Reserve battery facility in 2019 found that the battery reduced electricity costs in the South</p> |  |
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|  |  |  | <p>Australian market by \$116m through the provision of Frequency Control Ancillary Services (FCAS) - the average Regulation FCAS costs reduced by more than 90% meaning major savings for all South Australian energy consumers.</p> <p>Most of the materials in the batteries are recoverable and recyclable. Neoen works with the leading battery manufacturers who believe in and follow sustainability as a priority.</p> <p>Following the end of economic life, above ground components would be removed and re-purposed where possible and land rehabilitated to achieve existing conditions as far as is reasonably practicable, if and as required, in accordance with applicable Federal, State, and Local legislative permits, approvals and regulatory requirements at the time.</p> <p>4. We acknowledge the potential risks as related to bushfire. As such we have completed a Bushfire Management Plan and Bushfire Assessment and Management Plan for the proposed Project and will work</p> |  |
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|   |  |  | <p>with DFES and the Shire to ensure that fire risks are appropriately managed. Please refer to Section 6.4 of the Development Application report for a discussion of risks and mitigations as related to fire and bushfire.</p> <p>5. Development is subject to assessment and approval by the Shire of Collie, the JDAP (depending on value) and is required to follow the planning process of the Western Australian Planning Framework. Neoen has prepared our Development Application in line with WA Planning requirements. Neoen cannot comment on the process or potential approvals of other projects.</p> <p>Neoen is not aware of any research or evidence which establishes a correlation between real estate values and proximity to battery storage infrastructure.</p> |  |
| 3 | Owner/ Occupier of 5130 Collie-Williams Road, Collie | Objection-<br>1. The battery system as proposed is on a completely unsuitable site and should be on an | <p>1. See point (1) in response above.</p> <p>2. The proposed Project has been designed to be outside of the</p>  | <p>The proposed use is considered to be consistent with the objectives of the Rural zone and will not result in the land and surrounding areas to be utilised for agricultural purposes.</p> |

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|  |  | <p>INDUSTRIAL site, not in a RURAL area. There are any number of industrial sites more suitable and closer to current associated infrastructure eg. The Shotts switching station, the Shotts Industrial area, the current Power Station site (in areas currently being decommissioned) etc.</p> <p>2. The proposed site is adjacent to an ecologically sensitive riparian zone. The area is home to many local species of fish, marron, tortoises, ducks, birds (red and white tailed cockatoos, kingfishers, wrens, wattle birds etc.) emus, echidnas and kangaroos- it is a rich ecological environment. We know this because the area is along the same stretch of river as our block and all these things are in our riparian zone.</p> <p>3. The road and bridge are not of a sufficient standard to carry the traffic load that will be needed in the construction stage. If the project was to go ahead who would be paying for the necessary upgrade? Shire or Proponents?</p> | <p>riparian zone, and potential indirect impacts are proposed to be managed as described in the Development Application report. Additionally, construction of the Project is aligned with the landholder's vision for restoration of the land., and ultimately is intended to result in a net positive environmental benefit.</p> <p>An environmental assessment of the proposed Project site was completed by ecologists in accordance with EPA Technical Guidelines for Flora and Vegetation Surveys (EPA, 2016). This assessment indicates that the vegetation of the riparian zone nearest to the proposed Project is either "completely degraded" or "degraded". Refer to Appendix G of the Development Application report for details.</p> <p>3. Neoen has completed a traffic assessment for the proposed Project, for both the construction and operation stages. Collie-Williams Road is a Main Roads WA controlled Primary Distributor road, and is</p> | <p>The Applicant has undertaken a flora and fauna investigation to understand the natural environment in the area. Further studies will be undertaken in the appropriate seasons and mitigation measures will be implemented based on the results of these studies. The DWER and DBCA will also determine if further approvals are required for the proposal, as the responsible authorities for environmental issues.</p> <p>Collie-Williams Road is under the control of Main Roads WA and they have reviewed the proposal and not indicated an issue with the capacity of Collie-Williams Rd, any upgrades required will however be at the cost of the proponents.</p> <p>It is predicted that when the full 1GW BESS is operating at 100% during the night period, which the applicant has advised is an unlikely event, then the noise limits will exceed noise limits for receiver 1 (5142 Collie-Williams Road, Palmer). This modelling was done with no further noise mitigation measures in place, the Applicant will need to continue monitoring the development noise levels and more mitigation measures may be required.</p> |
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|  |  | <p>4. At the consultation meeting the representatives were unable (or unwilling) to give any indication as to either 'ambient' noise levels or 'active' noise levels other than to say they would be "minimal"! They also didn't address questions as to how they would adequately ensure water safety, being that the site is at the intersection of 3 rivers- the Bingham, Pollard and Collier East branch.</p> <p>5. How would be site be protected in the event of a fire- either external to the site or from within the site? The proposal is in an area that has frequent summer fires and is surrounded by forest. There is no Brigade nearby and from what we are led to believe the site will be monitored remotely. In the event of a fire from within the project, what would be required to contain and control a chemical incident?</p> <p>As it stands we are opposed to the proposal for the Battery site. There are too many unknowns and logistical issues that have not been addressed, either in the proposal paperwork or personally at the meeting, for us to be happy that the</p> | <p>designated as a Network 4 road which caters for vehicles up to 27.5m long. This route has been identified as being appropriate for the movement of some heavy vehicles. Refer to Appendix I of the Development Application report for further details.</p> <p>4. Preliminary noise modelling as part of a Noise Impact Assessment (NIA) had been completed at the time of the community engagement sessions. Final modelling for the NIA was completed subsequently, which included placement of noise detection equipment. The NIA was completed in accordance with <i>Environmental Protection (Noise) Regulations 1997</i>. Modelling completed as part of the NIA predicted that the proposed will comply with noise limits at all non-involved receivers. The NIA and proposed management is discussed in Section 6.6 and the NIA is available in Appendix J of the Development Application report. Neoen also engaged with the Department of Water and</p> | <p>The risk of fire and proposed mitigations have been addressed in the Bushfire Management Plan and the Bushfire Risk Management Plan as prepared by the Applicant.</p> |
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|  |  | project will not cause environmental problems and great personal inconvenience and harm. | <p>Environmental Regulation<br/>Environmental Noise Branch on noise aspects during the Development Application process.</p> <p>Hydrological modelling had been completed for the proposed Project to understand potential flood impacts and inform suitable mitigations. With the exception of the proposed access road and bridge over Pollard Brook, the proposed Project will be more than 10 metres higher than the modelled 1 in 100 year flood event. Detailed design of the access road and Pollard Brook will consider flood risk and include appropriate mitigations. Potential impacts as related to water are described in Section 6.1 of the Development Application report, and the hydrological modelling report is in Appendix F.</p> <p>5. We acknowledge the potential risks as related to bushfire. As such we have completed a Bushfire Management Plan and Bushfire Assessment and</p> |  |
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|  |  | <p>Management Plan for the proposed Project.</p> <p>Williams Road voluntary bushfire brigade is less than 10 minutes from the Project site. The BMP includes the following measure: "The Bunbury Career Fire and Rescue Service and the Collie Volunteer Fire and Rescue Service is to be invited to inspect and familiarise with the site prior to operation. Additional future invitations may be annual or ad-hoc."</p> <p>For more details, please refer to Section 6.4 of the Development Application report for a discussion of risks and mitigations as related to fire and bushfire, and Appendix H for the Bushfire Management Plan and Bushfire Risk Assessment and Management Plan.</p> <p>The proposed 1,000MW / 4,000MWh Project will be monitored remotely 24/7 and will also be staffed by up to 8 operational personnel during the business hours as described in the Development Application report. In case of any incident, the on-site and the remote operation teams will be able to alert the relevant emergency services.</p> |  |
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| 4 | Owner of Lot 506<br>Baird Street,<br>Collie | Support-<br>I fully support the "battery" proposal<br>for Lots 782, 784, 785 and 775. | Thank you for your support. | Support for the proposal is noted. |
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## Appendix 13.1.5

# Schedule of Agency Submissions



**SCHEDULE OF PUBLIC SUBMISSIONS**

Use Not Listed- Battery Energy Storage System (Collie Battery)- Lots 784, 785 and 775 Collie- Williams Road, Palmer

| No. | Submitter   | Nature of Submission   | Applicant Comments  | Officer Comments   |
|-----|---|--|---|--|
| 1   | Owner/Occupier of 274 Yourdamung Road, Palmer               | <p>Objection-</p> <p>With no formal communication with the submitter about the project that it is to go on land that is in my community, as a person that is living within a few km of this project with this in mind, the answer is no.</p>                           | <p>Thank you for your comments.</p> <p>Neoen undertook a community engagement program during preparation of the Development Application, which included:</p> <ul style="list-style-type: none"> <li>• contacting nearby landholders where contact details were available</li> <li>• distributing 3,800 flyers</li> <li>• three local newspaper publications</li> <li>• a dedicated project website</li> <li>• two community information sessions.</li> </ul> <p>Neoen will continue to engage the community regarding the proposed Project and will have further discussions with nearby landholders as required.</p> | <p>The submitter was included in the public advertising and was advised of the proposal via letter by the Shire.</p>   |
| 2   | Nearby Owner/ Occupier (requested details not to be shared) | <p>Neutral- with comments,</p> <p>The development of renewable energy facilities to supplement our existing electricity supplies is not only extremely important but essential and I am not opposed to its construction, but I do have some very serious concerns.</p> | <p>Noted and thank you for the response.</p>  | <p>Comments relating to the Collie Bulletin are noted, the contents of newspaper articles are not a planning concern.</p> <p>The submitter was included in the public advertising and was advised of the proposal via letter by the Shire.</p> |

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|  |  | <p>As a result of a letter dated 7<sup>th</sup> September 2022 I wish to submit my comments on the development proposal for the Collie Battery.</p> <p>However, I am somewhat confused – your letter introduces this as a proposal, however the report in the Collie Bulletin on 29<sup>th</sup> September, 2022 states <i>“The Battery will be built on the Popp family’s Myaree Farm”</i> and further states that <i>“Once completed, the first stage of the battery will have the theoretical capability to service the average energy needs of 260,000 households for an hour”</i></p> <p>If I am to take the report at face value, then has the decision already been made, are any efforts to have any concerns properly considered a futile exercise?</p> <p>I (and many of the other landholders in very close proximity to the site of the proposal) have not been included in the consultation and planning process and on Table 2.2 (Surrounding properties and land uses) of the Neoen Collie Battery Development Application, my property does not even rate a mention, an exclusion which I do not understand.</p> | <p>The quote referenced is from the Collie Bulletin. Neoen’s Development Application report refers to the “proposed” Project. Neoen’s proposed Project will not proceed without all necessary approvals.</p> <p>Nearby landholders who Neoen attempted to directly contact by phone are shown on Figure 2.1 of Appendix E of the Development Application. A flyer was posted to 3,800 properties, three articles were posted in local newspapers, and two community sessions were held and other engagement mechanisms were used in an attempt to communicate with stakeholders regarding the proposed Project as described above.</p> | <p>The proposed use is considered to be consistent with the objectives of the Rural zone and will not result in the land and surrounding areas to be utilised for agricultural purposes.</p> <p>The risk of fire and proposed mitigations have been addressed in the Bushfire Management Plan and Bushfire Risk Management Plan as prepared by the Applicant.</p> <p>Precedent is not grounds for approval, future industrial or other proposals will be assessed on their merits and suitability.</p> |
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|  |  | <p>Given that there are a total of 704 pages of information it is difficult to fully understand all aspects of the "proposal" I will address my concerns in concise questions.</p> <ol style="list-style-type: none"> <li>1. Why would the Shire approve the development on rural land when there are already large tracts of land zoned for Industrial Use available and in close proximity to the sub station and infrastructure to enable the stored energy to be transferred to the electricity grid. These areas were set aside by the Shire to provide for industrial development which was not in proximity to housing. The proximity to these facilities is stated as one of the reasons the site has been selected. I suspect this site have been selected because the owner of the land is a driving force behind the application (and he will profit from the development).</li> <li>2. Are funds for the project coming from Collie Future Funds and if so, who is the beneficiary of the funding?</li> </ol> | <ol style="list-style-type: none"> <li>1. The site has been selected to be near to existing transmission infrastructure and Shotts terminal, on land with minimal requirement for clearing and as such minimal biodiversity impact, and on land that is used for grazing which can be co-located with the proposed Project. The landholder has a holistic vision for the site that combines renewable energy, high-value agriculture, and restoration of currently degraded riparian ecosystems. Additionally, the specific location within the site has been chosen to have minimal impact to the rural landscape, while also minimizing clearing. The proposed Project is also consistent with the surrounding character of the local area is a mixture of agricultural, rural residential, industrial, electricity generating and transmission, state forest, and extractive industry. Industrial land that has been earmarked by government in the Collie area have potential constraints that may make it unsuitable for the proposed</li> </ol> |  |
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|  |  | <p>Project. These constraints include land being occupied by existing operating assets, requirement for native vegetation clearing, or limited ability to connect to transmission infrastructure.</p> <p>2. No Collie Future Fund money is going towards the proposed Project.</p> <p>3. The proposed Project is intended to have an operational life of up to 20 years and, depending on the selected technology components, may be replaced and/or upgraded to extend this timeframe.</p> <p>Rather than specifically servicing homes or industrial customers directly, large scale battery storage technology is highly flexible and can ensure network stability and reliability, particularly in energy systems which are accelerating the transition to renewable energy away from fossil fuel powered energy:</p> |  |
| <p>3. The amount of natural resources and energy which will be used in the construction of the facility which is anticipated to last for 20 years will be enormous. Given that the best we can hope for is <i>capability to service the average energy needs of 260,000 households for an hour</i> is it all worth it? If industry also draws on the stored power, then how long will the storage last? Then at the end of the natural life of the facility do we have a problem filling landfill sites with the materials which need to be decommissioned.</p> <p>4. We are all subject to the dangers of fires, however at this stage we are not threatened by any explosions in our rural and forested area. This is a risk which concerns me greatly.</p> <p>5. Does this create a precedent to approvals for other industrial developments in our rural area. What is the risk of our rural area becoming not just adjacent to industrial development but part of it.</p> <p>6. I firmly believe that this will adversely affect the value of my rural land. Are there are steps in</p> |  |  |  |

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|  |  | place to compensate any nearby landholders. | <ul style="list-style-type: none"> <li>• Market support: A battery can store cheap renewable energy for use during times of energy shortage or high market prices through tactical and well-timed charging and discharging.</li> <li>• Essential system services: A battery can respond to frequency changes to prevent voltage and frequency collapse. This also reduces costs for customers.</li> <li>• Transmission network support: Grid-scale batteries can enable existing transmission lines to operate at full capacity by providing dynamic high-speed responses. This also reduces costs for customers.</li> <li>• Firming renewables: In combination with wind and solar technologies, large-scale batteries assist with the firming of variable renewable energy.</li> </ul> <p>An independent report on the Hornsdale Power Reserve battery facility in 2019 found that the battery reduced electricity costs in the South</p> |  |
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|  |  | <p>4. At the consultation meeting the representatives were unable (or unwilling) to give any indication as to either 'ambient' noise levels or 'active' noise levels other than to say they would be "minimal"! They also didn't address questions as to how they would adequately ensure water safety, being that the site is at the intersection of 3 rivers- the Bingham, Pollard and Collier East branch.</p> <p>5. How would be site be protected in the event of a fire- either external to the site or from within the site? The proposal is in an area that has frequent summer fires and is surrounded by forest. There is no Brigade nearby and from what we are led to believe the site will be monitored remotely. In the event of a fire from within the project, what would be required to contain and control a chemical incident?</p> <p>As it stands we are opposed to the proposal for the Battery site. There are too many unknowns and logistical issues that have not been addressed, either in the proposal paperwork or personally at the meeting, for us to be happy that the</p> | <p>designated as a Network 4 road which caters for vehicles up to 27.5m long. This route has been identified as being appropriate for the movement of some heavy vehicles. Refer to Appendix I of the Development Application report for further details.</p> <p>4. Preliminary noise modelling as part of a Noise Impact Assessment (NIA) had been completed at the time of the community engagement sessions. Final modelling for the NIA was completed subsequently, which included placement of noise detection equipment. The NIA was completed in accordance with <i>Environmental Protection (Noise) Regulations 1997</i>. Modelling completed as part of the NIA predicted that the proposed will comply with noise limits at all non-involved receivers. The NIA and proposed management is discussed in Section 6.6 and the NIA is available in Appendix J of the Development Application report. Neoen also engaged with the Department of Water and</p> | <p>The risk of fire and proposed mitigations have been addressed in the Bushfire Management Plan and Bushfire Risk Management Plan as prepared by the Applicant.</p> |
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|  |  | project will not cause environmental problems and great personal inconvenience and harm. | <p>Environmental Regulation<br/>Environmental Noise Branch on noise aspects during the Development Application process.</p> <p>Hydrological modelling had been completed for the proposed Project to understand potential flood impacts and inform suitable mitigations. With the exception of the proposed access road and bridge over Pollard Brook, the proposed Project will be more than 10 metres higher than the modelled 1 in 100 year flood event. Detailed design of the access road and Pollard Brook will consider flood risk and include appropriate mitigations. Potential impacts as related to water are described in Section 6.1 of the Development Application report, and the hydrological modelling report is in Appendix F.</p> <p>5. We acknowledge the potential risks as related to bushfire. As such we have completed a Bushfire Management Plan and Bushfire Assessment and</p> |  |
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|  |  | <p>Management Plan for the proposed Project.</p> <p>Williams Road voluntary bushfire brigade is less than 10 minutes from the Project site. The BMP includes the following measure: "The Bunbury Career Fire and Rescue Service and the Collie Volunteer Fire and Rescue Service is to be invited to inspect and familiarise with the site prior to operation. Additional future invitations may be annual or ad-hoc."</p> <p>For more details, please refer to Section 6.4 of the Development Application report for a discussion of risks and mitigations as related to fire and bushfire, and Appendix H for the Bushfire Management Plan and Bushfire Risk Assessment and Management Plan.</p> <p>The proposed 1,000MW / 4,000MWh Project will be monitored remotely 24/7 and will also be staffed by up to 8 operational personnel during the business hours as described in the Development Application report. In case of any incident, the on-site and the remote operation teams will be able to alert the relevant emergency services.</p> |  |
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| 4 | Owner of Lot 506<br>Baird Street,<br>Collie | Support-<br>I fully support the "battery" proposal<br>for Lots 782, 784, 785 and 775. | Thank you for your support. | Support for the proposal is noted. |
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### SCHEDULE OF AGENCY SUBMISSIONS

Use Not Listed- Battery Energy Storage System (Collie Battery)- Lots 784, 785 and 775 Collie- Williams Road, Palmer

| No | Submitter   | Nature of Submission  | Applicant Comments  | Officer Comments   |
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| 1  | The Department of Mines, Industry Regulation and Safety (DMIRS) | The Department of Mines, Industry Regulation and Safety has determined that this proposal raises no significant issues with respect to mineral and petroleum resources, geothermal energy, and basic raw materials.   | Noted.  | DMIRS response noted.  |
| 2  | Department of Fire and Emergency Services (DFES)                | <p>This advice relates only to State Planning Policy 3.7 Planning in Bushfire Prone Areas (SPP3.7) and the Guidelines for Planning in Bushfire Prone Areas (Guidelines). It is the responsibility of the proponent to ensure the proposal complies with relevant planning policies and building regulations where necessary. This advice does not exempt the applicant/proponent from obtaining approvals that apply to the proposal including planning, building, health or any other approvals required by a written authority under written laws.</p> <p><b>Assessment</b></p> <ul style="list-style-type: none"> <li>- DFES acknowledge that there are multiple lots (three) subject to the applications, however there are additional lots that require adding to the application</li> </ul> | <p>We thank the Department of Fire and Emergency Services for the response, and also for the prior consultation throughout the Development Application preparation process to discuss bushfire management requirements. We acknowledge the need to ensure that fire and bushfire risks are appropriately managed for the proposed Project.</p> <p>Please refer to separate response to DFES comments from Bushfire Prone Planning (BPP).</p> <p>In addition to the response from BPP, we note that further management and mitigation measures in addition to those in the Bushfire Management Plan and Bushfire Risk Assessment and Management Plan are proposed in the Development Application report.</p> | <p>Comments made by DFES and the response to these comments by the Applicant have been noted.</p> <p>It is recommended that the required clarifications and modifications, as detailed in the Applicant's response be included as a condition of approval.</p> |

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|  |  | <p>to ensure the development can demonstrate compliance with the bushfire protection criteria in perpetuity.</p> <ul style="list-style-type: none"> <li>- It is acknowledged that the development application proposes battery storage, switchyard, transmission lines and site office.</li> <li>- SPP3.7 appropriately focuses on the location and siting of high-risk landuses rather than the application of bushfire construction requirements. Given the temperature sensitive nature of the infrastructure, it is critical to ensure that the proposed design adequately responds to the bushfire risks in order to protect life, property and infrastructure.</li> <li>- DFES Land use planning consulted with both Bushfire Technical Services and DFES Special Operations who have provided input into the referral response.</li> <li>- The decision maker has confirmed this to be intensification of development and the application of SPP3.7 is triggered.</li> </ul> | <p>This includes appropriate fire protection measures to be designed into the battery modules, including:</p> <ul style="list-style-type: none"> <li>• Self-containment of battery modules through highly insulated steel encasing used to encapsulate modules.</li> <li>• Installation of thermally insulated steel vents within the thermal roof protecting the units from flame impingements and hot gas intrusion.</li> <li>• Active monitoring and electrical fault safety devices which ensure the units only remain operational within their intended operating environment, with an automated shut-down system.</li> <li>• Design of the facility with appropriate separation distances, as per the industry standards, between battery modules and other Project infrastructure such that fire will not propagate.</li> </ul> <p>Neoen would welcome further discussions with DFES during the</p> |  |
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|  |  | <p>- Further clarification is required within the BMP of the requirements of SPP3.7, and the supporting Guidelines as outlined in our assessment below.</p> <p><b>1. Lots within the subject application</b></p> <p>There are three lots which are subject to the proposed development. However, none of these lots have formal access to a public road. There is an additional lot (to the north) which appears to provide access to Collie-Williams Road however, this lot is not part of the development application. This lot should form part of the subject application with an easement in favour of the proposal access route. This will ensure that the access road is part of the development application and will meet the requirements of Table 6 of the Guidelines, and any upgrade works and maintenance can be enforced in perpetuity. Easements in favour for the access road and APZ's across all lots should be created to ensure that their implementation and maintenance is assured in perpetuity.</p> | <p>detailed design stage and prior to construction of the proposed Project.</p> |  |
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|  |  | <p><b>2. Method 2</b></p> <p>The method 2 to calculate the 10kW/m2 for the office building and the area of 12.5kW/m2 has been validated. However, vegetation plots 3 and 4 are not supported as Class B Woodland for the Method 2 calculation.</p> <p>In addition, the site office building is noted in the BMP as an onsite shelter. Where a building is to function as an onsite shelter, it should not only be able to demonstrate a maximum radiant heat level of 10Kw/m2 but also should be designed and constructed in accordance with the NCC and the ABCB Community Shelter Handbook. The site office should only be labelled as a place of last resort if it is proposed to be constructed to the shelter standard.</p> <p><b>3. Vegetation Classification</b></p> <p>Photo points 9 and 10 are being used in section A1.2 to justify Area 4- Woodland but the photo point locations are shown close to Area 3 to the north. Either the location of the photos should be updated, or additional evidence is required to support the classification of Area 4.</p> |  |  |
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|  |  | <p><b>4. Vegetation Classification</b></p> <p>Vegetation plots 3 and 4 cannot be substantiated as Class B Woodland with the limited information and photographic evidence available. The foliage cover appears to exceed 30%.</p> <p>The BMP should detail specifically how the Class B Woodland classification was derived as opposed to Class A Forest.</p> <p>If substantiated, the vegetation classification should be revised to consider the vegetation at maturity as per AS3959:2018, or the resultant BAL ratings may be inaccurate.</p> <p><b>5. BAL Contour Map</b></p> <p>The BAL Contour Map has not been prepared in accordance with Appendix 3 of the Guidelines. The BAL Contour Assessment area is the area within 100 metres of the external boundary of the subject site as stated in Step two of Appendix 3.</p> <p><b>6. Location- A 1.1 - Not Demonstrated</b></p> |  |  |
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|  |  | <p>The BAL ratings cannot be validated, as the vegetation classification inputs require modification as per the above. The location, in close proximity to two state forests with vegetation contiguous to the state forest encroaching into the site, is not the preferred location for such a high-risk land use. The BMP has demonstrated an area of 12.5kw/m2 for the battery compartments. However, SPP3.7 appropriately focuses on the location and siting of high-risk land uses rather than the application of bushfire construction requirements. Unless it can be demonstrated that the battery storage compartments, and cooling systems are constructed to withstand a radiant heat level of 12.5kW/m2, they should be moved to an area of BAL-LOW.</p> <p>It is unclear if the BMP has addressed the initial stage 1 of the battery storage compound or the entire development once complete and this should be clarified.</p> <p><b>7. Siting and Design- A2.1- Not demonstrated</b></p> |  |  |
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|  |  | <p>The APZ's are not contained within one lot boundary, the lots should be amalgamated, or easements in favour of the lots should be provided to ensure that any implementation and maintenance of APZ's are assured in perpetuity.</p> <p>Performance Principle P2 required consideration of siting and design of, inter-alai, roads and paths to be appropriate, however the access to the public road has not been considered within the BMP.</p> <p><b>8. Vehicular Access- A3.2a- Not demonstrated</b></p> <p>The access road does not form part of the development application. The battery storage system development does not have formal access to Collie Williams Road unless Lot 773 forms part of the development application. Currently lots 784, 885 and 775 Collie- Williams Road have no formal access to a public road.</p> <p><b>A3.6- not demonstrated</b></p> <p>DFES considers the current development of a battery storage compound, which includes up to 150 workers on site during the construction phase, to be of a scale that requires a private road network</p> |  |  |
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|  |  | <p>rather than a driveway. Given there will be construction vehicles during the commissioning phase and multiple vehicles during operating, any proposed access roads should be upgraded to meet the technical requirements of column 1 Table 6 of the Guidelines. A3.6 is generally for use where a single house on a single lot is being proposed.</p> <p>In additional, the development report states that there is a bridge over the Pollard Brook which required upgrading. this would form part of the access road and should be detailed within the BMP as complying with the minimum standards for a public road, including weight and width requirements. Any proposed upgrade works should also be detailed within the Implementation Responsibilities table.</p> <p><b>9. Water- A4.2- Not demonstrated</b></p> <p>It is acknowledged that there is reticulation along Collie- Williams Road. It is unclear where the hydrant will be located on the subject site. The BMP has not demonstrated that the water supply to the lot will have sufficient volume</p> |  |

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|  |  | <p>and pressure to meet the requirements of the proposal. The 50,000L tank meets the requirements of Element 4 for a dedicated water supply for firefighting for a bushfire event, however the pressure and volume of reticulated and or static water supplies have not been demonstrated to be suitable to cool a batter under thermal runaway and simultaneously cool the surrounding batteries for the many hours required to make the area safe.</p> <p><b>10. Bushfire Emergency Evacuation Plan (BEEP)</b></p> <p>The referral has not included a 'Bushfire Emergency Evacuation Plan' for the purposes of addressing the policy requirements. Consideration should be given to the guidelines Section 5.5.4' Developing a Bushfire Emergency Evacuation Plan. This contains detail regarding what should be included in a BEEP and will ensure the appropriate content is detailed when finalising the BEEP to the satisfaction of the Shire.</p> <p><b>11. Additional Comments- DFES Special Operations</b></p> |  |  |
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|  |  | <ul style="list-style-type: none"> <li>- An Emergency Management Plan in line with AS 3745-2010) for the construction and commissioning phases will be required.</li> <li>- A fire protection system information for battery energy storage systems. The fire protection system must be designed to allow safe and effective response to the risks and hazards at the facility.</li> <li>- Firefighting water supply and infrastructure must be designed to allow adequate response to the risks and hazards at the facility.</li> <li>- The fire protection systems and equipment must be installed as early as possible within the construction phase to ensure appropriate first protection during this and subsequent phases. (reference- Victoria Big Battery, which caught fire during commissioning).</li> <li>- Sufficient placarding/ labelling on facility and Emergency Information available at the front gate for emergency responders.</li> </ul> <p><b>Recommendation-</b></p> |  |  |
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|    |   | <p>It is critical the bushfire management measures within the BMP are refined to ensure they are accurate and can be implemented to reduce the vulnerability of the development to bushfire. The proposed development is not supported for the following reasons-</p> <ol style="list-style-type: none"> <li>1. The development design has not demonstrated compliance to- <ul style="list-style-type: none"> <li>- Element 1: Location</li> <li>- Element 2: Siting and Design</li> <li>- Element 3: Vehicular Access; and</li> <li>- Element 4: Water</li> </ul> </li> </ol> |  |  |
| 3. | Department of Water and Environmental Regulation (DWER) | <p>The Department has identified the potential environmental/water impacts it considers relevant. Key issues and recommendations are provided below and these matters should be addressed:</p> <p><b>Issue 1: Flood</b></p> <p><b>Advice 1:</b> The following is advised:</p> <ul style="list-style-type: none"> <li>• provision of detailed survey information of hydraulic structures (e.g.) bridges is needed</li> <li>• calibration of the hydraulic model to recorded events is needed,</li> </ul>  | <p>We thank the Department of Water and Environmental Regulation for the advice and recommendations provided, and also for the consultation through the Development Application preparation process to date.</p> <p><b>Issue 1, Advice 1:</b></p> <p><b>Point 1</b> – noted and detailed design information will be provided as part of detailed design.</p> <p><b>Point 2</b> - Whilst no detailed calibration was undertaken given limited data, please note following</p> | <p>Comments provided by DWER have been noted and reflected through recommended conditions.</p> |

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|  |  | <p>such as, but not limited to, calibrating the modelled 1% AEP flood level with the observed peak level</p> <ul style="list-style-type: none"> <li>the proposed road level at the bridge for Collie-Williams Rd to have sufficient clearance for major flood events needs to be demonstrated</li> <li>the proponent ensure proposed development be located outside of the 1 in 100 AEP floodplain, and the minimum habitable floor levels be 1.0 meter above the appropriate 1 in 100 AEP flood level for adequate flood protection</li> <li>the Shire and proponent be aware that: <ul style="list-style-type: none"> <li>several structures are located in the shallow overland local flow paths (see attached drawings)</li> <li>we (DWER) cannot comment on the level of flood protection provided to the structures because we do not have access to the modelled flood levels.</li> <li>we do not provide advice on the level of serviceability for proposed bridge over Pollard Brook. Our advice is purely based on the</li> </ul> </li> </ul> | <p>summary results with correlation to 1964 event observations:</p> <ul style="list-style-type: none"> <li>Road Level at Bridge (LiDAR elevation) ~206.7m AHD</li> <li>Adopted 5% AEP Flow - 33.5m<sup>3</sup>/s, Peak 5% AEP Flood Level U/S Bridge – 206.7m AHD (just at point of bridge overtopping)</li> <li>Adopted 1% AEP Flow - 77.8 m<sup>3</sup>/s, Peak 5% AEP Flood Level U/S Bridge – 207.0m AHD (0.3m depth of overtopping)</li> <li>DWER Historical Flood Information – 1964 Event peak flow 53m<sup>3</sup>/s, 0.2m depth of overtopping</li> <li>Based on indicative depth of overtopping and relative flow rates, model appears to provide reasonable validation to 1964 event.</li> </ul> <p><b>Point 3 –</b> The bridge for Collie-Williams Road is not part of this proposal and is not required to be upgraded for this proposed Project. The upgraded bridge that crosses Pollard Brook will consider flood requirements.</p> <p><b>Point 4 –</b> Based on flood modelling completed for the proposed Project,</p> |  |
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|  |  | <p>impacts of flooding on neighbouring properties. However we recognise the Lots will not be assessable for a short time (&lt; 24 hrs) during flood events rarer than 5% AEP. Currently there is no bridge design provided to access the impacts on major flooding</p> <ul style="list-style-type: none"> <li>our assessment has been undertaken on the information provided on methodology and results and <b>we have not reviewed the model</b></li> </ul> <p><b>Discussion 1:</b> The Department of Water and Environmental Regulation in carrying out its role in floodplain management provides advice and recommends guidelines for development on floodplains with the object of minimising flood risk and damage. Our guiding principles for floodplain development are to ensure that:</p> <ul style="list-style-type: none"> <li>proposed development has adequate flood protection;</li> <li>proposed development does not detrimentally impact on the existing flooding regime.</li> </ul> | <p>the proposed development is &gt;10m above the 1 in 100 AEP floodplain, with the exception of the access road crossing Pollard Brook.</p> <p><b>Point 5</b> – Noted.</p> <p><b>Issue 1, Discussion 1</b></p> <p>Noted that the flood risk assessment is generally consistent with current industry standards and is suitable for determining region- scale flood risk.</p> <p>The bridge was modelled as “clear span” as per LiDAR data with no detailed modelling of abutment/pier arrangements, however, such detail is not expected to provide any material changes to simulated flood conditions for Project area.</p> <p>See notes in <b>Point 2</b> above with regards to comparison of the modelled 1% AEP flood level with observed peak level.</p> |  |
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|  |  | <p>We have reviewed the information presented in the report <i>Collie Battery Energy Storage System (BESS) Project Flood Risk Assessment</i> (by Umwelt, dated 19 May 2022 ). The information provided shows the flood risk assessment has adopted a methodology which is generally consistent with current industry standards and is considered suitable for determining region-scale flood risk.</p> <p>Some specific comments on the modelling and report are provided below:</p> <ul style="list-style-type: none"> <li>Hydraulic structures such as bridges can have a significant impact on floodflows. The report states that structures have been incorporated in the model by estimates derived from aerial photography and topographic data. This approach is considered adequate for this assessment; however, <b>detailed survey</b> of these structures would improve the confidence in modelling results.</li> <li>The hydraulic model was <b>not calibrated</b> to any recorded events. The maximum</li> </ul> | Other points are noted and no comment required. |  |
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|  |  | <p>recorded peak flood level occurred on 04/08/1964, where the Bingham River peaked at 53 m<sup>3</sup>/s, 1.9 m above CTF. This was 0.2 m <b>above</b> the road level at the bridge for Collie-Williams Rd (see attached cross section for gauge station 612037). A comparison of the <b>modelled 1% AEP flood level</b> with the <b>observed peak level</b> would provide greater confidence in the model results.</p> <ul style="list-style-type: none"> <li>• The modelling adequately addresses overland flood risk from local rainfall on the properties. The report states "The local catchment overland flow within the Project Area would typically only provide for relatively shallow overland flow through the natural topographical depressions defining the local flow paths. This represents only a low risk to the Project area which would be expected to be accommodated in the engineering design."</li> <li>• The report states "The western lots of the Project are subject to mainstream flood</li> </ul> |  |  |
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|  |  | <p>inundation from Bingham River and Pollard Brook. The eastern lots are outside the mainstream flood inundation extents with inundation limited to the overland flooding mechanism.” Please refer to the attached plot showing the 1% AEP flood hazard from the report (Fig. 3.7).</p> <p>Based on the information presented we recommended that proposed development be located <b>outside</b> of the 1 in 100 AEP floodplain and minimum habitable floor levels of 1.0 meter above the appropriate 1 in 100 AEP flood level are recommended to ensure adequate flood protection.</p> <p>It should be noted that our assessment has been undertaken on the information provided on methodology and results and <b>we have not reviewed the model.</b></p> <p><b>Issue 2:</b> Pollard Brook crossing</p> <p><b>Advice 2:</b> The following be considered:</p> | <p><b>Issue 2:</b></p> <p>All advice is noted and will be addressed through <i>Rights in Water and Irrigation Act 1914</i> (RIWI Act) approvals separate to the Development Application and in</p> |  |
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|  |  | <ul style="list-style-type: none"> <li>• Prior to any interference with the bed and banks of the waterway, the proponent is advised to contact the department's Bunbury Water Licensing Branch on 9726 4111 to determine licensing and permit requirements or whether any exemptions apply</li> <li>• To assist with licensing/permit requirements under the RIVW Act, specific information such as but not limited to the extent of ground disturbance and engineering drawings</li> <li>• Ensuring the upgraded crossing has sufficient clearance for major flood events and the culverts are appropriately sized for major flows (Issue 1)</li> </ul> <p><b>Discussion 2:</b> The location of the Pollard Brook crossing is shown within the red circle in the screenshot below.</p> <p>At this stage, conceptual information has been provided regarding the Pollard Brook crossing, which is</p> | consultation with the Department of Water and Environmental Regulation (DWER). |  |
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|  |  | <p>proposed to be replaced or upgraded – and DWER understands that finalised information will be provided at a later stage, noting the following statement in the referral document <i>Collie BESS - DS 01 Basis of Design Report</i> (by Downer Engineering Services, Document No. 3744316-DOW-RPT-DM-0001, dated: 19 Aug 2022) (to be referred to as the Downer Report):</p> <ul style="list-style-type: none"> <li>• “3.2.6 Exclusions</li> </ul> <p>The following civil design items have not been investigated at this stage:</p> <ul style="list-style-type: none"> <li>○ Environmental management plan &amp; Planning permit applications.</li> <li>○ Intersection design details.</li> <li>○ Sediment and Erosion control measures.</li> <li>○ Wastewater/water service design.</li> <li>○ Earthworks and Pavement design.</li> <li>○ Drainage design.</li> <li>○ Landscape design.</li> <li>○ Road upgrades.</li> <li>○ Structure and Foundation design.</li> </ul> |  |  |
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|  |  | <p><b>Issue 3:</b> The clearing of native vegetation in this proposal may be subject to the <i>Environmental Protection Act 1986</i> (EP Act)</p> <p><b>Advice 3:</b> In the event clearing of native vegetation is proposed, the following be considered:</p> <ul style="list-style-type: none"> <li>• for areas <u>outside</u> of the waterway riparian zone, the proponent is to obtain Developmental Approval prior to clearing to ensure the clearing is exempt under the EP Act, and clearing to be in accordance with the Shire's Firebreak and Fuel Hazard Reduction notice</li> <li>• for areas <u>within</u> the riparian zone not covered with a current bed and banks permit obtained under the RIVL Act, a clearing permit would be required</li> <li>• If further clarification is required please contact DWER's Native Vegetation Regulation section by email (<a href="mailto:admin.nvp@dwer.wa.gov.au">admin.nvp@dwer.wa.gov.au</a>) or by telephone (6364 7098)</li> </ul> | <p>Neoen note the advice of DWER as related to clearing permit requirements and exemptions. As discussed in the Development Application report, Neoen will be applying for approvals for clearing as required under Part V of the <i>Environmental Protection Act 1986</i> (EP Act), unless exemptions under the Clearing Regulations apply.</p> |  |
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|  |  | <p><b>Discussion 3:</b> DWER notes there may be the potential for clearing of native vegetation, however noting the intent is to avoid clearing.</p> <p>In the unlikely event clearing of native vegetation is proposed, the following is advised:</p> <p>Under section 51C of the <i>Environmental Protection Act 1986</i> (EP Act), clearing of native vegetation is an offence unless undertaken under the authority of a clearing permit, or the clearing is subject to an exemption. Exemptions for clearing that are a requirement of written law, or authorised under certain statutory processes, are contained in Schedule 6 of the EP Act. Exemptions for low impact routine land management practices outside of environmentally sensitive areas (ESAs) are contained in the <i>Environmental Protection (Clearing of Native Vegetation) Regulations 2004</i> (the Clearing Regulations).</p> <p><u>Clearing outside of the waterway riparian zone</u></p> <p>Based on the information provided it is likely that once Development Approval has been issued, the</p> |  |

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|  |  | <p>proposed clearing for the structures will be exempt from the requirement for a clearing permit under Regulation 5, Item 1 of the <i>Environmental Protection (Clearing of Native Vegetation) Regulations 2004</i> (the Clearing Regulations). Please note that in the absence of Development Approval, this exemption does not apply.</p> <p>The proposed clearing for the Bushfire Protection Zone surrounding the dwelling may be exempt from the requirement for a clearing permit under Schedule 6, Clause 1 of the EP Act. Please note that this exemption would only apply if the clearing is in accordance with the Shire of Collis's Firebreak and Fuel Hazard Reduction notice. The clearing of this area may also be exempt under Regulation 5, Item 1 if it is specified and considered within the Development Approval, noting that this exemption relates to clearing to the extent necessary for a building or structure.</p> <p><u>Clearing <b>within</b> the                      waterway riparian zone</u></p> <p>Based on the information provided, the proposal may be exempt from the requirement for a clearing permit under Regulation 5, Item 16 of the</p> |  |  |
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|  |  | <p>Clearing Regulations. This is noting that under the RIVI Act 1914, where the Department has <b>previously</b> issued a permit to interfere with the bed and banks of the watercourse <b>at the location</b> of the proposed referral, an exemption applies.</p> <p>Please note that this exemption only applies to the <b>specific</b> area considered in the Permit to Interfere with the bed and banks of a watercourse, issued under the <i>Rights in Water and Irrigation Act 1914</i>. Any clearing <b>outside</b> of that area would <b>require</b> a clearing permit.</p> <p>This exemption is described in the Departments '<a href="#">A Guide to the Exemptions and Regulations for Clearing Native Vegetation</a>'. It is the applicant's responsibility to determine compliance with these exemptions and therefore whether a clearing permit is required.</p> <p><u>Clearing permit information</u><br/>Should a clearing permit be required application forms are available from <a href="https://www.der.wa.gov.au/our-work/clearing-permits/46-clearing-permit-application-forms">https://www.der.wa.gov.au/our-work/clearing-permits/46-clearing-permit-application-forms</a>.</p> |  |  |
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|  |  | <p>Additional information on how to apply for a clearing permit is available here: <a href="https://www.der.wa.gov.au/imagetdocuments/your-environment/native-vegetation/Fact%20sheets/Fact%20Sheet%20-%20how%20to%20apply.pdf">https://www.der.wa.gov.au/imagetdocuments/your-environment/native-vegetation/Fact sheets/Fact Sheet - how to apply.pdf</a></p> <p>If further clarification is required please contact DWER's Native Vegetation Regulation section by email (<a href="mailto:admin.nvp@dwer.wa.gov.au">admin.nvp@dwer.wa.gov.au</a>) or by telephone (6364 7098).</p> <p><b>Issue 4:</b> Clearing of native vegetation may be subject to the <i>Country Areas Water Supply Act 1947</i> (CAWS Act)</p> <p><b>Advice 4:</b> If the clearing purpose is exempt from the requirement for an <i>Environmental Protection Act 1986</i> (EP Act) permit, or is deemed of very low environmental risk such that it may proceed through the referral process and not require a clearing permit, then a licence is required to clear vegetation under Part IIA of the <i>Country Areas Water Supply Act 1947</i> – and should be contacted at <a href="mailto:CAWSA@dwer.wa.gov.au">CAWSA@dwer.wa.gov.au</a></p> | <p><b>Issue 4:</b></p> <p>Neoen note the advice of DWER as related to the <i>Country Areas Water Supply Act 1947</i> (CAWS Act). As discussed previously with DWER, Neoen will apply for approval to clear under Part IIA of the <i>Country Areas Water Supply Act 1947</i> (CAWS Act), if no EP Act clearing permit is required.</p> |  |
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|  |  | <p><b>Discussion 4:</b> “Part IIA of the <i>Country Areas Water Supply Act 1947</i> and the <i>Country Areas Water Supply (Clearing Licence) Regulations 1981</i> are designed to protect water resources from increased salinity by reducing land clearing within six South West catchments in Western Australia.</p> <p>The subject land is within the 1 November 1976 <i>Country Areas Water Supply Act 1947</i> (CAWS Act) gazetted Wellington Dam Catchment Area clearing-controlled land.</p> <p>The subject land is outside a Public Drinking Water Source Area. The catchment has however been subject to CAWS Act native vegetation clearing controls since <u>November 1976</u> to prevent salinisation of water resources.</p> <p>The DWER notes that the proposed development application may involve the clearing of native vegetation.</p> <p>If the clearing purpose is exempt from the requirement for an <i>Environmental Protection Act 1986</i> (EP Act) permit, or is deemed of very low environmental risk such that it may proceed through the referral process and not require a</p> |  |

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|  |   | clearing permit, then a licence is required to clear vegetation under Part IIA of the <i>Country Areas Water Supply Act 1947</i> ”   |  |
|  | <p><b>Issue 5:</b> Sewage disposal</p> <p><b>Advice 5:</b> The proposed development be consistent with the principles of the Government Sewerage Policy (Sept 2019), in particular ensuring the sewerage system:</p> <ul style="list-style-type: none"><li>• achieves a 0.6 to 1.5 metres separation to the highest groundwater, depending on soil type and the type of treatment system used</li><li>• is not to be located within 100 metres of a waterway, or in any area subject to inundation and/or flooding in a 10 per cent Annual Exceedance Probability (AEP) rainfall event</li><li>• for greater clarity, the location of the proposed sewage disposal system in relation to the waterway and areas subject to inundation be provided</li></ul> | <p><b>Issue 5:</b></p> <p>The advice is noted, and the sewerage system will be designed and located in consideration of the principles of the <i>Government Sewerage Policy</i> (2019), noting that this Policy does not apply in this case.</p> |  |

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|  |  | <p><b>Discussion 5: The Downer Report</b> states:</p> <ul style="list-style-type: none"> <li>• “Additional facilities such as washing bays, water and septic tanks are yet to be included, with enough space to be allowed for these elements at this current stage.”</li> </ul> <p>As such, DWER notes that this proposal involves on-site sewage disposal.</p> <p>Although the <i>Government Sewerage Policy</i> (Sept 2019) (GSP 2019) does not directly apply to this development, the principles apply with regards to water quality.</p> <p>GSP 2019 stipulates a 0.6 to 1.5 metres separation to the highest groundwater, depending on soil type and the type of treatment system used, to minimise groundwater contamination risks.</p> <p>Section 5.2.2 'Separation from water resources' states that an on-site sewerage system is not to be located within 100 metres of a waterway, or</p> |  |  |
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|  |  | <p>in any area subject to inundation and/or flooding in a 10 per cent Annual Exceedance Probability (AEP) rainfall event.</p> <p><b>Issue 6:</b> Stormwater and groundwater management</p> <p><b>Advice 6:</b> To ensure the proposed soak wells and any other stormwater infrastructure (that rely on infiltration) can function adequately, the highest groundwater level should be provided, which occurs between August to early October (late winter to early spring) depending upon rainfall.</p> <p><b>Discussion 6:</b> The DA report states:</p> <ul style="list-style-type: none"> <li>• “Design and management measures to mitigate potential impacts to surface and groundwater will be considered as part of the detailed design stage.”</li> <li>• “A sediment basin will be installed during construction activities, with its size based on the volume and area of earthworks. Typical erosion and sediment</li> </ul> | <p><b>Issue 6:</b></p> <p>Support for the management measures described in the Development Application report is noted, and the advice provided here will be considered during detailed design of the proposed Project.</p> |  |
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|  |  | <p>control measures such as silt fences, diversion bunds, rock check dams and construction entry/exit pads will divert rainfall runoff into the temporary sediment basin to enable the settlement of suspended solids.”</p> <ul style="list-style-type: none"> <li>• “Soak wells will be provided to retain all rainfall from a 1-year average recurrence interval (ARI) on-site in accordance with the Shire of Collier Local Planning Policy 1 and the Department of Water and Environmental Regulation’s <i>Decision Process for Stormwater Management in WA</i> (DWER, 2017). Larger stormwater retention basins will be designed to retain stormwater on site and mitigate risk of contaminants flowing to adjacent watercourses. Indicative locations for stormwater retention basins are shown on Figure 3.1 (Section 3.0), and drainage design will be completed as part of the</li> </ul> |  |  |
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|  |  | <p>detailed design stage for the Project."</p> <p>The department supports the above statements on the basis of improved water quality outcomes.</p> <p>To ensure the proposed soak wells and any other stormwater infrastructure (that rely on infiltration) can function adequately, the highest groundwater level should be provided, which occurs between August to early October (late winter to early spring) depending upon rainfall.</p> <p><b>Issue 7</b> General water quality advice</p> <p><b>Advice 7:</b> The proponent is advised to refer to the following Water quality protection notes (WQPN) where practical and appropriate to the site situation:</p> <ul style="list-style-type: none"> <li>• WQPN 56 - Tanks for fuel and chemical storage near sensitive water resources (Dec 2018)</li> <li>• WQPN 10 - Contaminant spills – emergency response (May 2020)</li> </ul> |  |  |
|  |  |  | <p><b>Issue 7:</b></p> <p>Noted, and Neoen will consider the Water quality protection notes as part of the detailed design, construction, and operation of the proposed Project.</p> |  |



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|  |  | <p><b>Discussion 7:</b> The information provided indicates there would be limited amounts of hydrocarbons and other chemicals stored on-site. The potential risks associated with this proposal relate to:</p> <ul style="list-style-type: none"> <li>• potential spills or leaks from chemical containers/tanks – which can seep through the hydrological profile into groundwater, or be carried away via sheet flow into the waterway in major storm events</li> <li>• potential for leakage of chemicals from the battery storage units, particularly in the long term</li> </ul> <p>To ensure the risk to the receiving environment is minimised, the proponent is advised to refer to the following Water quality protection notes (WQPN) where practical and appropriate to the site situation (attached for your convenience):</p> <ul style="list-style-type: none"> <li>• WQPN 56 - Tanks for fuel and chemical storage near sensitive water resources (Dec 2018)</li> </ul> |  |  |
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|    |               | <p>• WQPN 10 - Contaminant spills – emergency response (May 2020)</p> <p><b>File note 1: Noise advice</b></p> <p>The department understands that noise advice from us is not required by the Shire</p>  |  |  |
| 4. | Main Roads WA | <p>It is requested that the following conditions be included on the development approval.</p> <ol style="list-style-type: none"> <li>1. The existing driveway/ access to Collie - Williams Road be upgraded/ constructed to the specifications and satisfaction of Main Roads WA with advice notes as outlined in the previous email below.</li> <li>2. The proponent to prepare and implement a traffic management plan to the satisfaction of Main Roads during the construction</li> </ol> | <p>Neoen thank Main Roads WA for the comments, and for the consultation during the traffic assessment during the Development Application preparation stage.</p> <p>Comments are noted and can be complied with. We will consult further with Main Roads WA on the proposed upgrades and requirements for a bond.</p> | <p>Conditions as reflected by Main Roads WA have been recommended in the approval.</p> |

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|  |  | <p>phase of the development.</p> <p>Main Roads has no objection in principle to the proposed development subject to the following comments and requirements. It is noted that sightlines along the Collie - Williams Road from the existing access/ driveway are substandard to the east. The proposed development particularly through the construction phase will significantly increase traffic demands at the intersection which will increase the potential for vehicle conflicts and detract from the safety and function of the main road.</p> <p>It is recommended that a traffic management plan be prepared and implemented to the requirements and satisfaction of Main Roads for the construction phase of the development.</p> <p>Also, the existing access/ driveway crossover will need to be upgraded including widening and bitumen sealing as necessary to accommodate the anticipated construction type traffic to the specifications and satisfaction of Main Roads.</p> <p>The proponent will need to provide a bond the Main Roads to cover the</p> |  |  |
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|  |  | <p>cost of the required access/ driveway crossover upgrading.</p> <p>Detailed designs for the access/driveway crossover upgrading will need to be approved by Main Roads prior to any works being undertaken.</p> <p>Further, following the construction phase of the development the access/ driveway crossover will need to be modified/ downgraded to a general rural standard for ongoing access to the site.</p> <p>Designs for the modified/ downgraded crossover will need to be approved by Main Roads and the proponent will need to provide a bond to Main Roads to cover the cost of the future modification/ down grade of the crossover as required by Main Roads.</p> <p>It is noted that the existing access/driveway crossover crosses an existing water pipeline, hence, the proponent will need to obtain approval of the pipeline owner to the required driveway upgrading.</p> <p>The proponent will need to submit an application for minor works in the road reserve to be approved by Main Roads prior to any works being undertaken.</p> |  |  |
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| 5. | Department of Biodiversity, Conservation and Attractions (DBCA) | <p>DBCA provided preliminary comments dated 27 June 2022 (below) to the proponent for the proposed development. Matters raised by DBCA appear to have been considered as part of the development application.</p> <p>DBCA provides the following advice:</p> <p>The proposed BESS site is adjacent to the Muja State forest, which is managed by DBCA, and proposed development should not result in impositions being placed upon the management of adjoining DBCA-managed land. There should be no direct or indirect impacts, including surface water run-off, drainage, erosion, pollution and/or phytophthora dieback spready from the site into adjoining State forest.</p> <p>The proposal should comply with the <i>Guidelines for Planning in Bushfire Prone Areas</i> and consider management of bushfire spread from the BESS to the State forest, and measures to minimise the spread of bushfires from the State forest to the BESS, such as one-site fire protection resources.</p> <p>If grazing is proposed within the site, then good quality fencing would be</p> | <p>Neoen thank the Department of Biodiversity, Conservation and Attractions (DBCA) for their comments and advice, and for preliminary comments during preparation of the Development Application.</p> <p>As noted in the advice, the preliminary comments have been addressed as part of the Development Application, with the exception of point (3).</p> <p>In relation to point (3) – the proposed Project site is a working sheep farm. There is currently good quality fencing to prevent stock entering Muja State forest.</p> | Advice noted. All issues in the referral response have been addressed through the DA report. |
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|  |  | <p>required to contain stock within the site and restrict grazing stock from entering the adjacent State forest.</p> <p>The proponent should be aware of their obligations and approval requirements under Section 40 of the <i>Biodiversity Conservation Act 2016</i>, which requires Ministerial authorisation to take or disturb threatened species. DBCA recommends that if native vegetation clearing is required, the proponent should seek advice from DBCA's Species and Communities branch, prior to clearing works, in relation to section 40 authorisation requirements.</p> <p>Previous advice to the applicant, 27 June 2022:</p> <p><u>Vegetation</u></p> <p>The site contains areas of remnant vegetation. You have advised that the proposed development is being designed to avoid clearing of native vegetation where possible, which DBCA supports.</p> <p>If the proposed development does require some clearing of native vegetation for the construction of the BESS, accessways or fire</p> |  |  |
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|  |  | <p>management, DBCA recommends that advice is sought from DWER in relation to clearing permit requirements under the <i>Environmental Protection Act 1986</i>.</p> <p><u>State Forest</u></p> <p>The site's eastern boundaries are adjacent to the Muja State forest which is managed by DBCA. The proposed development should not result in impositions being placed upon the management of the adjoining DBCA- managed land.</p> <p>The vegetation on the adjacent State- forest would be considered an extreme bushfire hazard under the <i>Guidelines for Planning in Bushfire Prone Areas (GPBPA)</i>. Properties adjacent to land considered to be an extreme bushfire hazard should always assume the land has heavy fuel loads and recognise the potential fire hazard in the adjoining bushland. The proposed development should be compliant with GPBPA.</p> <p>The proposed BESS would be considered a potential bushfire ignition risk to the adjacent State forest, dependent on the intensity, and fire spread, of a battery fire.</p> |  |  |
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|  |  |  | <p>The proposed BESS would also be at risk of bushfire spread from the State forest. A bushfire risk assessment should be undertaken to determine appropriate setbacks (buffers) between the proposed BESS development and the adjacent State forest, and any other measures required to minimise the spread of bushfires to and from the State forest, such as on-site fire protection resources.</p> <p>The adjacent state forest is a gazetted Disease Risk Area (DRA). A DRA is managed to ensure that there is minimal risk from activities that may introduce or spread phytophthora dieback. Please note access to gazetted DRA's is not permitted without a permit.</p> <p>Development within the site should be designed to ensure there are no direct or indirect impacts including surface water run-off, drainage, erosion, pollution and/or phytophthora due back spread from the site into the adjoining State forest.</p> <p>If grazing is proposed within the site, good quality fencing would be required to contain stock within the</p> |  |  |
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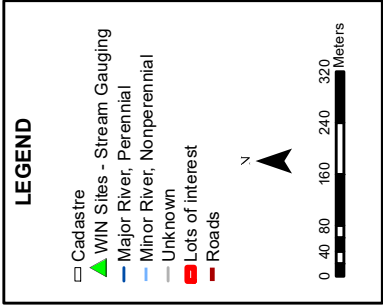
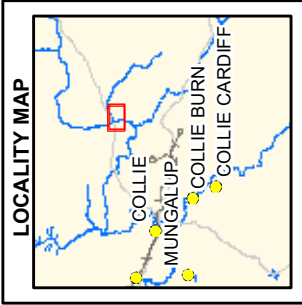
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|    |   | <p>site and restrict grazing stock from entering the adjacent State forest.</p> <p>Please note that the information in this letter is of a general nature and specific biodiversity surveys may be required for a proper assessment of potential development impacts.</p>   |   |                      |  |
|    | Department of Planning, Lands and Heritage (DPLH) | Provided a submission advising no comment.  | Noted.  | DPLH response noted. |  |
| 6. | Synergy   | <p>Synergy has no objection to the proposed Collie Battery, however wishes to raise concerns regarding firewater containment as described in the proposal documentation.</p> <p>Thermal runaway is a known risk for lithium ion batteries and there are numerous examples of such incidents across the world in commercial and grid scale batteries.</p> <p>The application of water for cooling is the standard methodology for reducing the likelihood of propagation between battery units during a thermal runaway event and may also be used to suppress fire.</p> <p>Furthermore, Australian Standard 4681 "The storage and handling of Class 9 (miscellaneous) dangerous goods and articles requires containment of firewater to prevent</p> | <p>Neoen thank Synergy for their comments, and we will consider your response during the detailed design of the proposed Project.</p> <p>Section 6.3 of the Development Application report provides a discussion on the management and mitigation of fire risk, including a battery fire.</p> |                      |  |

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|  |  | contamination of surface water, soil or groundwater. |  |  |
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**Lots 780 781 782 784 775**  
**Collie-Williams Rd**  
**PALMER**



**Datum and Projection Information**  
 Vertical Datum: AHD71  
 Horizontal Datum: GDA94  
 Projection: MGA Zone 50  
 Spheroid: GRS80

**Project Information**  
 Client: Tevita Koomatangi  
 Map Author: Renee Dixon  
 Task ID: 3531  
 Compilation date: 29/09/2022  
 Edition: Version 8

**SOURCES**

The Department of Water and Environmental Regulation acknowledges the following datasets and their custodians in the production of this map:

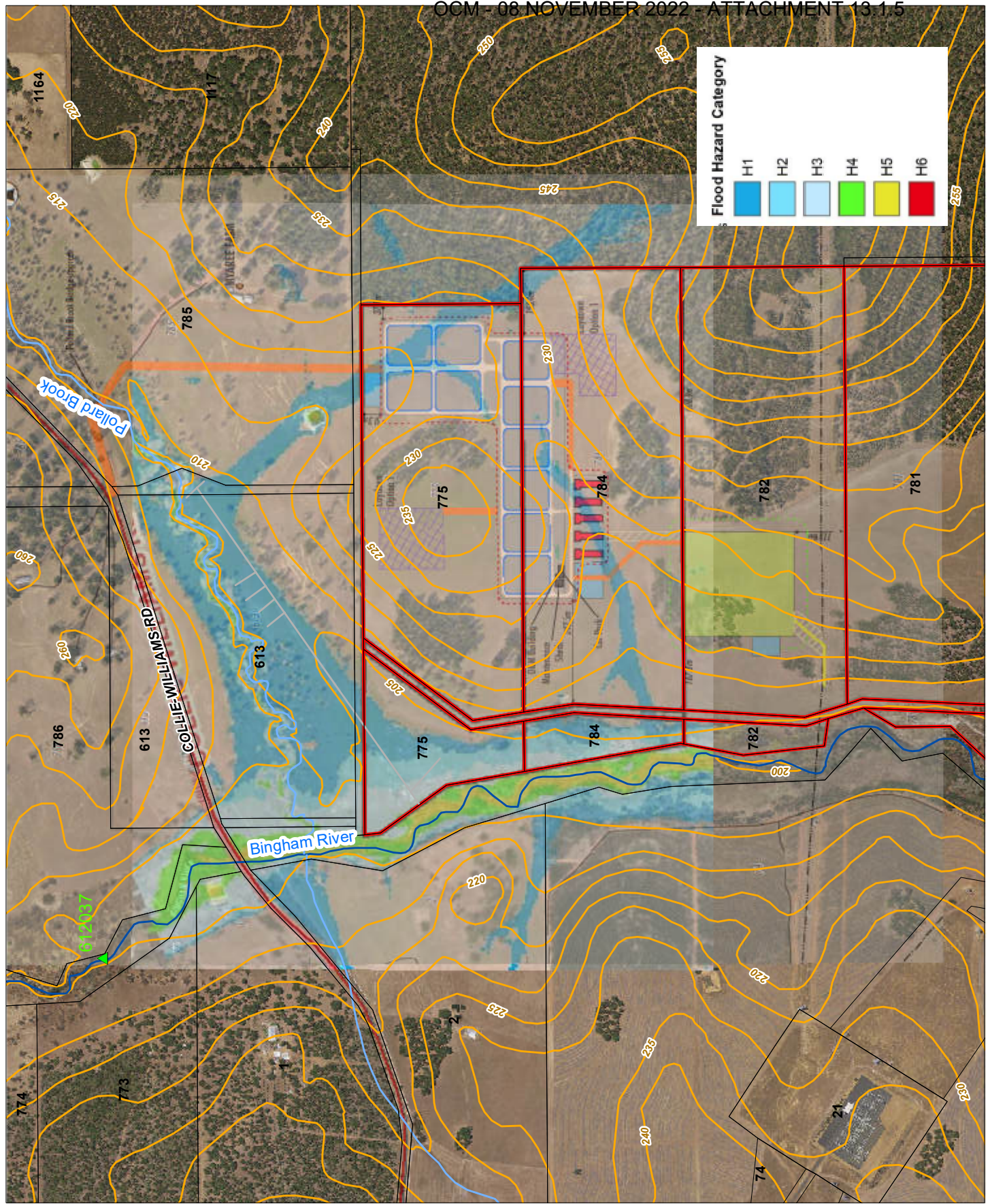
- Cadastre (LGATE, 218, - SLIP - Landgate - 2020)
- Railways - Landgate - 2010
- Roads (LGATE, 602) - SLIP - Landgate - 2020
- Collie 50 km Catchment - Landgate 2017

**Department of Water and Environmental Regulation**

This map is a product of the Department of Water and Environmental Regulation and was printed on 29/09/2022.

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While the Department of Water and Environmental Regulation has made all reasonable efforts to ensure the accuracy of the data, the department accepts no responsibility for any inaccuracies and persons relying on the data do so at their own risk.





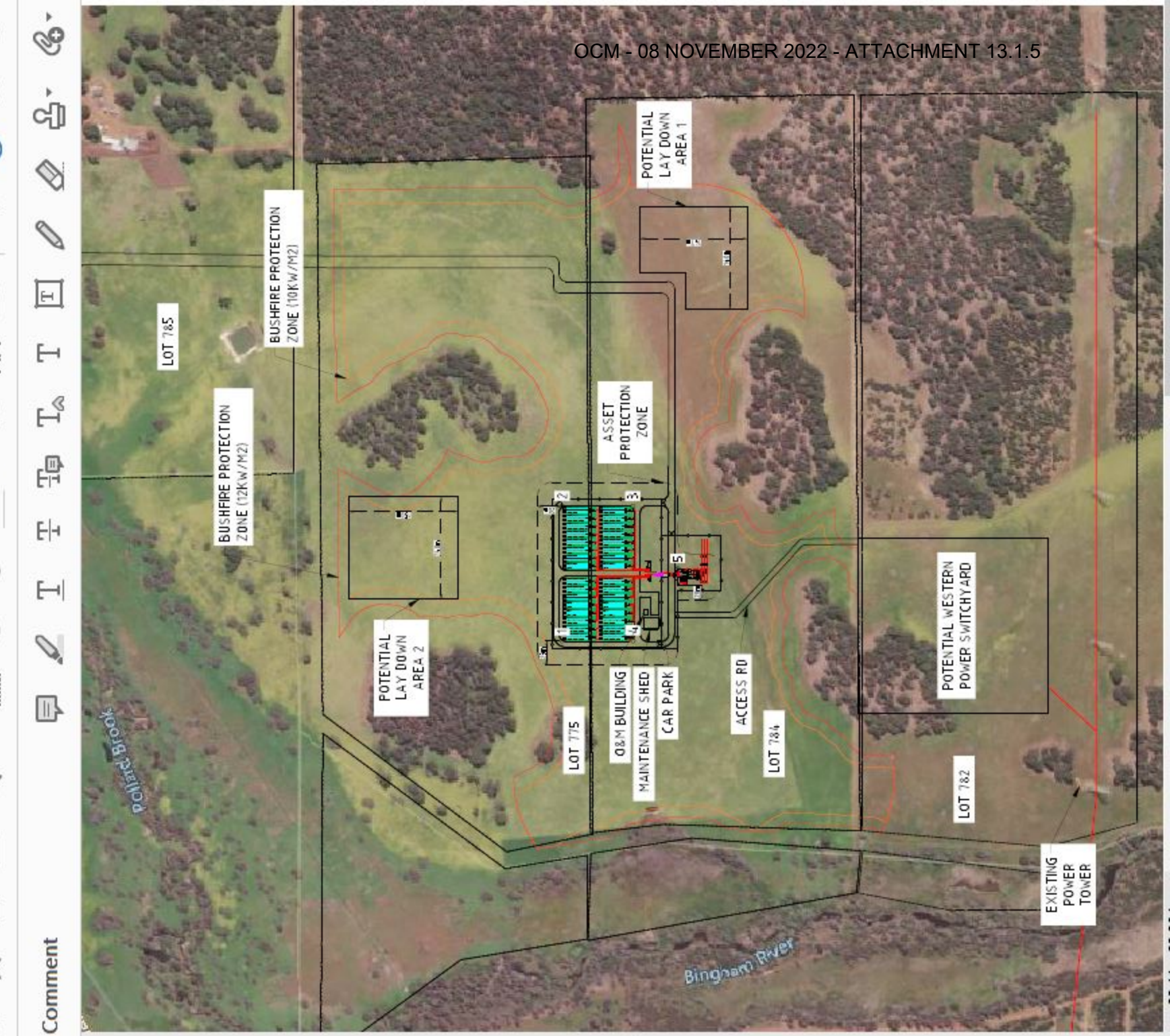
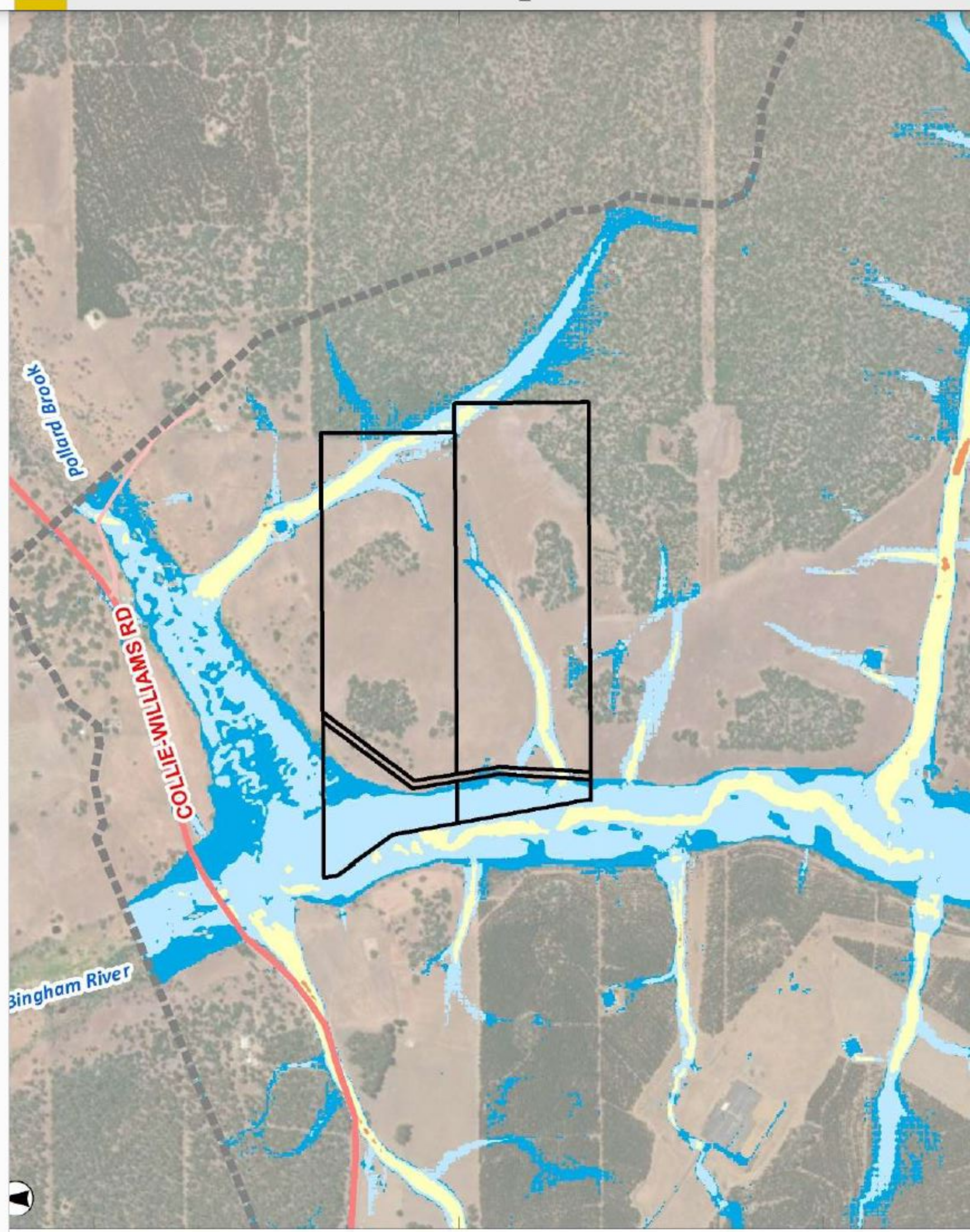






Plate 3.3

Existing Creek Crossing over Pollard Brook in Lot 785 on Deposited Plan 232871



Level 1 159-161 James Street Guildford WA 6055

PO Box 388 Guildford WA 6935

P: 6477 1144

Our Ref: 220457

24 October 2022

Isabel Fry  
Shire of Collie

Dear Isabel

**Re: Bushfire Prone Planning's response to DFES advice referenced D25061 (20 October 2022) regarding Bushfire Management Plan and Bushfire Risk Assessment and Management Report – High Risk Land Use - Lots 782, 784, 785 and 775 Collie-Williams Road, Palmer- Battery Energy Storage System – Development Application.**

Please find my response to the DFES advice and our proposed actions in the following tables.

If you wish to discuss these further, please do not hesitate to contact this office.

Yours sincerely

**Mike Scott**

**Bushfire Prone Planning**

OCM - 08 NOVEMBER 2022 - ATTACHMENT 13.1.5





## 1.0 Policy Measure 6.5 a) (ii) Preparation of a BAL contour map

| Issue                               | Assessment   | Action                               | Bushfire Consultant Response/Comments   |
|-------------------------------------|--|--------------------------------------|---|
| Lots within the subject application | <p>There are three lots which are subject to the proposed development. However, none of these lots have formal access to a public road. There is an additional lot (to the north) which appears to provide the access to Collie- Williams Road however, this lot is not part of the development application. This lot should form part of the subject application with an easement in favour of the development for the proposed access route. This will ensure that the access road is part of the development application and will meet the requirements of Table 6 of the Guidelines, and any upgrade works and maintenance can be enforced in perpetuity.</p> <p>Easements in favour for the access road and APZ's across all lots should be created to ensure that their implementation and maintenance is assured in perpetuity.</p> | Modification to the BMP is required. | <p>BPP agrees that the inclusion of Lot 785, through which access will be constructed, is appropriate. This will provide a compliance mechanism to ensure effective access is always available.</p> <p>Note that Lot 785 with the proposed access road is included in the Development Application, but the Lot was not indicated in the BMP.</p> <p>BPP: The BMP will be updated.</p> |



| Method 2 | <p>The method 2 to calculate the 10kW/m<sup>2</sup> for the office building and the area of 12.5kW/m<sup>2</sup> has been validated. However, vegetation plots 3 and 4 are not supported as Class B Woodland for the Method 2 calculation.</p> <p>In addition, the site office building is noted in the BMP as an onsite shelter. Where a building is to function as an onsite shelter it should not only be able to demonstrate a maximum radiant heat level of 10Kw/m<sup>2</sup> but should also be designed and constructed in accordance with the NCC and the ABCB Community Shelter Handbook. The site office should only be labelled as a place of last resort if it is proposed to be constructed to the shelter standard.</p> | Modification to the BMP is required. | <p>The vegetation classifications are discussed against other comments below.</p> <p>The provision of an on-site shelter building is an additional measure provided as such a building is available. It is not intended to meet an Acceptable Solution.</p> <p>The requirements for sheltering on-site within the Guidelines are inconsistent.</p> <p>Options for sheltering on-site are only discussed within the context of Tourism (Vulnerable) Land Uses.</p> <p><b>Section 5.5.3.1.3</b> of the Guidelines discusses options for sheltering on-site.</p> <p><i>'A building proposed for this purpose needs to have a sufficient separation distance from the predominant bushfire prone vegetation, including a safety factor that correlates to the level of risk for the site and the vulnerability of inhabitants.'</i></p> <ul style="list-style-type: none"> <li>The 10kW/m<sup>2</sup> APZ is measured from grassland as the nearest classified vegetation, however grass fires have a short residence period (&lt;30 seconds) and produce relatively little embers at short distances. Occupants can safely leave the building shortly after the passage of the fire front.</li> <li>Area 2: Forest is within 203m (1.43kW/m<sup>2</sup>) and Area 3: Woodland is within 206m (0.68kW/m<sup>2</sup>) of the building. These are the predominant bushfire prone vegetation types- that is, the vegetation posing greater threat. The radiant heat flux received from these Areas is low.</li> <li>The inhabitants in this case are &lt;8 site staff who will be trained in bushfire (and site fire) responses.</li> </ul> |
|----------|--|--------------------------------------|--|
|----------|--|--------------------------------------|--|





|  |  |  |   |
|--|--|--|---|
|  |  |  | <p>These staff have extremely low vulnerability.</p> <p><i>‘Other options include the incorporation of an on-site bushfire shelter constructed to a construction standard that is higher than that required by AS 3959 and incorporates an APZ which limits radiant heat exposure to 10kW/m2.’</i></p> <ul style="list-style-type: none"> <li>• The building will be subject to &lt;10kW/m2 radiant heat flux.</li> <li>• Within the BMP, the building is required to be constructed to a standard <b>two</b> levels higher- an assessed BAL-12.5 and construction requirement of BAL-29.</li> </ul> <p>Within the Acceptable Solutions, sheltering on-site is only a solution within Element 5: Tourism Land Uses.</p> <ul style="list-style-type: none"> <li>• <b>Bed and Breakfast/Holiday House</b> are not provided with a shelter on-site option, despite having a relatively low occupancy.</li> <li>• <b>Other Short-Term Accommodation</b> (including chalets, motels, and caravan parks) can apply an on-site shelter open area or building. A building must be subject to &lt;10kW/m2 radiant heat flux and constructed in accordance with ABCB Community Shelter Handbook. The building <b>cannot</b> apply an increased AS-3959 construction standard.</li> <li>• <b>Camping Ground or Nature-Based Park</b> can apply a &lt;2kW/m2 open area shelter, but the option for an on-site shelter building is not provided.</li> <li>• <b>Day Uses (with no overnight accommodation)</b> can apply either a &lt;2kW/m2 open area shelter, or a &lt;10kW/m2 shelter building. The building can be <b>either</b> constructed in accordance with ABCB</li> </ul> |
|--|--|--|---|



| Issue | Assessment | Action | Bushfire Consultant Response/Comments   |
|-------|------------|--------|---|
|       |            |        | <p>Community Shelter Handbook, <b>or</b> to the AS 3959 standards for BAL-29.</p> <p>No direction is given for sheltering on-site for any use other than a Tourism Land Use (other than a Bed and Breakfast). On-site shelter options are provided for vulnerable land uses of up to 100 persons, which include a mixture of non-English speakers, children, elderly, disabled, or intoxicated persons. However, low numbers of non-vulnerable persons (as for most commercial uses) cannot apply this measure. We expect this oversight to be rectified in future versions of the Guidelines.</p> <p>Of the above options, Day Uses are the most comparable use type as no overnight accommodation is proposed. The proposed on-site shelter building meets the requirements of Tourism Day Uses.</p> <p><b>The intent of the Hand Book is to produce a “site specific outcome” and this has been achieved.</b></p> <p>BPP: No action.</p> |



| Issue                     | Assessment  | Action                               | Bushfire Consultant Response/Comments  |
|---------------------------|---|--------------------------------------|--|
| Vegetation classification | Photo points 9 and 10 are being used in section A1.2 to justify Area 4 – Woodland but the photo point locations are shown close to Area 3 to the north. Either the location of the photo's should be updated, or additional evidence is required to support the classification of Area 4. | Modification to the BMP is required. | <p>Area 3 designates multiple sections of flat or upslope onsite woodland. Area 4 is connected to a section designated Area 3 toward the centre of the Lot. This combined wooded area split into Areas 3 and 4 is a single consistent section of woodland, which has been divided based on effective slope relative to the development locations only. Photos 5, 6, 9, and 10 are representative of this woodland.</p> <p>The small portion which is designated Area 4 is purely for the calculation of accurate BAL setbacks, as shown in the BAL Contour Map.</p> <p>This is explained in BMP Section A1.2.</p> <p>BPP: No action.</p> |



| Issue                     | Assessment   | Action                               | Bushfire Consultant Response/Comments   |
|---------------------------|--|--------------------------------------|---|
| Vegetation classification | <p>Vegetation plots 3 and 4 cannot be substantiated as Class B Woodland with the limited information and photographic evidence available. The foliage cover appears to exceed 30%.</p> <p>The BMP should detail specifically how the Class B Woodland classification was derived as opposed to Class A Forest.</p> <p>If unsubstantiated, the vegetation classification should be revised to consider the vegetation at maturity as per AS3959:2018, or the resultant BAL ratings may be inaccurate.</p> | Modification to the BMP is required. | <p>Areas 3 and 4 have less than 30% canopy coverage. It is difficult to accurately represent canopy cover photographically due to the angles of the shot.</p> <p>Note that:</p> <p>Areas 3 and 4 are heavily grazed with grasses generally &lt;5cm in height, which is visible in all photos. Application of a vegetation classification is precautionary.</p> <p>Area 2 is a comparable treed section and was classified as Class A Forest where a higher canopy coverage was noted. The assessor considered both vegetation structure and canopy coverage in classification. Note also that a previous draft site layout was closer to Area 2 and was moved partly because of this assessed canopy density.</p> <p>The surrounding areas to the subject site is well established grazed paddocks including treed areas with no understorey, therefore it can be assumed it will remain so.</p> <p>BPP: No action.</p> |
| BAL Contour Map           | The BAL Contour Map has not been prepared in accordance with Appendix 3 of the Guidelines. The BAL Contour Assessment area is <i>the area within 100 metres of the external boundary of the subject site</i> as stated in Step two of Appendix 3.  |                                      | <p>The methodology in Appendix 3 of the Guidelines is entirely in relation to subdivision applications, where the external lot boundary is the relevant 'development area.'</p> <p>For the proposal, the Vegetation Assessment Area and BAL Contour Map were drawn 150m from the proposed development boundary.</p> <p>The development occupies a relatively small portion of 5 large lots with a total area of 176.8 hectares, not including the Vegetation Assessment Area buffer. The BAL Contours would not be visible at this scale.</p> <p>The additional area is generally grassland, woodland, or forest (or smaller low threat areas) and thus would be entirely red. A BAL Contour Map prepared using this</p>  |



| Issue | Assessment | Action | Bushfire Consultant Response/Comments                 |
|-------|------------|--------|---|
|       |            |        | methodology is provided below.<br><br>BPP: No action. |



Figure 3.2

BAL Contour Map

Lots 775, 782 and 784 on Plan 232871,  
Total Area : 108.1677 ha  
Collie-Williams Road  
PALMER  
SHIRE OF COLLIE

-----

LEGEND

-----

Subject Site

Other Lots

100m from Subject Site

Proposed

Class 5 - Site Office

Class 8 - Maintenance

Class 10a - Electrical

Indicative Bushfire Attack Levels

BAL FZ

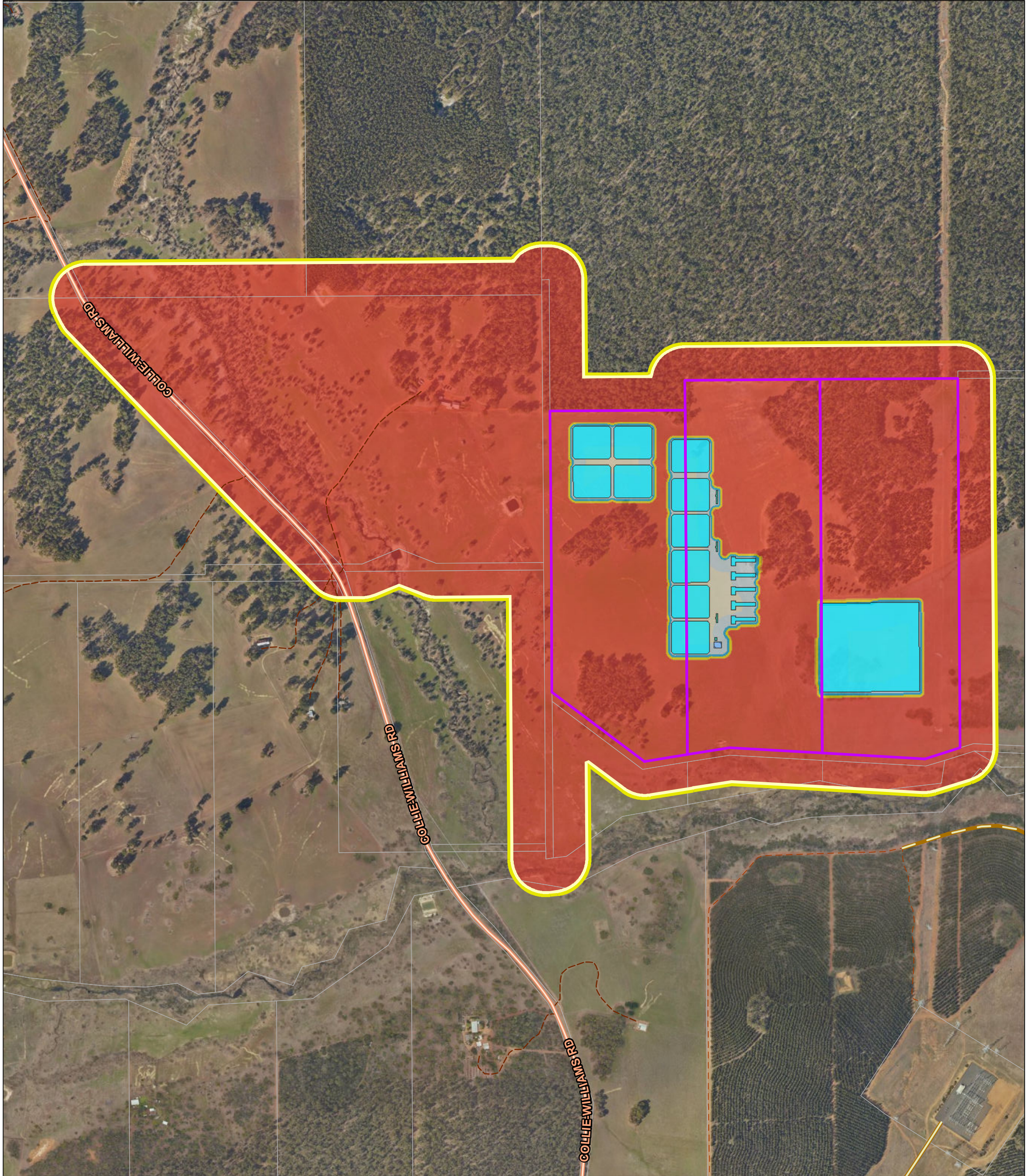
BAL 40

BAL 29

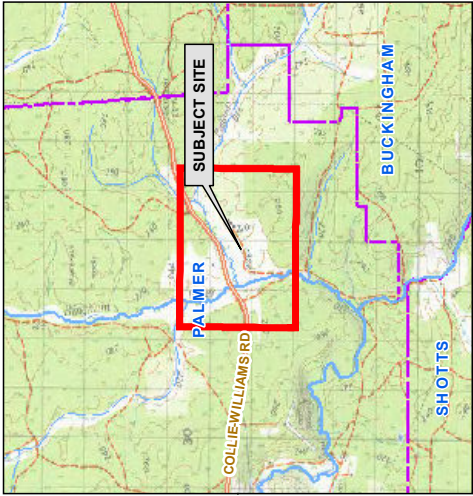
BAL 19

BAL 12.5

BAL LOW



----- LOCALITY -----



Aerial Imagery : Landgate/SLIP  
Image Date : April 2021  
Coordinate System: GDA 1994 MGA Zone 50  
Projection: Universal Transverse Mercator Units: Metre  
Map compiled by: Neil Stoney 24/10/2022  
Map updated by: Neil Stoney 24/10/2022  
A3 Scale 1:10,000





## 2.0 Policy Measure 6.5 c) Compliance with the Bushfire Protection Criteria

| Issue    | Assessment   | Action                               | Bushfire Consultant Response/Comments  |
|----------|--|--------------------------------------|--|
| Location | <p><b>A1.1 – not demonstrated</b></p> <p>The BAL ratings cannot be validated, as the vegetation classification inputs require modification as per the above table.</p> <p>The location, in close proximity to two state forests with vegetation contiguous to the state forest encroaching into the site, is not the preferred location for such a high-risk land use. The BMP has demonstrated an area of 12.5kw/m2 for the battery compartments. However, SPP 3.7 appropriately focuses on the location and siting of high-risk land uses rather than the application of bushfire construction requirements. Unless it can be demonstrated that the battery storage compartments, and cooling systems are constructed to withstand a radiant heat level of 12.5kW/m2, they should be moved to an area of BAL-LOW.</p> <p>It is unclear if the BMP has addressed the initial stage 1 of the battery storage compound or the entire development once complete and this should be</p> | Modification to the BMP is required. | <p>The proposed facility will likely not be supported within a populated area. The locality is generally forested and the nearest predominantly grassland area is &gt;30km from the site. The proposed location for the facility is a larger cleared area within the context of the broader region and is thus able to implement the required bushfire protection measures without the removal of significant native vegetation.</p> <p>The facility requires the following site characteristics:</p> <ul style="list-style-type: none"> <li>• A large land holding, with a significant cleared area to minimise native vegetation removal.</li> <li>• The owner of said land holding willing to lease.</li> <li>• Adjacent to a major Western Power transmission line capable of supporting the load (the line cannot be accessed through other lots without the agreement from owners of that lot).</li> <li>• An effective access road (ideally a highway or local main road).</li> <li>• Remote from settlements.</li> <li>• Able to be setback and have a noise and visual buffer from nearby receptors</li> </ul> <p>This places limitations on the potential locations for the Collie Battery project. The currently proposed location can manage the bushfire protection measures whilst meeting the above criteria.</p> |



| Issue | Assessment | Action | Bushfire Consultant Response/Comments   |
|-------|------------|--------|---|
|       | clarified  |        | <p>BAL-LOW is based on a structure being &gt;100m from classified vegetation, or &gt;50m from Class G Grassland. This threshold will still potentially impact a site with radiant heat and ember attack (and associated consequential fires). Class A Forest on flat ground at 100m setback, has an associated heat flux of 3kW/m<sup>2</sup>.</p> <p>The 12kW/m<sup>2</sup> (not 12.5) buffer was based on the standard critical threshold for exposed electrical cabling without additional material encasement (for damage, not ignition). The heat threshold of the battery units in terms of <i>radiant heat</i> is not known.</p> <p>Temperature thresholds from conductive heating have been tested within <i>UL 9540A Test Method for Evaluating Thermal Runaway Fire Propagation in Cell Energy Storage Systems, Third Edition (UL LLC; 8 July 2020)</i>. The internal temperature of a battery reached a maximum 476°C before heating units failed and caught fire. The batteries did <b>not</b> ignite (though were destroyed).</p> <p>For comparison, example approximate auto-ignition points (with no pilot flame) are Perspex (300°C), Bitumen (400°C), soft woods (420°C), hard woods (480°C), steel (930°C).</p> <p>Section 1.1 of the BMP states that 'Each stage can apply the required protection measures independently of preceding or subsequent stages. This BMP is based on the final layout of proposed facility.'</p> <p>BPP: No action.</p> |





| Issue                      | Assessment   | Action  | Bushfire Consultant Response/Comments  |
|----------------------------|--|---|--|
| <b>Siting &amp; Design</b> | <p><b>A2.1 - not demonstrated</b></p> <p>The APZ's are not contained within one lot boundary, the lots should be amalgamated, or easements in favour of the lots should be provided to ensure that any implementation and maintenance of the APZ's are assured in perpetuity.</p> <p>Performance Principle P2 requires consideration of siting and design of, inter-alia, roads and paths to be appropriate, however the access to the public road has not been considered within the BMP.</p> | Modification to the BMP is required.  | <p>BMP will be updated to include the additional Lot which provide access to Collie-Williams Road.</p> <p>The APZs are only within the Lots containing the development footprint, therefore 'implementation in perpetuity' is not relevant. We are unclear how a subject Lot could change ownership, and for that ownership to refuse to maintain an APZ, whilst containing a large portion of the Collie Battery facility- with associated ongoing operations.</p> <p>The BMP designates multiple lots, and thus it will be lodged on their Certificates of Title and be enforceable. An amalgamation would be an independent Planning Application through DPLH rather than the Local Government. This would result in significant delays and cost for no benefit.</p> <p>BPP: No action.</p> |
| <b>Vehicular Access</b>    | <p><b>A3.2a – not demonstrated</b></p> <p>The access road does not form part of the development application. The battery storage system development does not have formal access to Collie Williams Road unless Lot 773 forms part of the development application. Currently lots 784, 785 and 775 Collie-Williams Road have no formal access to a public road.</p> <p><b>A3.6 – not demonstrated</b></p> <p>DFES considers the current development of a battery storage compound, which</p>    | <p>Modification to the BMP is required. Please demonstrate compliance or provide substantiated evidence of a performance principle-based solution</p> | <p>Access will be provided through Lot 785 to Collie-Williams Road. Lot 785 is directly connected to Collie-Williams Road, and has been included in the Development Application. The BMP will be updated to reflect this, and thus formal access will be provided.</p> <p>Lot 773 is on the northern side of Collie-Williams Road, approximately 1 km northwest of the development area. It is not relevant to the proposal.</p> <p>The requirements for private driveways and public roads were considered (see Section 5.5 of the BMP). The operational phase of the site at completion has a limited staffing of 2-8 persons. There will be no access/egress</p>  |



| Issue | Assessment  | Action | Bushfire Consultant Response/Comments   |
|-------|---|--------|---|
|       | <p>includes up to 150 workers on site during the construction phase, to be of a scale that requires a private road network rather than a driveway. Given there will be construction vehicles during the commissioning phase and multiple vehicles during operation, any proposed access roads should be upgraded to meet the technical requirements of column 1 Table 6 of the Guidelines. A3.6 is generally for use where a single house on a single lot is being proposed.</p> <p>In addition, the development report states that there is a bridge over the Pollard Brook which requires upgrading. This would form part of the access road and should be detailed within the BMP as complying with the minimum standards for a public road, including weight and width requirements. Any proposed upgrade works should also be detailed within the Implementation Responsibilities table.</p> |        | <p>constraint for this number of persons.</p> <p>The occupancy during the construction phase is not considered for any other development. Construction vehicles often use informal tracks or temporary driveways.</p> <p>A3.1: Public Roads does not specify any requirements for surface, width, or clearances. A3.1 states <i>'The trafficable (carriageway/pavement) width is to be in accordance with the relevant class of road in the Local Government Guidelines for Subdivisional Development (IPWEA Subdivision Guidelines), Liveable Neighbourhoods, Austroad standards, and/or any applicable standards for the local government area.'</i></p> <p>Which of these standards and what classification of road would apply to a private lot, with a low occupancy and large area of non-habitable structures? A Laneway is the nearest road class comparable for the use and vehicle load, but Laneways have lesser requirements as compared to A.3.6: Private Driveways.</p> <p>Application of Public Road standards to the internal driveways would add confusion in compliance, with no effective outcome.</p> <p>Additionally:</p> <ul style="list-style-type: none"> <li>• Section 5.7.1: Additional Protection Measures of the BMP measure 19 requires that <i>'All structures within the facility must be directly accessible via the internal access driveway(s).'</i></li> <li>• Most of the subject lots are trafficable, being grazed pasture. During the site assessment the assessor drove to each vegetation area and photo location.</li> </ul> <p>BPP: The BMP will be updated to include Lot 785. No</p> |



| Issue | Assessment | Action | Bushfire Consultant Response/Comments |
|-------|------------|--------|---------------------------------------|
|       |            |        | further actions.                      |



| Issue | Assessment   | Action                               | Bushfire Consultant Response/Comments  |
|-------|--|--------------------------------------|--|
| Water | <p><b>A4.2 – not demonstrated</b></p> <p>It is acknowledged that there is reticulation along Colлие- Williams Road. It is unclear where the hydrant will be located on the subject site. The BMP has not demonstrated that the water supply to the lot will have sufficient volume and pressure to meet the requirements of the proposal. The 50,000L tank meets the requirements of Element 4 for a dedicated water supply for firefighting for a bushfire event, however, the pressure and volume of reticulated and or static water supplies have not been demonstrated to be suitable to cool a battery under thermal runaway and simultaneously cool the surrounding batteries for the many hours required to make the area safe.</p> | Modification to the BMP is required. | <p>The hydrant connection and static water supplies are intended to defend the site from the fire front and combat consequential fires. The &lt;12kW/m<sup>2</sup> radiant heat flux APZ is applied such that the Colлие Battery project does not require active cooling of the battery units during a bushfire (noting that the batteries themselves are contained within insulated cabinets- they are not directly exposed).</p> <p>This water supply is also intended for the inverse approach, to prevent any onsite fire spreading to vegetation and igniting a bushfire, and to cool areas surrounding any potential battery fire to prevent spread rather than directly applying water to a battery module that is on fire.</p> <p>Section 5.6 of the BMP refers to a firefighting water supply being installed in accordance with A4.2, E4 and Schedule 2 of the <i>Guidelines for Planning in Bushfire Prone Areas</i> (the Guidelines). Installation of supply and hydrants in accordance with these specifications should provide for sufficient pressure and volume of water supply in case of a battery fire.</p> <p>The Guidelines do not provide information on volume of fire-fighting water supply for battery facilities. Noting this. The BMP will be updated to consider <i>Victorian Country Fire Authority Design Guidelines and Model Requirements, Renewable Energy Facility version 3</i> (CFA, 2022) (the CFA Guidelines) as related to firefighting water supply for battery projects. This would include assessing the suitability of the reticulated supply, and specifying a higher volume of contingency static water supply as described in the CFA Guidelines. Cooling or combating a battery fire due to thermal</p> |



| Issue | Assessment | Action | Bushfire Consultant Response/Comments  |
|-------|------------|--------|--|
|       |            |        | <p>runaway, and cooling surrounding batteries, is unrelated to bushfire. The Risk Assessment was based on the <b>assumption</b> that such an onsite fire occurs, and proposed risk-based measures to prevent the spread of such a fire to surrounding areas.</p> <p>The appropriate prevention and control measures for thermal runaway or other self-ignition events within the facility must be considered by the appropriate persons (engineers/testers) as part of the detailed design stage for the project.</p> <p>BPP: The BMP will be updated to specify the required water supply in consideration of CFA Guidelines.</p> |



### 3.0 Policy Measure 6.6.1 Vulnerable and High-Risk land uses

| Issue                                     | Assessment   | Action        | Bushfire Consultant Response/Comments   |
|---|--|---------------|---|
| Bushfire Emergency Evacuation Plan (BEEP) | The referral has not included a ' <i>Bushfire Emergency Evacuation Plan</i> ' for the purposes of addressing the policy requirements. Consideration should be given to the Guidelines Section 5.5.4 'Developing a Bushfire Emergency Evacuation Plan'. This contains detail regarding what should be included in a BEEP and will ensure the appropriate content is detailed when finalising the BEEP to the satisfaction of the Shire. | Comment only. | <p>A simple Bushfire Emergency Information Poster has been provided to guide evacuation and shelter-in-place procedures.</p> <p>This is appropriate for the 2-8 occupants, who will necessarily be familiar with the local area and have their own transport immediately available.</p> <p>BPP: No action. The Bushfire Emergency Information Poster was provided after the submission of the proposal to DFES.</p> |



## 4.0 Additional Comments

| Issue                         | Assessment   | Action        | Bushfire Consultant Comments/Response   |
|-------------------------------|--|---------------|---|
| DFES<br>Special<br>Operations | <ul style="list-style-type: none"> <li>An Emergency Management Plan in line with (AS 3745- 2010) for the construction and commissioning phases will be required.</li> <li>A fire protection system information for battery energy storage systems. The fire protection system must be designed to allow safe and effective response to the risks and hazards at the facility.</li> <li>Firefighting water supply and infrastructure must be designed to allow adequate response to the risks and hazards at the facility.</li> <li>The fire protection systems and equipment must be installed as early as possible within the construction phase to ensure appropriate fire protection during this and subsequent phases. (Reference - Victoria Big Battery, which caught fire during commissioning).</li> <li>Sufficient Placarding/labelling on facility and Emergency Information available at the front gate for emergency responders.</li> </ul> | Comment only. | <p>The points are outside bushfire planning requirements and as said, they are comments only, however:</p> <p>Points 2 and 5 are provided within Section 5.7.1: Additional Bushfire Protection Measures of the BMP.</p> <p>Other points are relevant but are not within the scope of a bushfire assessment or protection measures.</p> <p>Points 1, 3 and 5 are noted and Neoen will prepare the appropriate designs and plans prior to construction</p> <p>BPP: No action.</p> |







## Appendix 13.2.1

# Collie Housing Demonstration Opportunity





## Collie: A Demonstration Case for Housing Supply

### The Situation

The housing market in Collie is confronted by constrained accommodation supply alongside increasing demand – an issue common across the regions.

Apart from supply-chain and construction industry issues, there is an economic problem. The relatively low land value, high cost of creating serviced residential land, plus construction costs is preventing market supply. Further, many long-term landowners do not have the means or know-how to progress development.

The consequences are: very low vacancy rates, under-developed land, ageing (deteriorating) housing stock, constraints to economic growth, social issues and houses that are not suited to occupants needs/abilities. Increasingly, the predominant housing stock does not match predominant demand.

### The Opportunity

Collie presents an opportunity for a case example to:

- Renew ageing housing
- Facilitate high amenity, low maintenance, fit-for-occupant dwellings
- Stimulate market supply and complement Government initiatives
- Increase housing availability
- Utilise under-developed land that is already provided with sewer, water, power, communications, road access, pathways, open space and the like

A working example in Collie can present a 'toolkit' for market-led housing supply and urban renewal in a regional context.

This can be achieved through developing a ground-breaking economic model that delivers widespread affordable and innovative housing construction.



Multiple opportunities across established serviced lots

### Site Options

Land is ready zoned/coded to meet future housing needs in Collie. This means infill redevelopment through subdivision / development of under-developed lots – Government and private landholdings.

### The Know-How

Project management capability can be applied to implement a working example that can be replicated across Collie and regions more broadly, specifically demonstrating difficult-to-deliver examples.

## Objective

The underlying objective is to develop and demonstrate an **economic model** to **deliver** diverse, affordable and innovative **new housing construction** in the Shire of Collie. The expectation is the market will respond by replicating construction, serving to progressively improve supply and renew housing across the town.

## The Issue

The Shire of Collie wholly supports the State Government led Just Transition Plan for Collie. This includes principle 7 to:

*'organise local, long-term economic diversification plans that support worthwhile occupations and foster continuous improvement in local living standards for current and future generations'.*

Whilst considerable effort is being directed into new training and employment initiatives, Collie has significant issues in the supply of housing for the future. These issues relate to the availability, affordability and suitability of housing to match existing and future needs. Existing and new businesses are experiencing problems in the supply of suitable worker housing (to either rent or buy).

## Solutions

While we see opportunity for a demonstration case, the Shire recognises the breadth of housing supply solutions and needs including:

| Greenfield   | Urban infill  | Government-led   | Economic  |
|--|---|--|---|
| Provision of identified expansion areas through subdivision or development of existing yet undeveloped lots. | Infill development or redevelopment through subdivision and use of existing vacant or under-developed lots. | Use of Department of Communities or Development WA land to demonstrate innovative, energy efficient and viable housing and to facilitate public and/or private investment. | Financial arrangements to enable housing construction – joint venture, shared equity, under-writing or other. |



## Our Community at a Glance (2021)



**8,812** people live in the Shire of Collie and **7,599** people live in Collie



**4,700** people employed in the Shire of Collie

**\$1,197** Collie household average weekly income



**4%** Aboriginal and Torres Strait Island population

**44** median age

**2.3** average household size

Household Composition:

**69%** Family households

**29%** Single person households

**3%** Grouped households



**\$348,000** Collie average housing Housing Stock:

**4,111** private dwellings

**93%** houses are single dwellings

**82%** of houses are 3+ bedrooms

**4** advertised vacant rental properties (June 2022)





## Appendix 13.4.1

### Trails Panel

### Terms of Reference







## **TERMS OF REFERENCE**

### **Trails Panel**

#### **1. Purpose**

- 1.1 The purpose of the Trails Panel is to guide and support the development of trails within the Shire of Collie.
- 1.2 Trails for the purpose of the Panel are defined as pathways, cycleways, dual use paths and trails, for the use of walking, hiking, equestrian, kayaks, trail bikes, cycling trails, four-wheel drive trails, motorbike trails and drive trails.
- 1.3 To assist in the establishment of Collie as a Trail Town.
- 1.4 To support, when applicable, programs and activities related to the establishment of trails within the Shire of Collie.

#### **2. Membership**

- 2.1 The Working Group will seek to have membership as follows:

##### **Members**

- Shire of Collie Elected Members X 3 (Elected Member to Chair)
- Director Development Services, Shire of Collie
- Director Technical Services, Shire of Collie
- Collie Visitor Centre
- Representatives from the following local stakeholder organisations/groups;
  - Hiking
  - Trail Runners
  - Equestrian
  - Cycling
  - Mountain Bike Riders
  - Trail bikes
  - Equestrian

- Community and tourism adventure businesses
  - Representative of the Ngalang Boodja Aboriginal Corporation
  - Department of Local Government, Sport and Cultural Industries
  - Department of Biodiversity Conservation and Attractions
- 2.2 The Chair may invite other parties as may be appropriate to assist the Group in meeting its purpose.
- 2.3 Behavioural standards set out in the *Shire of Collie Code of Conduct for Council Members, Committee Members and Candidates* dated March 2021 apply. The Council may revoke membership where expected standards of conduct are not met.

### **3. Authority**

- 3.1 The Panel is not a Committee of Council and is not assigned delegated authority. The Group does not have authority to direct the Shire administration or commit Shire resources.
- 3.2 Meeting conduct is coordinated by the Chair, with agreement reached by consensus. Where agreement is not reached, meeting notes are expected to identify the diverging views of members.
- 3.3 Where initiatives, actions or recommendations are referred to a meeting of Council for consideration, the Council is not bound by any recommendations, and may elect to seek further community input or other opinion before making further decisions.
- 3.4 No member of the Panel is permitted to make public comment on behalf of the Group or the Shire. This does not preclude a member speaking on their own behalf, or on behalf of the group or organisation they may represent.
- 3.5 It is recognised that the Panel is an advisory body to Council operating for the benefit of the community within these Terms of Reference. In the context of these Terms of Reference, the Panel shall be free to plan and promote the aforementioned aims and objectives as best as it sees fit.

### **4 Resources and Assistance**

- 4.1 The work of the Group will be supported by the Shire administration as far as is reasonably practicable. This includes:
- Providing secretarial assistance (meeting arrangements, communication with members, preparing records of meetings).
  - Providing detailed information and overview of work undertaken to date, and documentation available to inform the Group.

- 4.2 The Group may identify further tasks to be undertaken through contracted services. In these instances, approval of the grant provider (State Government) to expend funds under the terms of an existing grant is required for the expense to be incurred.

**5 Timing of Meetings**

- 5.1 The timing and arrangements for meetings are to be agreed by the Group.

Last Updated: October 2022





# Appendix 19.1.A

Motion Items

**CLOSED**



# COUNCIL MOTIONS - CLOSED SINCE LAST MEETING

| Resolution No. | Resolution Date                | Title   | Motion  | Status                    | Action By     | Comment       |         |     |                       |               |               |     |                              |               |               |     |                                |                 |                 |           |                     |                 |               |           |                     |               |               |     |                         |                 |               |     |                         |                 |               |     |                         |                 |               |     |                   |                 |               |     |                            |                 |               |                           |     |   |
|----------------|--------------------------------|---|---|---------------------------|---------------|---------------|---------|-----|-----------------------|---------------|---------------|-----|------------------------------|---------------|---------------|-----|--------------------------------|-----------------|-----------------|-----------|---------------------|-----------------|---------------|-----------|---------------------|---------------|---------------|-----|-------------------------|-----------------|---------------|-----|-------------------------|-----------------|---------------|-----|-------------------------|-----------------|---------------|-----|-------------------|-----------------|---------------|-----|----------------------------|-----------------|---------------|---------------------------|-----|---|
| 9075           | 11-Oct-22                      | Roche Park – Modification to Fees and Charges | <p>That Council approve the following amendments to the fees and charges for Roche Park following the statutory notice period:</p> <table><thead><tr><th>Fee #</th><th>Charge Detail</th><th>Current Fee</th><th>New Fee</th></tr></thead><tbody><tr><td>166</td><td>Stadium major weekday</td><td>\$400 per day</td><td>\$350 per day</td></tr><tr><td>170</td><td>Minor stadium school booking</td><td>\$155 per day</td><td>\$130 per day</td></tr><tr><td>182</td><td>Minor stadium w/end single day</td><td>\$150 per event</td><td>\$200 per event</td></tr><tr><td>187 &amp; 203</td><td>Additional staffing</td><td>\$150 per event</td><td>\$60 per hour</td></tr><tr><td>188 &amp; 204</td><td>Additional cleaning</td><td>\$50 per hour</td><td>\$60 per hour</td></tr><tr><td>197</td><td>Major stadium multi day</td><td>\$450 per event</td><td>\$260 per day</td></tr><tr><td>198</td><td>Minor stadium multi day</td><td>\$220 per event</td><td>\$150 per day</td></tr><tr><td>199</td><td>Function room multi day</td><td>\$160 per event</td><td>\$120 per day</td></tr><tr><td>200</td><td>Kitchen multi day</td><td>\$160 per event</td><td>\$120 per day</td></tr><tr><td>202</td><td>External changerooms multi</td><td>\$522 per event</td><td>\$100 per day</td></tr></tbody></table> <p>Weekend after 6pm use fees to be removed and day event rate to apply to all bookings for a single event on a weekend.</p> | Fee #                     | Charge Detail | Current Fee   | New Fee | 166 | Stadium major weekday | \$400 per day | \$350 per day | 170 | Minor stadium school booking | \$155 per day | \$130 per day | 182 | Minor stadium w/end single day | \$150 per event | \$200 per event | 187 & 203 | Additional staffing | \$150 per event | \$60 per hour | 188 & 204 | Additional cleaning | \$50 per hour | \$60 per hour | 197 | Major stadium multi day | \$450 per event | \$260 per day | 198 | Minor stadium multi day | \$220 per event | \$150 per day | 199 | Function room multi day | \$160 per event | \$120 per day | 200 | Kitchen multi day | \$160 per event | \$120 per day | 202 | External changerooms multi | \$522 per event | \$100 per day | Closed since last meeting | DCS | Local Notice given. Increase effective 18 November. |
| Fee #          | Charge Detail                  | Current Fee                                   | New Fee   |                           |               |               |         |     |                       |               |               |     |                              |               |               |     |                                |                 |                 |           |                     |                 |               |           |                     |               |               |     |                         |                 |               |     |                         |                 |               |     |                         |                 |               |     |                   |                 |               |     |                            |                 |               |                           |     |   |
| 166            | Stadium major weekday          | \$400 per day                                 | \$350 per day   |                           |               |               |         |     |                       |               |               |     |                              |               |               |     |                                |                 |                 |           |                     |                 |               |           |                     |               |               |     |                         |                 |               |     |                         |                 |               |     |                         |                 |               |     |                   |                 |               |     |                            |                 |               |                           |     |   |
| 170            | Minor stadium school booking   | \$155 per day                                 | \$130 per day   |                           |               |               |         |     |                       |               |               |     |                              |               |               |     |                                |                 |                 |           |                     |                 |               |           |                     |               |               |     |                         |                 |               |     |                         |                 |               |     |                         |                 |               |     |                   |                 |               |     |                            |                 |               |                           |     |   |
| 182            | Minor stadium w/end single day | \$150 per event                               | \$200 per event   |                           |               |               |         |     |                       |               |               |     |                              |               |               |     |                                |                 |                 |           |                     |                 |               |           |                     |               |               |     |                         |                 |               |     |                         |                 |               |     |                         |                 |               |     |                   |                 |               |     |                            |                 |               |                           |     |   |
| 187 & 203      | Additional staffing            | \$150 per event                               | \$60 per hour   |                           |               |               |         |     |                       |               |               |     |                              |               |               |     |                                |                 |                 |           |                     |                 |               |           |                     |               |               |     |                         |                 |               |     |                         |                 |               |     |                         |                 |               |     |                   |                 |               |     |                            |                 |               |                           |     |   |
| 188 & 204      | Additional cleaning            | \$50 per hour                                 | \$60 per hour   |                           |               |               |         |     |                       |               |               |     |                              |               |               |     |                                |                 |                 |           |                     |                 |               |           |                     |               |               |     |                         |                 |               |     |                         |                 |               |     |                         |                 |               |     |                   |                 |               |     |                            |                 |               |                           |     |   |
| 197            | Major stadium multi day        | \$450 per event                               | \$260 per day   |                           |               |               |         |     |                       |               |               |     |                              |               |               |     |                                |                 |                 |           |                     |                 |               |           |                     |               |               |     |                         |                 |               |     |                         |                 |               |     |                         |                 |               |     |                   |                 |               |     |                            |                 |               |                           |     |   |
| 198            | Minor stadium multi day        | \$220 per event                               | \$150 per day   |                           |               |               |         |     |                       |               |               |     |                              |               |               |     |                                |                 |                 |           |                     |                 |               |           |                     |               |               |     |                         |                 |               |     |                         |                 |               |     |                         |                 |               |     |                   |                 |               |     |                            |                 |               |                           |     |   |
| 199            | Function room multi day        | \$160 per event                               | \$120 per day   |                           |               |               |         |     |                       |               |               |     |                              |               |               |     |                                |                 |                 |           |                     |                 |               |           |                     |               |               |     |                         |                 |               |     |                         |                 |               |     |                         |                 |               |     |                   |                 |               |     |                            |                 |               |                           |     |   |
| 200            | Kitchen multi day              | \$160 per event                               | \$120 per day   |                           |               |               |         |     |                       |               |               |     |                              |               |               |     |                                |                 |                 |           |                     |                 |               |           |                     |               |               |     |                         |                 |               |     |                         |                 |               |     |                         |                 |               |     |                   |                 |               |     |                            |                 |               |                           |     |   |
| 202            | External changerooms multi     | \$522 per event                               | \$100 per day   |                           |               |               |         |     |                       |               |               |     |                              |               |               |     |                                |                 |                 |           |                     |                 |               |           |                     |               |               |     |                         |                 |               |     |                         |                 |               |     |                         |                 |               |     |                   |                 |               |     |                            |                 |               |                           |     |   |
| 9058           | 13-Sep-22                      | Previous Minutes                              | <p>That Council confirms the Minutes of the Ordinary Meeting of Council held on 9 August 2022 subject to the following amendments:</p> <p>1) the Item number referenced in section 7 be changed to Item 7.1;<br/>2) the paragraph at the bottom of page 3 be removed; and<br/>3) in Item 7.1, the second of the motion be changed from Cr Wood to Cr Woods.</p>   | Closed since last meeting | EA            | Updated by EA |         |     |                       |               |               |     |                              |               |               |     |                                |                 |                 |           |                     |                 |               |           |                     |               |               |     |                         |                 |               |     |                         |                 |               |     |                         |                 |               |     |                   |                 |               |     |                            |                 |               |                           |     |   |







# Appendix 19.1.B

## Motion Items

OPEN



## COUNCIL MOTIONS - OPEN

| Resolution No. | Resolution Date | Title  | Motion  | Status | Action By | Comment |
|----------------|-----------------|--|---|--------|-----------|---------|
| 9079           |                 | Proposed Exploration Licences- Various Locations | <p>That Council advise the Department of Mines, Industry Regulation and Safety, in relation to the proposed Exploration Licences 70/6292, 70/6265, 70/6296, 70/6297, 70/6298, 12/15, 70/6267 that;</p> <p>1.The Shire objects to all proposed Exploration Licences which include exploration of private landholdings, without the consent of the property owner and affected property owners in the vicinity;</p> <p>2.Licences which include areas containing Registered Aboriginal Heritage Sites should be referred to the Department of Planning, Lands and Heritage Aboriginal Heritage Branch and consultation with Traditional Landowners must be undertaken prior to approval of any licence; and</p> <p>3.The Department of Biodiversity, Conservation and Attractions should be provided the opportunity to comment on proposed exploration in areas of State Forest.</p> | Open   | DDS       |         |
| 9078           |                 | Collie Town Centre Car Parking Survey            | <p>That Council resolves:</p> <p>1.To receive the results of the Collie town centre car parking survey;</p> <p>2.To instruct officers to commence work to scope out a Collie town centre car parking strategy and budget, in consultation with the Chamber of Commerce and Industry and local businesses;</p> <p>3.To instruct officers to address short term parking maintenance (such as re-line marking of car parking bays on Throssell Street) and car parking compliance matters as raised in Appendix 13.6.B; and</p> <p>4.To instruct officers to liaise with local businesses identified in detailed comments to the survey in respect to the maintenance standard of privately owned car parks.</p>   | Open   | DDS       |         |
| 9077           |                 | Extended Retail Trading Hours                    | <p>That Council resolves to:</p> <p>1.make formal application to the Minister for Commerce for variations to the approved retail trading hours in the Shire of Collie for the 2022/23 summer period and in 2023, as set out in Table 2 of the report; and</p> <p>2.note the recommendation of the Collie Chamber of Commerce and Industry for extended trading hours.</p>   | Open   | DDS       |         |

| Resolution No. | Resolution Date | Title   | Motion   | Status | Action By | Comment |
|----------------|-----------------|---|--|--------|-----------|---------|
| 9076           |                 | Request for Support - Collie-Williams Road Upgrade (Road Widening and Closures) | <p>That Council resolves:</p> <ol style="list-style-type: none"> <li>1.To close those portions of Collie-Williams Road shown stippled on Main Roads drawings 202002-0212-1, 202002-0214-1, 202002-0215-1 in accordance with section 58 of the Land Administration Act 1997 and for the portions of closed road to be included into State Forest 24;</li> <li>2.To advertise a notice of motion in relation to 1. above in a newspaper circulating in the district for a period of 35 days;</li> <li>3.Subject to no objections being lodged in respect to 2. above, request the Department of Planning Land and Heritage on behalf of the Minister for Lands to close the portions of road reserve;</li> <li>4.Should there be any objections lodged in respect to 2. above, the matter be reported back to Council for consideration; and</li> <li>5.Advise Main Roads that it supports the dedication of those portions of Collie-Williams Road stippled on Main Roads drawings 202002-0212-1, 202002-0214-1, 202002-0215-1 (shown grey) from State Forest 24.</li> </ol>  | Open   | DDS       |         |
| 9072           | 11-Oct-22       | Local Government Reforms – Ward and Representation Review                       | <p>That Council:</p> <ol style="list-style-type: none"> <li>1.advise the Department of Local Government, Sport and Cultural Industries that the Shire of Collie intends to undertake a Ward and Representation Review with intentions to: <ol style="list-style-type: none"> <li>a)consider a reduced number of offices of councillor from 11 to 9;</li> <li>b)retain whole of community representation by councillors in lieu of a ward system;</li> <li>c)transition to a reduced number of offices of councillors over two election cycles; 2023 and 2025 respectively; and</li> <li>d)finalise a report and proposal to the Local Government Advisory Board before 14 February 2023;</li> </ol> </li> <li>2.resolve: <ol style="list-style-type: none"> <li>a)pursuant to clause 5(a) of Schedule 2.2 of the Local Government Act 1995, to carry out a Ward and Representation Review for the Shire of Collie;</li> <li>b)to prepare a Discussion Paper addressing Ward and Representation Review for the Shire of Collie; and</li> <li>c)pursuant to clause 7 of Schedule 2.2 of the Local Government Act 1995, give public notice that a review is to be carried out and that submissions may be made within a period not less than 6 weeks.</li> </ol> </li> <li>3.resolve that a further report be provided to Council after the public notice period referred to in 2(c) above, for Council to consider: <ol style="list-style-type: none"> <li>a)submissions received during the public notice period;</li> <li>b)endorsement of a report to the Local Government Advisory Board; and</li> <li>c)a proposal to the Local Government Advisory Board concerning Shire of Collie representation.</li> </ol> </li> </ol> | Open   | CEO       |         |

| Resolution No. | Resolution Date | Title   | Motion  | Status | Action By | Comment |
|----------------|-----------------|---|---|--------|-----------|---------|
| 9070           | 11-Oct-22       | Scheme Amendment No. 1 to Local Planning Scheme No. 6 | <p>That Council pursuant to the provisions of the Planning and Development Act 2005 and Planning and Development (Local Planning Schemes) Regulations 2015, resolves to:</p> <p>1.In accordance with Section 75 of the Planning and Development Act 2005, initiate omnibus amendment No.1 to the Shire of Collie Local Planning Scheme No. 6 as shown in Appendix 1;</p> <p>2.In accordance with Regulation 35(2) of the Planning and Development (Local Planning Schemes) Regulations 2015, determines that the amendment referred to in resolution 1. above is a standard amendment for the following reasons:</p> <p>a) The proposed amendments to the scheme map, scheme text, development requirements and land use changes are consistent with the objectives of the zones which they relate;</p> <p>b) It is consistent with the intent of the Local Planning Strategy;</p> <p>c) It is considered to have minimal impact on land in the Scheme area that is not the subject of the amendment;</p> <p>d) It does not result in any significant environmental, social, economic or governance impacts on land in the scheme area;</p> <p>e) It is not considered a complex or basic amendment;</p> <p>4.Authorise that the amendment documentation be signed as required by the Shire President and the Chief Executive Officer;</p> <p>5.Refer the amendment to the Environmental Protection Authority for assessment in accordance with the requirements of Section 81 of the Planning and Development Act 2005;</p> <p>6.Subject to the Environmental Protection Authority determining that an environmental review is not required, resolve, to proceed to advertise the amendment for a period of 42 days in accordance with Regulation 47 and Regulation 76A of the Planning and Development (Local Planning Schemes) Regulations 2015.</p> | Open   | DDS       |         |

| Resolution No. | Resolution Date | Title  | Motion   | Status | Action By | Comment |
|----------------|-----------------|--|--|--------|-----------|---------|
| 9069           | 11-Oct-22       | Trading Permit<br>Application for the campsites adjacent to the Collie River Valley Tourist Park | <p>1. Approve the application for a trading permit under the Shire of Collie's Activities in Throughfares and Public Places and Trading Local Law 2012, for campsites in the Lyall Street road reserve adjacent to the Collie River Valley Tourist Park, in accordance with the site plan shown in Appendix 13.4.A and subject to the following conditions:</p> <p>a) This permit is to be renewed annually and valid for a period consistent with the terms of the lease of the Collie River Valley Tourist Park over Reserve 36454, or until the road reserve is required for another purpose;</p> <p>b) The Collie River Valley Tourist Park is required to maintain a valid licence under the Caravan Parks and Camping Grounds Regulations 1997, to the satisfaction of the Shire's Environmental Health Officer;</p> <p>c) The Collie River Valley Tourist Park shall maintain public liability insurance of not less than \$10 million, or the amount as stipulated by the applicable lease agreement;</p> <p>d) The Collie River Valley Tourist Park shall abide by the conditions set under Part 6 Division 1 - Stallholders and Traders in the Shire of Collie Activities in Throughfares and Public Places and Trading Local Law 2012; and</p> <p>e) This permit is only valid for camping in the location specified on the permit.</p> <p>2. Advise the applicants that future planning in the locality may identify the need for the Lyall Street road reserve to be used for another purpose and at that the trading permit will be reviewed at that time.</p> | Open   | DDS       |         |
| 9068           | 11-Oct-22       | Bed and Breakfast - Lot 63; 31 Evans Street, Collie  | <p>That Council resolves to approve the application for development approval for a Bed and Breakfast at Lot 63, No. 31 Evans Street, Collie, subject to the following conditions:</p> <p>1. All development shall be in accordance with the approved development plans which form part of this development approval.</p> <p>2. This development approval will expire if the approved development has not substantially commenced within two years from the date of issue of the approval, or, within any extended period of time for which the Shire of Collie has granted prior written consent.</p> <p>3. Prior to commencement, two carparking bays are to be provided for the exclusive use of Bed and Breakfast guests in accordance with the approved development plans.</p> <p>4. Guests shall be directed to park their vehicles on the allocated car parking bays and not on the road verge.</p> <p>5. Guest vehicles are not to be parked within the road reserve at any time.</p> <p>6. Signage for the business will be limited to 0.2m<sup>2</sup>, unless otherwise agreed by the Shire.</p> <p>7. The business shall not cause injury to or adversely affect the amenity of the neighbourhood.</p> <p>8. The owner shall manage the behaviour of Bed and Breakfast guests so that they do not unreasonably impact on adjacent neighbours.</p>   | Open   | DDS       |         |

| Resolution No. | Resolution Date | Title  | Motion  | Status | Action By | Comment  |
|----------------|-----------------|--|---|--------|-----------|--|
| 9064           | 13-Sep-22       | Use of Collie Recreation Ground by Collie Little Athletics and Collie Eagles Football Club | <p>1) That Council grants use of Collie Recreation Ground and Velodrome to Collie Little Athletics Club</p> <p>a) from 1 October 2022 to 31 Jan 2023 on the following days and times:<br/> Monday from 4:30pm to 6:30pm<br/> Wednesday from 4:30pm to 6:30pm<br/> Friday from 4:30pm to 7:30pm<br/> Further that shire staff to remove the goals prior to the commencement of the Little Athletics season.</p> <p>b) from 1 February 2023 to 12 March 2023 on the following days and times:<br/> Monday from 4:30pm to 6:30pm<br/> Wednesday from 4:30pm to 6:30pm<br/> Saturdays all day</p> <p>The Collie Recreation Ground and Velodrome is to be available to be utilised by other user groups, including the Collie Eagles Football Club, outside of the above times.</p> <p>Collie Eagles Football Club to remove goal posts on Friday nights, commencing the first Friday in February 2023, after training has been completed and to supply contact phone numbers to Little Athletics, in the event that the goals have not been removed, for Little Athletics to be able to contact Collie Eagles Football Club to remove the goal posts.</p> <p>Collie Eagles Football Club to loan protection pads for goalposts for the Little Athletics for the duration of the Little Athletics season.</p> <p>2) Council to meet with both parties in early April 2023 to review the above and determine if any amendments are required.</p> <p>3) Council to work with Little Athletics and relevant agencies to seek grant funding to establish a long term facility to benefit Little Athletics and the wider community.</p> | Open   | Council   |  |
| 9063           | 13-Sep-22       | Recreation Grounds Lighting Towers Donation - Collie Eagles Football Club                  | That the item be deferred until Council has obtained engineering advice regarding the ability to recertify and feasibility to reuse the poles with or without LED lighting.   | Open   | DTS       | Manufacture of poles has been approached to confirm if they can be recertified. Awaiting response. |
| 9062           | 13-Sep-22       | Amendment to Dog Exercise Areas on portion of the Collie River Trail                       | <p>That Council resolve by ABSOLUTE MAJORITY:</p> <p>1. That the following dog exercise areas be removed:</p> <ul style="list-style-type: none"> <li>• The dog exercise area along the Collie River from Coombes Street to Cameron Road, being parts of R15195, R6770, R24713 &amp; R23606;</li> </ul> <p>2. That the above exclusion from dog exercise areas will not take effect until the amendments to the dog exercise area is published as a local public notice as defined in the Local Government Act 1995 section 1.7 for a period of 28 days;</p> <p>3. That subject to 2. above, new signage shall be installed of the relevant changes to the dog exercise areas and indicate where all dogs shall be kept on a lead; and</p> <p>4. That staff investigate alternative off lead dog exercise areas and report back to Council.</p>  | Open   | DDS       | Rangers have commenced actions   |

| Resolution No. | Resolution Date | Title   | Motion  | Status | Action By | Comment   |
|----------------|-----------------|---|---|--------|-----------|---|
| 9061           | 13-Sep-22       | Alternative Site for Coalfields Museum and Historical Research Centre | <p>That Council resolve to:</p> <p>1.endorse the working relationship between the CMHRC and Shire officers to progress the identification of a suitable site for a future museum development in Collie;</p> <p>2.support in principle discussions with affected parties of land between the Collie River Valley Tourist Centre and Collie Roundhouse (Reserve 22218, Lot 561 and 2860; Reserve 47127 Throssell Street) and also Lot 2863 and 2884 Reserve 47288 Forrest Street for a future museum development; and</p> <p>3.considers any final determination on the proposed redevelopment after receiving and considering the outcomes of 1) and 2) above prior to the preparation of business case.</p>   | Open   | DDS       | DDS met with Colliefields Museum executive reps. A site plan is under preparation to enable meeting discussions with affected landowners  |
| 9057           | 13-Sep-22       | Consideration of Objection to Proposed Lease – Wagon Kiosk            | <p>That Council</p> <p>1.thanks the Collie Rail Heritage Group for the integral role it has played in getting the rail wagon coffee service established at Central Park;</p> <p>2.advises the CRHG that having considered the objection from Collie Rail Heritage Inc. to the proposed lease of a portion of Reserve 42791 in accordance with Section 3.58(3) of the Local Government Act 1995, to dismiss the objection for the following reasons:</p> <p>a)arrangements between the owner of the railway carriage and the lessees are outside the scope of the lease consideration; and</p> <p>b)the proposed lessees have invested in establishing a new business that now provides a valuable service to the community, and should be allowed to continue that business now that it has become a going concern;</p> <p>3.authorises the entering into a lease with Emma Spencer and Rachael Harms for a portion of Reserve 47291 for the location of a kiosk, subject to the following main terms and conditions:</p> <p>a)A term of five years;</p> <p>b)A further term of five years (renewal option);</p> <p>c)An annual rental of \$5,200 plus GST with annual rental to be reviewed at the end of the first five years of the lease;</p> <p>d)An annual increase to the market rent of 2%; and</p> <p>e)Ministerial consent being provided;</p> <p>4.authorises the President and Chief Executive Officer to sign and affix the Common Seal to the lease document between the Shire of Collie and Emma Spencer and Rachael Harms for the lease of a portion of Reserve 47291 in line with the terms set out in 3. above.</p> | Open   | DCS       | <ul style="list-style-type: none"> <li>Ministerial approval received.</li> <li>Lease finalised and signed by Lessee</li> <li>CEO and President to sign and affix seal to lease</li> </ul> |
| 8952           | 08-Feb-22       | Disposal of Property to Recover Rates (3 Year Process)                | That Council resolve by Absolute Majority to enact Section 6.64 (1) (b) of the Local Government Act 1995 to sell the parcel of land attached to Assessment 37 (23 Clifton Street, COLLIE WA 6225) due to non-payment of rates and services for a period of three years or more.   | Open   | FM        | Ongoing - paperwork to be submitted   |



| Resolution No. | Resolution Date | Title   | Motion  | Status | Action By | Comment  |
|----------------|-----------------|---|---|--------|-----------|--|
| 8933           | 08-Feb-22       | Lake Kepwari Environmental Flow Considerations                        | That the Council resolve to facilitate a public forum in collaboration with the Local Member inviting the Hon Minister Kelly and interested parties requesting to discuss the environmental water flows at the south branch of the Collie River with a view to optimising down-stream water quality.  | Open   | CEO       | Forum now set for 10am on 12 October 2022 in the Council Chamber                                   |
| 8903           | 14-Dec-21       | Adopt the Recommendations of the Tourism Marketing Advisory Committee | <p>That Council adopts en bloc the recommendations contained within the minutes of the Tourism and Marketing Advisory Committee held on 24 November 2021;</p> <p>8.1 That the Committee recommend that Council resolve to adopt the amended Terms of Reference for the Tourism and Marketing Advisory Committee.</p> <p>8.2 That the Committee recommend that Council resolve to:</p> <p>1. Develop a position description for a Tourism and Marketing Coordinator position in collaboration with the Collie Visitor Centre for a fixed term appointment in order to progress the actions of the Collie Tourism Marketing Strategy and other tourism initiatives;</p> <p>2. Incorporate terms in the Service Level Agreement with the Collie Visitor Centre that reflect the role of the Visitor Centre in the management and oversight of a Tourism and Marketing Coordinator;</p> <p>3. Investigate opportunities for funding assistance for the position of Tourism and Marketing Coordinator;</p> <p>5. Consider the necessary budget amendment at the mid-year budget review for the purpose of the appointment.</p> | Open   | DCS       | 8.1 completed - TOR updated; 8.2.1 completed; 8.2.2 drafted; 8.2.3 ongoing; 8.2.4 South 32 Funded; |
| 8844           | 12-Oct-21       | Dedication of Road - Unallocated Crown Land - Siding Street, Mungalup | <p>That Council resolve to:</p> <p>1. consider the proposal to dedicate a parcel of Unallocated Crown Land adjoining Siding Street, Mungalup as road reserve;</p> <p>2. authorise consultation with the landholders in the area bound by Siding and Concession Streets, Mungalup; and</p> <p>3. authorise Officers to undertake the survey of the road and to identify encroachments as per the request from Department of Planning, Lands and Heritage.</p>  | Open   | DDS       | Surveying and response to DPLH is underway.  |

| Resolution No. | Resolution Date | Title  | Motion   | Status | Action By | Comment  |
|----------------|-----------------|--|--|--------|-----------|--|
| 8820           | 14-Sep-21       | South West Joint Design Review Panel                       | That Council resolve to:<br>1. endorse the Shire of Collie's membership to the (to be established) South West Joint Design Review Panel;<br>2. authorise the Chief Executive Officer to enter a memorandum of understanding with other participating south west local governments for the establishment, operation and management of a South West Joint Design Review Panel;<br>3. authorise the Chief Executive Officer to finalise and approve the Terms of Reference with other participating south west local governments for the operation and management of a South West Joint Design Review Panel;<br>4. note a budget allocation request of \$2600 for the 21/22 financial year to fund the use of a South West Joint Design Review Panel on an as needed basis; and<br>5. include South West Joint Design Review Panel sitting fees in the 21/22 Schedule of Fees and Charges at \$2100 per meeting or proportionate cost incurred where an agenda is shared. | Open   | DDS       | Draft local planning policy completed and to be reported in December 2021. SWJDRP MOU has been signed by all CEOs & TOR being circulated to participating Shire CEO's for signing. Working Group progressing to next EOI stage to advertise for members and select a panel (September/October 2022). |
| 8815           | 14-Sep-21       | Renergi Operational Agreement                              | That Council resolve to authorise the Chief Executive Officer to:<br>1. negotiate and enter into an Operational Agreement with Renergi Pty Ltd for the operation of a waste processing facility at the Shire's landfill site, subject to the agreement providing for separate consideration of commercial and other terms as appropriate; and<br>2. subject to the provision of suitable information by Renergi Pty Ltd, prepare and lodge an application for operational licence amendment to provide for the processing operation proposed by Renergi Pty Ltd.   | Open   | CEO       | Renergi is continuing to develop the terms of the proposal.  |
| 8775           | 13-Jul-21       | Buckingham Hall Training Project Proposal                  | That Council resolve to collaborate with the Heritage Skills Association WA to call for Expressions of Interest for the future use of the site.  | Open   | DCS       | EOI with DCS.  |
| 8770           | 13-Jul-21       | Change of purpose and agreement to lease portion of R19242 | That Council resolve to:<br>1. Authorise staff to apply to the Minister for Lands, for a change of purpose of R19242 from 'Recreation' to 'Recreation and Tourism' purposes; and<br>2. Lease portion of R19242 to Ferguson Gate Pty Ltd subject to the following conditions:<br>a) Approval from the Minister for Lands as referred to in 1 above;<br>b) No objections being received to the lease of the land arising from the public notice requirements of the Local Government Act 1995; and<br>c) All necessary statutory approvals being obtained from the Shire of Collie in relation to use and improvements on the land.  | Open   | DCS       | With DPLH; Refer I-22-16, Case #2101915.   |

| Resolution No. | Resolution Date | Title  | Motion   | Status | Action By | Comment  |
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| 8734           | 08-Jun-21       | Reconsideration of Application for Development Approval for a Woodyard (as amended) at Lot 1, No. 650 Scenic Drive, Collie | That Council refuse to approve the development application for a woodyard (as amended) at Lot 1, No. 650 Scenic Drive, Collie due to:<br>1 Non compatibility with amenity of the area.<br>2 Concerns around noise, amenity and emissions.<br>3 Non compatibility to tourism purposes.  | Open   | SP        | Applicant to submit a revised application by 29 August 2022 and SAT directions hearing has been set for 9 September 2022.  |
| 8717           | 13-Apr-21       | Two Applications for Development Approval  | That Council resolve;<br>1.Pursuant to clause 63, Part 8 of Schedule 2 of the Planning and Development (Local Planning Scheme) Regulation 2015, to seek further information in relation to the two applications for Lot 51 Patstone Road, Collie prior to making determinations on the applications;<br>2.In relation to 1. above, to request the applicant to provide the following:<br>a) details of all works and activities undertaken on the site to date and the relationship of such to the conditions of the approval dated 24 October 2019;<br>b) an amended site plan identifying the specific extent of the areas within the 'Depot Zone' to be used for commercial vehicle parking and sea containers; and<br>c) satisfactory measures that can be taken to achieve effective screening of the activities on site;<br>3.To further consider the applications upon receipt of a response from the applicant in respect to 2. above. | Open   | DDS       | Additional Information has been requested. No response from Applicant on intention to progress the application. Details of Crossover construction have been sent to Shire. The applicant has since lodged an application for a Structure Plan over Lot 51 and made a submission to amend Local Planning Scheme No.6 to rezone the property Industrial Development. This will be the subject of a separate report to Council in October 2022. |
| 8661           | 19-Jan-21       | Dedication of Land as Road - Bradbury Road, Collie Burn  | That Council requests the Department of Planning, Lands and Heritage (on behalf of the minister for Lands) to:<br>1.Dedicate the extension of Bradbury Road shown on MNG drawings 103424-OPM-002-A shown in red, totalling approximately 1.62 hectares subject to final survey pursuant to Section 56 of the Land Administration Act 1997.<br>2.Further, that Council indemnify the Minister for Lands against any costs or claims that may arise as a result of the dedication in accordance with section 54(4) of the Land Administration Act 1997.  | Open   | SP        | Package sent to DBCA to manage excision of road from State Forest.   |

| Resolution No. | Resolution Date | Title  | Motion  | Status | Action By | Comment   |
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| 8655           | 19-Jan-21       | Museum Site  | That Council:<br>1)notes the work of the Coalfields Museum and Historical Research Centre Inc (CMHRC) undertaken to date with regard for the planning for a new museum development on Reserve 20038 (Lot 1260) Throssell Street Collie and vested in the Shire as a Museum site with power to lease; and also, investigations into various other sites around town (see attached);<br>2)provides in-principal support to preliminary investigation and due diligence for possible future development at a site in Throssell Street next to the RSL building (R47293); and<br>3)considers any final determination on the proposed redevelopment after receiving and considering the results of the CMHRC's due diligence report.   | Open   | DDS       | Ongoing, Coalfields Museum working with Shire officers to investigate other alternative sites. This is the subject of a sepearate report to Council in September 2022. The Coalfields Museum does not have any further intentions to progress a lease on Reserve 20038. |
| 8636           | 15-Dec-20       | Black Diamond Lake Feasibility and Master Planning Report                    | That Council;<br>1. Identify the preferred option from the Black Diamond Lake Feasibility Study and Master Planning report as Option 1: Complete ownership and management by the Department of Biodiversity, Conservation and Attractions;<br>2. Advocate for State development of Black Diamond Lake through an Expression of Interest process for a commercial operator to lease and develop a day use area and high-end camping/eco-accommodation options; and<br>3. Request staff to investigate wayfinding options that would encourage visitors to Black Diamond to come into the town of Collie.   | Open   | CEO       | The DDS/CEO met with the DBCA in August to discuss Black Diamond Lake on 31 August 2022. Matter remains unresolved at this time.  |
| 8298           | 22-Oct-19       | Recommendations of the Minutes of the Weeds and Waterways Advisory Committee | That Council adopts en bloc the recommendations contained within the minutes of the Weeds and Waterways Advisory Committee held on 10 October 2019.<br>That Council;<br>10.4.11. supports the formation of a Recognised Biosecurity Group in accordance with the requirements of the Biosecurity and Agriculture Management Act 2007;<br>2. enquire if all surrounding Shires are interested in the establishment of the recognized Biosecurity Group with the Shire of Collie and if they have similar priorities with regards to declared pests;<br>3. advertise for the establishment members of the Recognised Biosecurity Group.<br>4. in conjunction with the Department of Primary Industries and Regional Development, assist the Recognised Biosecurity Group to become incorporated and to form an Objective;<br>5. investigate opportunities for cooperation and an MOU between the Recognised Biosecurity Group and the Shire of Collie; and<br>6. request the Department of Primary Industries and Regional Development provide establishment funding for the Recognised Biosecurity Group.<br>10.4.2 write to the Weeds and Waterways Advisory Committee members and guests thanking them for attending meetings and their input over the many years. | Open   | DDS / DTS | Actions ongoing (10.4.1 2 and 10.4.2 completed) Engaging with adjacent Local Governments. Blackberry control project is funded to around \$1m. This will assist with mapping weed infestations and undertake one year of mitigation control.                            |

| Resolution No. | Resolution Date | Title  | Motion   | Status | Action By | Comment   |
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| 8271           | 01-Oct-19       | Activities in Thoroughfares and Public Places and Trading Local Law 2019 | <p>That Council by ABSOLUTE MAJORITY;</p> <p>1.Under Clause 2.8 add a sub point e) other verge treatments at the discretion of Council;</p> <p>2.Advertises its intention to make a new Activities in Thoroughfares and Public Places and Trading Local Law 2019 as per Appendix 5 and forwards a copy of the proposed Shire of Collie Activities in Thoroughfares and Public Places and Trading Local Law 2019 to the Department of Local Government, Sport and Cultural Industries for the Minister's consideration;</p> <p>3.Notes the purpose of the proposed Shire of Collie Activities in Thoroughfares and Public Places and Trading Local Law 2012 is to provide for the orderly management of the Shire's thoroughfares and public places;</p> <p>4.Notes the effect of the proposed Shire of Collie Activities in Thoroughfares and Public Places and Trading Local Law 2012 is to advise that some activities are prohibited and some activities are permitted only under permit on thoroughfares and public places within the Shire of Collie.</p> <p>That staff conduct a review of local governments that do not currently have an Activities in Thoroughfares and Public Places and Trading Local Law in place with a view to understanding how they manage risks and report back to Council prior to the adoption of this local law.</p> | Open   | SP        | <p>Discussion Paper was presented at briefing in September 2021. Officers have consulted with traders and the CCCI over the local law review principles and draft Local Law. A further Discussion Paper will be presented to Councillors in November 2022 and a report presented to Council in December 2022.</p> |
| 7830           | 19-Jun-18       | Townscape Advisory Committee   | <p>That Council adopts en bloc the recommendations contained within the minutes of the Townscape Advisory Committee held on 5 June 2018.</p> <p><b>10.2.1</b>That the Townscape Advisory Committee respond to the Miners Welfare Board confirming that the wording for the Patterson Road sign will include the entire history from the commencement of Coalfields to present time.</p> <p><b>10.2.2</b>That staff research a suitable lighting and sound company for a draft proposal to projecting lighting onto buildings surrounding the overhead bridge.</p>  | Open   | DTS       | <p>10.2.1 Signage proofs with local supplier however 20/21 budget is not available for cost of \$2K 10.2.2 Quote received in Oct 2018 - nil progress due to budget constraints DTS to confirm what has been actioned and what needs to be recosted.</p>   |

| Resolution No. | Resolution Date | Title                        | Motion  | Status | Action By | Comment  |
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| 7809           | 28-May-18       | Bush Fire Advisory Committee | <p>That Council adopts en bloc the recommendations contained within the minutes of the Bush Fires Advisory Committee held on 17 May 2018.</p> <p>That Council:</p> <p>10.5.11. Accept the tender from Bio Growth Partners PTY LTD previously called for mechanical fuel reduction on reserve 36801 on a cost neutral basis; and</p> <p>2. That Shire officers further investigate Shire reserves that require fuel reduction and risk mitigation for the mechanical fuel reduction process and provide a report to Council on reserves upon finalisation of the investigations.</p> <p>10.5.4That Council write to the Ministers for Fire and Emergency Services and Volunteers and the Association of Volunteer Bush Fire Brigades President, highlighting the issue of volunteer fire fighters not being eligible for Income Protection Insurance by insurance companies across Australia and outline the risk to their families and income if they were to be injured or become sick from any source other than fire fighting duties.</p> <p>10.5.5That Council Purchase Dress Shirts for Brigade Officers to raise the professionalism of brigades and enhance the public image of the volunteers. The Dress shirt would be the D1374-YB-VBFB Shirt available from Stewart and Heaton as the standard Bush Fire Brigade Shirt for Dress requirements, modified to show Shire of Collie logos and positions.</p> | Open   | DDS       | <p>10.5.2 ongoing, work completed.</p> <p>10.5.1, 10.5.4 and 10.5.5 completed. Mechanical thinning. Report awaiting the release of the report via the National Bushfire Mitigation Program</p> |

| Resolution No. | Resolution Date | Title   | Motion  | Status | Action By | Comment  |
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| 6990           | 08-Mar-16       | Adoption of the Recommendations of the Weeds and Waterways Advisory Committee | <p>That Council adopts en bloc the recommendations contained within the minutes of the Weeds and Waterways Advisory Committee meeting held on 11 February 2016:</p> <p>11.2.1 That Council endorses the Committee's Recommendation to:</p> <p>1. Request that the Public Transport Authority agrees to revoke management orders for Reserve 9012 and portion of Reserve 10519</p> <p>2. Once the Public Transport Authority agrees to revoke its management order in Reserve 9012 and excise portion of Reserve 10519, requests that the Department of Lands:</p> <p>1. Vest or designate Reserve 9012 as 'Water' given that it forms part of the Collie River waterway, or modify the Management Order of Reserve 9012 to vest the land with the Shire of Collie</p> <p>2. Excise portion of Reserve 10519 as identified on the attached plan and amalgamate this with Reserve 47298, or create a separate Reserve for Drainage vested in the Shire of Collie</p> <p>11.2.2 That Council endorse the Committee's Recommendation to collect Long Term Plans and Allocation Plan information for the river from various organisations and present to the Committee</p> | Open   | DDS       | <p>Reserve 10519 and Reserve is 9012 are still vested with the PTA for purpose of railways. R9012 is part of the Collie River, however, Reserve 10519 covers the railway plus some of the river and park land it would be necessary to survey and amalgamate into the adjoining reserve. This should open up a larger land rationalisation process for this area. The PTA has advised that ARC will allow excision of drainage basin but it is only for that drainage and suggest it should be amalgamated with Reserve 9012. The Director Development Services will meet with the PTA, ARC and the Department of Lands to progress this outstanding matter.</p> |