

# Apply for a planning permit

## Before you start



Department  
of Transport  
and Planning

### Are you in the right place?

Only applications where the [Minister for Planning is the responsible authority](#) are to be lodged through this portal.

Check the schedule to Clause 72.01 of your [local planning scheme](#) to see which responsible authority issues planning permits for your location.

### You will need these documents to submit this application:

- A full, current copy of title information for each individual parcel of land forming the subject site.
- A plan of existing conditions.
- Plans showing the layout and details of the proposal.
- Any information required by the planning scheme, requested by DTP or outlined in a DTP planning permit checklist.
- If required, a description of the likely effect of the proposal.
- If applicable, a current Metropolitan planning Levy certificate.

Fees will apply for this application - [find out about fees for planning applications](#). You need to pay all fees or request a fee waiver before you submit. We accept Credit Card payments online and support EFT payments.

This application will automatically save as you enter information.

## Contact details

### Applicant details

Is the applicant a person or organisation?	Organisation
Organisation name	RES Australia Pty Ltd
Business phone number	0484024727
Email	marton.kalocsay@res-group.com
Address type	Street address

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Street address

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**Unit type**

**Unit number**

**Level number**

**Site or building name**

**Street number**

**Street name** Level 6, 165 Walker Street

**Suburb** North Sydney

**Postcode** 2060

**State** NSW

## **Owner details**

**The owner is the applicant** Yes

## **Preferred Contact**

**First name** Louise

**Last name** Hill

**Mobile** 0414801845

**Work phone** 0428618565

**Organisation** Umwelt (Australia) Pty Ltd

**Job title** Environmental Planner

**Email** louise.hill@umwelt.com.au

**Address type** Street address

**Street address**

**Unit type**

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Unit number

Level number

Site or building name

Street number

Street name

Level 27/530 Collins Street

Suburb

Melbourne

Postcode

3000

State

VIC

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## Pre-application meeting details

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Have you submitted a pre-application meeting request already for this site?

Yes

Enter the pre-application number

PPA-1054

## Land details

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Planning scheme

Northern Grampians

At least one location must be provided to submit this application. Options for defining locations are described below:

- **Auto-populate using land titles:** Street addresses are extracted from uploaded land titles (lot on plan and crown allotments are not supported by this feature).
- **Map interface:** Specify up to 300 properties and parcels using search, select and/or a GIS shapefile.
- **Manual entry:** Use this when other methods fail. Locations are accepted as entered and are not system validated.

## Upload and scan land titles to automatically populate street addresses

### 1. Upload documents

### 2. Scan uploaded documents

- Detected street addresses will be added to the list below.

- You must check and confirm address details are correct.
- Documents are only scanned once. If additional documents are uploaded after a scan, only new documents will be scanned.
- Scanning of documents can take a few minutes to process. You will be unable to edit your application until this process has completed.

## Scan results

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## Manual location details

It is strongly recommended that you use the map to search and select locations for land related to this application. Manually entering or editing locations could cause delays in your application processing if that location cannot be found.

## Application details

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### Describe your proposal

The Watta Wella Renewable Energy Project includes the construction, operation and decommissioning of a wind farm with capacity of up to 360 MW and BESS facility with a storage capacity of approximately 400MW/ 1,600 MWh, with associated infrastructure including 220 kV transmissions lines connecting the Project to the existing Bulgana Terminal Station. The Project comprises up to 45 wind turbine generators (WTGs) with a maximum capacity of approximately up to 360 MW and a turbine blade tip height of up to 255 metres (m). The objective of the Project is to supply renewable electricity to the national energy market and play a key role in supporting Victoria's transition to increased uptake of renewable energy in the electricity generation sectors. An overall aim of this Project and all those in the Proponent's' portfolio is to provide renewable energy solutions which benefit the local community as well as the wider network of energy recipients, and to sensitively design all projects to avoid and minimise social and environmental impacts as far as possible.

### Is this application a combined S96A application (i.e. a combined amendment and planning permit application)?

No

### What is the application trigger?

53.22

### Please select the application category

Other buildings and works (including septic tanks, dams, earthworks)  
Native vegetation removal  
Other vegetation removal  
Signage  
Other

### Enter the estimated cost of any development for which the permit is required

Failed to convert value: 100000000000

### What is the current land use?

Agriculture

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### Describe how the land is used and developed now

The Project Area is currently used for dryland mixed farming, predominantly sheep for wool and meat (estimated 30 percent wool, 70 percent prime lamb) and cropping; mostly cereals for grain and hay. Some cattle grazing and cropping growing oil seeds, vetch and pasture seed also occurs. The Victorian Land Use Information System indicates that the Project Area and surrounding land is all classified as 'mixed farming and grazing'. The Project is proposed to be developed on 185 land parcels (including land parcels located wholly and partially in the Project Area) and local road reserves, covering an area of approximately 4,850 ha. There are 11 landowners involved in the Project (within the Project Area). During construction, the disturbance footprint of the wind farm site will be approximately 205 ha, and the disturbance footprint of the BESS facility will be approximately 13.8 ha, which relates to 4.5 percent of the total Project Area. Once operational, post rehabilitation of construction areas, the operation footprint of the wind farm site will be approximately 67 ha and the BESS facility will be approximately 12 ha, which relates to 1.6 percent of the total Project Area. The Project Area locality is predominantly classified as Farming Zone (FZ) under the Planning Scheme and has predominantly been cleared or modified by agricultural practices such as dryland mixed farming, sheep and cattle grazing and cropping. A total of two occupied rural dwellings (involved dwellings) are located within the Project Area, as well as agriculture-related infrastructure such as sheds, fences and tracks intermittently spread throughout the Project Area. Farm holding sizes within the Project Area range between 1,000 and 3,000 ha. Small areas of the Project Area intersect with areas of Crown land, relating to 'paper roads' (parcels of land that are legally recognised as roads but have not been formed into roads).

### Does this application look to change or extend the use of this land?

Yes

### What is the proposed land use?

Energy Generation Facility  
Utility Installation

### Energy type

Battery  
Powerline  
Wind

### What is the renewable project name?

Watta Wella Renewable Energy Project

### Generated capacity (MW)

360

### Storage capacity (MW)

400

### Is the site within an irrigation district declared under Part 6A of the Water Act 1989?

No

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Please ensure engagement with Traditional Owners of the subject land is considered and outlined in consultation plans.

Does the proposal breach, in any way, an encumbrance on title such as a restrictive covenant, section 173 agreement or other obligation such as an easement or building envelope? No

## Additional details

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Does this application involve the creation or removal of dwellings?

Does the application involve native vegetation removal?

Does this application involve the creation or removal of lots?

Does the activity require preparation of a Cultural Heritage Management Plan (CHMP)?

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## Supporting documents

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The following supporting documents must be submitted with this application, preferably in PDF or Word format

- A full, current copy of title information for each individual parcel of land forming the subject site.
- A plan of existing conditions.
- Plans showing the layout and details of the proposal.
- Any information required by the planning scheme, requested by DTP or outlined in a DTP planning permit checklist.
- If required, a description of the likely effect of the proposal (for example, traffic, noise, environmental impacts).
- If applicable, a current Metropolitan planning Levy certificate (a levy certificate expires 90 days after the day on which it is issued by the State Revenue Office and then cannot be used).

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## Supporting documents

23188\_R02\_Watta Wella\_Planning Report\_Final\_V5.pdf  
Appendix A - Certificate of Titles, Copy of Plans and Land Tenure Information.pdf  
Appendix C - Agricultural Assessment (RMCG).pdf  
Appendix E - Biodiversity Assessment Planning Application (Ecology Partners).pdf  
Appendix I - Historic Heritage Assessment (Tardis).pdf  
Appendix L - Shadow Flicker Assessment (DNV).pdf  
Appendix B - Development Drawings.pdf  
Appendix D - Aviation Impact Assessment (Aviation Projects).pdf  
Appendix F - Electromagnetic Interference Assessment (DNV).pdf  
Appendix H - Haulage Route Assessment (Impact Traffic Engineering).pdf

Appendix J - Hydrology and Flood Report (Afflux Consulting).pdf  
Appendix M - Social Impact Assessment (Umwelt).pdf  
Internal DTP use only - redacted landowner shadow flicker agreement.pdf  
Appendix G - Environmental Noise Assessment (Marshall Day Acoustics).pdf  
Appendix N - Traffic Impact Assessment (Access Traffic).pdf  
Appendix K - Landscape Character and Probable Visual Effect Assessment (Wax Design).pdf

Appendix O - Risk Management Plan (Fire Risk Consultants).pdf

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## 3D digital model

A 3D digital model will assist to clearly communicate your application's intentions and enhance the review process. We encourage and recommend submitting a 3D digital model as part of your application.

- **Mandatory** formats: ~~FBX, OBJ, 3DM~~; Optional supplementary formats: RVT, IFC
- Triangle count under five million per development.
- Unit scale in metric.
- The maximum file size is 250 MB.
- Please refer to the [technical guidance for submission](#) to check your model meets all specifications. We will request a re-submission of the 3D digital model if the specifications are not met.
- If you are unable to submit your 3D digital model, contact [visualisation@transport.vic.gov.au](mailto:visualisation@transport.vic.gov.au) for assistance.

## 3D digital model

## Fees and payment

[View planning and subdivision fees](#)

### Fee

**Fee type** Applications for permits under section 47 of the Planning and Environment Act 1987 (regulation 9)

**Class** 16

**Fee amount** \$63589.00

**Fee description** To develop land (other than a class 8 or a permit to subdivide or consolidate land) if the estimated cost of development is more than \$50,000,000\*

The total amount is calculated as the highest fee plus 50% of the remainder of the fees.

**Total amount to pay** \$63589.00

**Payment method** EFT

**BSB** 033-875

**Account and reference number** 170112081

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**EFT confirmation** I confirm that the fee has been paid via EFT

## Submit

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**Applicant declaration** I declare that I am or represent the applicant; that all the information in this application is true and correct; and that the owner (if not myself) has been notified of the application

### Privacy statement

The Department of Transport and Planning (DTP) is committed to protecting personal information provided by you in accordance with the principles of the Victoria privacy laws. The information you provide will be used for the following purposes:

- correspond with you about your application
- if necessary, notify affected parties who may wish to inspect your proposal so that they can respond
- if necessary, forward your application to a referral authority.

Your contact details may be used by DTP or its contracted service providers under confidentiality agreements to survey you about your experience with DTP.

The information you provide may be made available to:

- any person who may wish to inspect your proposal until the process is concluded
- relevant officers in DTP, other Government agencies or Ministers directly involved in the planning process
- persons accessing information in accordance with the Public Records Act 1973 or the Freedom of Information Act 1982.

If all requested information is not received, DTP may be unable to process your request.

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You may access the information you have provided to DTP by contacting [Development assessment](#)

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