

West Arthur Wind Farm: Draft Renewable Energy Code Assessment

Performance or Acceptable Outcome	Requirement	Assessment	Compliance
WF Element 1 – Safety			
WF-AO1.1	Wind turbines are set back a minimum of 1.1 times blade tip height from non-host lots, reserves (including road reserves), and existing and approved habitable buildings on host lots and non-host lots.	Given the maximum blade tip height of 253 m, the required setback is 279 m. The proposed wind turbines are setback at least 279 m from all neighbouring private lots, trafficable roads and existing or approved habitable buildings. A variation is sought only in relation to the setbacks from adjoining reserves, and state-owned land, owned by the Water Resources Ministerial Body, unconstructed road reserves that are bounded by host lots, where the minimum setback is approximately 92 metres. The variation is considered appropriate as the affected reserves comprise State-managed ecological reserves and land, which is either planted with native vegetation or plantation do not contain habitable buildings, public facilities or other sensitive land uses that would be adversely affected by the	Variation requested

Performance or Acceptable Outcome	Requirement	Assessment	Compliance
		reduced setback. The reserves or state-owned land are not used for residential purposes and do not accommodate regular public occupation of a nature that would warrant the same level of separation as neighbouring private landholdings or transport corridors. The unconstructed road reserves, bounded by host lots are not accessed traffic. Accordingly, the proposed variation is not expected to result in adverse land use, amenity or safety impacts and is considered consistent with the objectives of the provision.	
WF-AO1.2	Wind turbines are designed and constructed in accordance with relevant Australian and international standards	The wind turbines will be designed and constructed in accordance with all relevant standards. Refer to the Development Application and technical reports for further information.	Complies
WF Element 2 – Noise			
WF-PO2.1	Wind turbines and other associated infrastructure are sited, designed and operated to avoid an unreasonable noise impact on any existing or approved noise-sensitive land use located on a host or non-host lot.	The Acoustic Assessment (Appendix G) indicates that it is feasible for the project to be designed and operated to comply with the assessment criteria at all potentially affected noise-sensitive receptors.	Complies
WF-PO2.2	Wind turbines and other associated infrastructure are sited to avoid an unreasonable noise impact on areas identified for future urban development or rural residential	The proposal is not located in the vicinity of any areas identified for future urban development or rural residential development.	Complies

Performance or Acceptable Outcome	Requirement	Assessment	Compliance
	development in WAPC-endorsed State and local planning frameworks, to ensure these areas can be developed without constraint from wind farm noise impacts.		
WF Element 3 – Single House Development Potential on Non-Host Lots			
WF-AO3.1	A wind farm's noise impact area may extend onto a non-host lot where: a. The non-host lot retains a suitable and sufficient area of land outside the noise impact area(s) of the wind farm and any other nearby existing or approved wind farms, for a future single house, which: i. is permissible under the local planning scheme; ii. is not affected by development constraints such as conservation areas or flood-prone land; and iii. can be practically serviced, including with vehicle access and utility services; or b. The non-host lot forms part of a broader contiguous landholding used for agricultural purposes, where a single house already exists on another lot within the same holding, and the non-host lot is not intended or required to accommodate a separate single house.	As discussed above, the Acoustic Assessment (Appendix G) indicates that the development can comply with the assessment criteria. As a result, no unreasonable noise impacts are expected on non-host lots.	Complies
WF Element 4 – Landscape			

Performance or Acceptable Outcome	Requirement	Assessment	Compliance
WF-PO4.1	Where a wind farm may affect a significant landscape or significant view, it is sited and designed to avoid or minimise unnecessary visual disruption and prominence and adverse landscape and visual impacts. Siting and design responses may include (but are not limited to): a. siting wind turbines and associated infrastructure outside the significant view viewing corridor or significant landscape extent where feasible; b. reducing the number, height or spread of wind turbines; c. avoiding siting wind turbines and associated infrastructure on prominent ridgelines; d. using landform and tree planting to screen wind turbines and associated infrastructure.	The Visual Impact Assessment (Appendix I) confirms that the visual impacts associated with the proposal are acceptable within the context of the receiving landscape and the significant environmental, social and economic benefits associated with renewable energy generation. Hence, the proposal is consistent with this provision.	Complies
WF-PO4.2	In all settings, wind farms are sited and designed to utilise practical opportunities available within the landscape setting, such as the screening effect of topography or vegetation, or new planting opportunities, to minimise unnecessary visual disruption and the prominence of wind turbines.	The visual impact of the Wind Farm is considered non-intrusive and has been specifically designed to minimise the impact on the surrounding locality. Refer to the Visual Impact Assessment (Appendix I) for further information.	Complies
WF-PO4.3	Lighting associated with wind turbines is designed to avoid or minimise adverse impacts on views and landscapes,	The Visual Impact Assessment (Appendix I) and Aviation Impact Assessment (Appendix N) confirms that the any lighting (if required) can minimise	Complies

Performance or Acceptable Outcome	Requirement	Assessment	Compliance
	while ensuring compliance with aviation safety requirements.	adverse impacts on views while ensuring compliance with aviation safety requirements.	
WF-PO4.4	Wind turbine blades are finished with a surface treatment of low reflectivity to minimise blade glint.	The proposal will adopt a typical surface treatment of low reflectivity to minimise blade glint. Refer to the Shadow Flicker and Blade Glint Assessment (Appendix P) for further information.	Complies
WF Element 5 – Shadow Flicker			
WF-AO5.1	Wind turbines are set back a minimum distance of 265 times the maximum blade chord length from any existing or approved visually sensitive land use on non-host lots.	Given the chord length of 4.5 metres, the required setback is approximately 1.19 kilometres. All turbines are setback at least 1.5 kilometres from non-host landowner residences, therefore complying with this requirement.	Complies
WF Element 6 – Natural Environment			
WF-EO6.1 Flora and Fauna WF-PO6.1	Wind farms are sited outside and sufficiently set back from: conservation areas, threatened ecological communities, known habitats of threatened species, and migration paths of migratory species, including birds and bats.	The Indicative Development Footprint will minimise adverse impacts to all criteria in accordance with the supporting Environmental Assessment Report (Appendix F).	Complies
WF-PO6.2	Wind farms are sited to avoid or minimise native vegetation clearing where practicable by locating in areas that have already been cleared or disturbed.	Wind turbines have been located outside of vegetated areas. Linear infrastructure such as roads, cables and powerlines cannot always avoid vegetation, however	Complies

Performance or Acceptable Outcome	Requirement	Assessment	Compliance
		native vegetation has been minimised to the extent practicable. The 70m wide powerline corridor between the wind farm substation and Cordering Substation crosses a number of areas of mature native vegetation. Typically, powerline routes clear vegetation to ground, to ensure that powerlines have sufficient electrical clearance from vegetation. However, the proponent has worked with Western Power on the design of the route to allow for spanning of areas of mature native vegetation in specific locations (road reserves, railway reserve and DPLH reserve), through the use of taller tower/pole designs to achieve the powerline to vegetation clearances required.	
WF-PO6.3	Wind turbines are designed and operated to reduce adverse impacts on birds and bats, in particular threatened species and migratory species. This may include (but should not be limited to): a. positioning the height of the rotor swept path (see Figure 3) outside of known bird and bat flight paths; b. using design features that deter birds and bats and minimise the risk of bird and bat collision; and	The Bird and Bat Adaptive Management Plan (Appendix K) assesses the potential impacts and risks from the proposal on threatened and migratory bird and bat species, provides details on effective and efficient monitoring program for the detection of carcasses from turbine collisions including the collection and analysis of mortality data and develops effective mitigation measures to reduce the risk of turbine collisions to birds and bats, when required.	Complies

Performance or Acceptable Outcome	Requirement	Assessment	Compliance
	c. using technology to detect bird and bat activity and curtail the operation of wind turbines where needed.	Based on the baseline surveys conducted at the subject site, collision risks to threatened or migratory bird and bat species listed under the EPBC Act are considered low or very low. The BBAMP establishes a comprehensive adaptive management framework incorporating operational monitoring, mortality assessment, reporting and targeted mitigation measures where required. Implementation of the BBAMP ensures that the potential impacts to bird and bat are low during the operation of the WAWF.	
WF-EO6.2 Water and Land WF-PO6.1	Wind farms are sited, designed and constructed in accordance with the draft Statement of Planning Policy 2.9 Planning for Water (WAPC, 2021) and draft Planning for Water Guidelines (WAPC, 2021). This includes but is not limited to: a. siting wind farms outside and sufficiently set back from waterways, wetlands and dams; b. siting wind turbines outside areas with high water tables or areas likely to disrupt natural drainage flows, water resources, public drinking water areas and dams; and c. designing and constructing stormwater, groundwater and sediment management systems (including rehabilitation and stabilisation of disturbed areas) to maintain water quantity and quality	Turbines and associated infrastructure have been located to avoid and provide appropriate separation from waterways, wetlands and dams, and to avoid areas with high water tables or land that would materially disrupt natural drainage flows, water resources or public drinking water source areas. A Surface Water Assessment (Appendix M) prepared by Water Technology assesses flood risk, stormwater management and drainage impacts using hydrologic and hydraulic modelling (RORB and TUFLOW). It concludes that the majority of the site is at low risk of significant flooding, with only localised inundation predicted at some road crossings and turbine locations during major storm events. These impacts can be managed through design measures such as	Complies

Performance or Acceptable Outcome	Requirement	Assessment	Compliance
		elevating infrastructure and installing culverts at critical access points, together with standard drainage controls including swales, diversion drains, bunds and floodways to manage overland flow and maintain safe access. Groundwater has been separately considered in the Water Supply Study, which indicates groundwater can meet construction water requirements subject to field verification, ensuring the proposal does not place undue strain on local water resources. Stormwater, groundwater and sediment management, including the rehabilitation and stabilisation of disturbed areas, will be detailed in the Construction Environmental Management Plan (CEMP) to maintain water quantity and quality. Further refinement of mitigation measures will occur at the detailed design stage, particularly where infrastructure intersects major flow paths. On this basis, the proposal is consistent with this Performance Outcome.	
WF-PO6.2	Wind farms are sited and designed to avoid or minimise: a. disturbance of contaminated land or acid sulphate soils; and b. salinity mobilisation and erosion.	A desktop review undertaken as part of the Environmental Assessment Report (Appendix E) did not identify any mapped contaminated sites, and the site is not identified as being at high risk of acid sulphate soils (ASS). Where localised ASS or	Complies

Performance or Acceptable Outcome	Requirement	Assessment	Compliance
		contamination risk is encountered during construction, it will be managed through the CEMP. Salinity and erosion risks will be managed through standard construction controls included in the CEMP.	
WF Element 7 – Natural Hazards			
WF-PO7.1	Wind turbines and associated infrastructure (excluding access tracks) are sited: a. Outside bushfire prone areas where possible; or b. Within bushfire prone areas where the pre-development radiant heat impact does not exceed Bushfire Attack Level (BAL)-29 (29kW/m²), as shown in pre-development BAL contour mapping; or c. where (a) or (b) cannot be achieved, with asset protection zones (i.e. low fire fuel areas) established around wind turbines and associated infrastructure to reduce the post-development radiant heat impact to BAL-29 or below, while avoiding or minimising native vegetation clearing and ensuring that any additional landscaping or revegetation does not contribute to an unacceptable fire risk	The Bushfire Management Plan (Appendix L) confirms that, where wind turbines and associated infrastructure are located within a bushfire prone area, acceptable bushfire outcomes are achieved. This is demonstrated through compliance with appropriate radiant heat flux thresholds, ensuring that radiant heat impacts do not exceed Bushfire Attack Level (BAL)-29, and, where required, the provision of managed Asset Protection Zones around turbines and associated infrastructure. These measures are designed to minimise native vegetation clearing and avoid introducing unacceptable fire risk. On this basis, the proposal is consistent with this Performance Outcome.	Complies
WF-PO7.2	Wind turbines and associated infrastructure are spaced apart to:	Turbines are spaced to reduce fire spread between components and maintain a minimum 300 m separation, enabling safe aerial firefighting. The	Complies

Performance or Acceptable Outcome	Requirement	Assessment	Compliance
	a. reduce the risk of fire spreading between components, considering radiant heat flux as a potential ignition source; and b. enable safe and effective aerial firefighting operations with a minimum separation of 300 metres between turbines.	Bushfire Management Plan (Appendix L) confirms this outcome.	
WF-PO7.3	Wind turbines and associated infrastructure incorporate features that minimise ignition risk and support emergency response, including: a) fire and lightning detection, power disconnection, and independent shutdown systems that can operate independently of local communications during an emergency; b) non-combustible or fire-resistant materials in construction; c) aviation obstacle lighting; d. safe storage of hazardous, flammable and/or combustible materials consistent with Planning for Bushfire Guidelines (WAPC, 2024), specifically Bushfire Protection Criteria 7: Development – Commercial and industrial A2.4 Storage of hazardous, flammable and/or combustible materials.	Turbines and associated infrastructure incorporate fire and lightning detection, independent shutdown and power disconnection systems, non-combustible/fire-resistant materials, and compliant storage of hazardous materials, as detailed in the Bushfire Management Plan (Appendix L).	Complies
WF-PO7.4	Wind farms include vehicular access enabling efficient, safe and reliable emergency response and evacuation,	The proposed development contains 24 access / egress points proposed as part of the development, all	Complies

Performance or Acceptable Outcome	Requirement	Assessment	Compliance
	consistent with the Planning for Bushfire Guidelines (WAPC, 2024). This includes: a. at least two ingress/egress points, preferably from two different public roads, and for each part of the development site where the site is divided by a public road(s). b. internal access tracks that: i. have suitable gradients, vertical clearances and all-weather surfaces; ii. provide a minimum four-metre trafficable width to each turbine and key infrastructure components such as substations and control offices; iii. include passing bays at least every 600 metres, with a minimum size of 20 metres long and six metres wide; and iv. provide adequate turn-around areas for emergency vehicle manoeuvring.	having been carefully considered to reduce the number of, and limit the impact of, key access points on the surrounding locality. The development will utilise Cordering North Road, via Coalfields Road, as the main access point for deliveries into the project area. All traffic movements over other local roads will involve limited crossing points across roads and will use access roads constructed within the project boundaries to support vehicle movement. All access tracks will be 8-10 metres wide, complying with the minimum width requirements. The loading, unloading, manoeuvring and parking of vehicles has been carefully considered, with specific foresight being provided for Oversized loads. Specific access points are approximately 3.1 km from Coalfields roads, allowing access into and out of the site.	
WF-PO7.5	Wind farms provide sufficient, accessible water supply and firefighting infrastructure. The number, size and locations of water tanks is to be determined in consultation with the Department of Fire and Emergency Services and local brigade, and include at a minimum:	The Bushfire Management Plan (Appendix L) demonstrates that the proposal is compliant with the applicable water supply and firefighting requirements, including the provisions of WF-PO7.5. The Wind Farm development will require multiple tanks installed throughout the development area, each with	Complies

Performance or Acceptable Outcome	Requirement	Assessment	Compliance
	a. one 45,000-litre static water tank at each property entrance from a public road; b. one additional 45,000-litre static water tank within the development site; c. water tank fittings compliant with relevant Planning for Bushfire Guidelines (WAPC, 2024) standards; and d. a hardstand at each tank for emergency vehicles.	a minimum capacity of 50KI. The following requirements apply: • Tanks must be installed reasonably adjacent to either external access points (to public roads), or to • internal access points (near gated lot boundaries). • Tanks should be accessible within 10 minutes from a wind turbine location. Tank sizing will be determined as part of final design to ensure compliance with all applicable laws and guidelines.	
WF-PO7.6	Wind farm operations support emergency response by: a. maintaining firebreaks, asset protection zones, access tracks, water supply, hardstands and fire equipment; and b. enacting emergency procedures, such as turbine shutdown, blade repositioning, power disconnection, activation of obstacle lighting to support aerial firefighting, and facilitating emergency vehicle and water access	The Operational Management Plan and the Emergency Response Plan will be prepared prior to occupation and implemented during operation of the wind farm. These will detail emergency response. The proposed wind farm has the ability to comply with WF-PO7.6.	Subject to operation and maintenance plans.

Performance or Acceptable Outcome	Requirement	Assessment	Compliance
WF-PO7.7	Any new habitable building associated with the wind farm, located wholly or partly within a bushfire prone area, is sited, designed and constructed in accordance with State Planning Policy (SPP) 3.7 Bushfire (WAPC, 2024) and the Planning for Bushfire Guidelines (WAPC, 2024).	This Performance Outcome is addressed through the measures set out in the Bushfire Management Plan (Appendix L)	Complies
WF-PO7.8	Wind farms are sited, designed, constructed and operated to avoid or minimise risks associated with: a. coastal erosion and inundation, where within a coastal zone; b. flooding; c. cyclones and earthquakes (see Element 1 – Safety, WF-AO1.2); and d. landslides and other land movement (karst), avoiding slopes 15 per cent or greater as per SPP 3.4 Natural Hazards and Disasters (WAPC, 2006)	The proposal is located inland and outside any coastal zone, so risks associated with coastal erosion and inundation (limb a) do not apply. Cyclone and earthquake risks (limb c) are addressed through turbine design in accordance with relevant Australian and international standards, consistent with Element 1 – Safety (WF-AO1.2). The site is characterised by low relief and is not subject to karst or land movement hazards, and turbines and associated infrastructure avoid slopes of 15 per cent or greater consistent with SPP 3.4 (limb d). In relation to flooding (limb b), the site is subject to surface water flooding risk, which has been assessed through a Surface Water Assessment (SWA) prepared by Water Technology, provided at Appendix M. The SWA identifies that the majority of the site is at low risk of flooding, with only localised inundation predicted at select access tracks and turbine locations during major storm events. Appropriate mitigation measures,	Complies

Performance or Acceptable Outcome	Requirement	Assessment	Compliance
		including elevation of infrastructure and the provision of culverts and drainage controls, are proposed to manage surface water and maintain safe access, with further refinement to occur at the detailed design stage. On this basis, the proposal avoids or minimises the relevant natural hazard risks consistent with this Performance Outcome.	

WF Element 8 – Aviation

WF-PO8.1	Wind turbines and associated infrastructure are sited, designed, constructed and operated to: - avoid hazards or unacceptable risks to aircraft safety; - avoid or minimise adverse impacts on the safety, efficiency or operational integrity of: - airports, aerodromes and aircraft landing areas and associated aviation operations and navigation; and - low-flying aviation operations, including aerial agricultural activities (spraying and mustering), recreational aviation, military aviation, helicopter operations and emergency air services; and	The proposal has been sited and designed to avoid hazards and unacceptable risks to aircraft safety and to avoid or minimise adverse impacts on aviation operations and navigation. The Aviation Impact Assessment (Appendix N) identified no significant aviation constraints. On this basis, the proposal is consistent with this Performance Outcome.	Complies
-----------------	--	--	----------

Performance or Acceptable Outcome	Requirement	Assessment	Compliance
	c. avoid or minimise adverse impacts on the development and operation of future aviation infrastructure identified in State and local planning frameworks.		
WF-PO8.2	Where aviation risks and impacts cannot be fully avoided, they are minimised through effective mitigation measures.	Where aviation risks cannot be fully avoided, the Aviation Impact Assessment (Appendix N) identifies practical mitigation measures, including notification to CASA and Airservices Australia, consultation with local and regional aircraft operators and aerial application users, and completion of the Vertical Obstruction Form once the final turbine layout is confirmed. Ongoing engagement with Defence will also inform any mitigation required for up to 6 turbines located within the Hillman Farm Airfield buffer.	Complies
WF-PO8.3	Wind turbines and associated infrastructure incorporate appropriate lighting and marking to address safety risks while minimising impacts.	Lighting will be provided where specifically required to address safety risks while minimising adverse impacts. The Aviation Impact Assessment (Appendix N) has undertaken a safety risk assessment of the Project and concludes wind turbines would not require obstacle lighting to maintain an acceptable level of safety to aircraft. Consultation with CASA and DFES will determine what lighting is required at the detailed design stage through a lighting plan.	Complies

Performance or Acceptable Outcome	Requirement	Assessment	Compliance
WF Element 9 – Electromagnetic Interference			
WF-PO9.1	Wind farms are sited, designed and operated to avoid EMI wherever practicable, ensuring reliable and functional essential services consistent with regulatory and operational requirements, ensuring continuity for civilian, government and commercial systems.	An Electromagnetic Interference Assessment (Appendix O) has been undertaken to assess potential impacts of the proposal on communication and essential service infrastructure.. Consultation has been undertaken and is continuing with relevant service providers, including WA Police, St John Ambulance, DFES, Telstra, Optus, Western Power and Water Corporation, to confirm requirements and identify any necessary mitigation measures. Where potential interference has been identified, mitigation options include turbine micro-siting, equipment upgrades, alternative communications infrastructure, or signal enhancement measures. Any television reception impacts identified following construction will also be rectified by the Proponent. Accordingly, the Project has been sited and designed to avoid or minimise EMI wherever practicable and can be operated in a manner that maintains the reliability and functionality of essential civilian, government and commercial communication systems. The assessment found that most potential impacts are minor or can be effectively mitigated through established measures.	Complies

Performance or Acceptable Outcome	Requirement	Assessment	Compliance
WF-PO9.2	Where EMI to essential services cannot be fully avoided, it is minimised through effective mitigation measures, including adjusting wind turbine siting and design, or implementing technical solutions (for example, filters or signal boosters) to maintain service performance.	As discussed above, the Electromagnetic Interference Assessment identified service operators were the performance of these services is likely to be affected, mitigation measures would need to be determined through further investigation and consultation which may include upgrading the equipment for the affected links, re-routing links via an existing or new tower, or replacing links with alternative communication technologies. Alternatively, turbines can be micro-sited from the point to point links to reduce or remove impacts. The EMI Assessment deemed that the current layout and turbine dimensions should remain unless reassessed. See Appendix O for Electromagnetic Interference Assessment.	Complies
WF Element 10 – Transport			
WF-PO10.1	Transport routes for oversize overmass (OSOM) vehicle movements are selected, and vehicle movements are scheduled to: a. maintain road and rail user safety; b. avoid unreasonable disruption to local and regional transport networks;	The Transport Impact Assessment (Appendix H) identifies Bunbury Port as the likely import point for oversize components, with the preferred OSOM route extending via Coalfields Road to Cordering Road North over approximately 113 kilometres. Swept path analysis confirms the route is suitable for the largest assessed	Complies

Performance or Acceptable Outcome	Requirement	Assessment	Compliance
	c. avoid or minimise the need for: i. modifications to road and rail infrastructure, and utility services; ii. vegetation clearing; and adverse impacts on adjoining properties.	components, subject to Main Roads WA permits, detailed traffic management, and coordination at rail crossings and other pinch points. Construction traffic will be managed through a Traffic Management Plan, including OSOM scheduling, haulage route controls, road authority consultation and community notification. The assessment indicates that construction traffic is unlikely to create congestion or capacity impacts on the surrounding rural road network.	
WF-PO10.2	Workforce vehicular access points are sited to minimise disruption to local and regional transport networks.	Workforce vehicular access points are minimised as access are provided throughout the project and generally cross local roads from one side to the other without transiting along roads in many cases. Additionally, vehicular impact may be minimised by project buses that will move the workforce around the project area.	Complies
WF Element 11 – Construction			
WF-PO11.1	The construction phase of wind farms is managed to avoid or minimise adverse environmental impacts, including effects on flora, fauna, water, land, air quality and noise.	Construction impacts of the proposal are temporary and capable of being appropriately managed. Potential impacts on flora, fauna, water, land, air quality and noise will be avoided or minimised through a CEMP, prepared and approved prior to works	Complies

Performance or Acceptable Outcome	Requirement	Assessment	Compliance
		commencing. The CEMP will address air quality noise, water, flora and fauna, weed and pest, waste, fire, hydrocarbon/chemical and decommissioning supported by defined work areas, no-go zones and progressive reinstatement. On this basis, adverse construction impacts will be effectively managed consistent with WF-PO11.1. A draft CEMP has been included in this application as Appendix R.	
WF-PO11.2	Land disturbed during construction must be rehabilitated post-construction.	Temporary construction compounds, laydown areas, concrete batching plants, temporary crane assembly areas and other temporary work areas will be removed or reinstated following construction. Disturbed land not required for ongoing operation will be progressively rehabilitated and stabilised to support the intended long-term rural use of the land, in accordance with the CEMP and landowner agreements.	Complies
WF-PO11.3	Construction activities are planned and executed to maintain site safety and minimise risks to workers and the public, including risks associated with equipment use and, where relevant, aviation interactions.	These matters will be managed through the CEMP.	Complies

Performance or Acceptable Outcome	Requirement	Assessment	Compliance
WF-PO11.4	Use of local resources and infrastructure, including water, gravel and waste disposal facilities, is sustainable and does not place undue strain on local supply or services	The Water Supply Study (Appendix Q) indicates that groundwater is expected to be capable of meeting the Project's freshwater construction requirements, subject to field verification, site inspections, sampling, drilling and pumping tests. Construction water may also be supplemented from lawful local extraction, commercial suppliers, existing farm dams by agreement and municipal supply where available. Gravel and road base will be sourced from within the Project area or commercial sources where required specifications apply. Wastewater and solid waste will be managed through the CEMP, including lawful storage, transport, treatment, disposal and recycling as appropriate licensed facilities outside the Shire of West Arthur. On this basis, local resources and infrastructure can be managed sustainably without placing undue strain on local supply or services.	Complies
WF-PO11.5	Waste generation is avoided or minimised and, where waste is generated, it is reused or recycled where possible and disposed of responsibly in accordance with best practice.	Waste generation during construction will be avoided and minimised where practicable through procurement, material management, reuse and recycling. Temporary construction facilities will include appropriate waste storage and disposal arrangements, and wastewater will either be captured and taken offsite for treatment and disposal at an appropriately licensed facility or treated through an	Complies

Performance or Acceptable Outcome	Requirement	Assessment	Compliance
		approved onsite system. These matters will be detailed in the CEMP.	
WF-PO11.6	Vehicular movement of wind farm components, construction materials and workforce personnel is coordinated to minimise disruption to transport networks and ensure their safe and efficient operation.	As outlined in the Traffic Impact Assessment (Appendix H) Vehicular movement of wind farm components from Bunbury Port, and construction materials and workforce personnel to the subject site will be coordinated to minimise disruption to transport networks and ensure their safe and efficient operation. This will be detailed in the Transport Management Plan will be included as a condition of approval.	Complies
WF Element 12 – Decommissioning and Rehabilitation			
WF-PO12.1	Wind farms are decommissioned and rehabilitated within 18 months of ceasing operation.	The decommissioning of the wind farm will have a timeframe of less than 18 months, therefore complying with this Performance Outcome.	Complies
WF-PO12.2	Wind farms are decommissioned by removing: a. above-ground infrastructure, unless retention is agreed with the landowner for repurposing (for example, access tracks); and b. below-ground infrastructure to the extent necessary to support future land uses.	A Decommissioning Management Plan will be prepared to set out the procedures, timing and responsibilities for decommissioning activities. Above-ground infrastructure will be removed unless otherwise agreed with the relevant landowner for retention or repurposing, such as access tracks that may continue to support farming operations. Below-ground infrastructure will be removed where necessary to support future land uses and avoid	Complies

Performance or Acceptable Outcome	Requirement	Assessment	Compliance
		unacceptable environmental or land management impacts. A preliminary decommissioning	
WF-PO12.3	Land disturbed as a result of the wind farm and its decommissioning is rehabilitated to an acceptable condition that supports future land uses, in consultation with the host-lot owner.	Land disturbed because of the wind farm and its decommissioning will be rehabilitated to an acceptable condition that supports future rural and agricultural land uses, in consultation with host landowners. The Decommissioning Management Plan will identify the rehabilitation standards, timing, monitoring and responsibilities required to achieve this outcome.	Complies
WF-PO12.4	Wind farms are decommissioned to avoid or minimise adverse environmental impacts, including effects on flora, fauna, water, land, air quality and noise	These matters will be managed through the Decommissioning Management Plan. A draft Decommissioning Management Plan has been included as Appendix S of the development application.	Complies
WF-PO12.5	Decommissioning activities are planned and executed to maintain site safety and minimise risks to workers and the public, including risks associated with equipment use and, where relevant, aviation interactions		Complies
WF-PO12.6	Waste generation is minimised through reuse and recycling consistent with best practice and all waste is disposed of at licensed facilities with confirmed capacity.		Complies
WF-PO12.7	Vehicular movement of wind farm components, materials and workforce personnel is coordinated to minimise		Complies

Performance or Acceptable Outcome	Requirement	Assessment	Compliance
	disruption to transport networks and ensure their safe and efficient operation.		