



Minutes

Woolsthorpe Wind Farm Community Engagement Committee

Meeting date Thursday 29 May 2025
Meeting time and location 11am, Union Station Hotel - Woolsthorpe

1. Welcome

2. Attendees

Cr Jim Doukas (Chair)
Glenn Britnell, Community Representative
Terri Barnes, Community Representative
Simon Poynton, Community Representative
James Taylor - Development Manager, Enerfin
Katelyn Nash – Planner, KLM Spatial

Michael Fish and Tanya Barmby, BMD (Guests)

Vicki Askew-Thornton, Senior Energy Projects Liaison Officer, Moyne Shire (non-member)

3. Apologies

Nil

4. Declarations of interest

Nil.

5. Minutes of previous meeting

Moved by Terri Barnes, seconded by Glenn Britnell that the minutes of the CEC meeting held on 17 April 2025 be accepted. **CARRIED**

6. Business arising from previous Minutes

Enerfin	Follow up on suggestion for BMD to hold a local business information session prior to construction. Response: A drop-in session will be arranged to take place after financial close is reached. Information about the project will be available from the proponent, and lead contractor BMD personnel
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	will attend to meet business people interested in being involved in construction. The session will be held after financial close has been reached and BMD has received a Notice to Proceed from the proponent.
Council	Check if unconfirmed minutes can be placed on Council's website. Response: As per the Charter, only confirmed minutes are placed on Council's website. CEC members can be contacted if unconfirmed minutes are sought prior to the confirmed version being placed on Council's website.
Council (completed)	Email to the CEC: - Distribution Line Overview - A copy of the 6 May 2024 Ryan Corner Wind Farm CEC minutes which contain information about blades - The CEC Charter and Code of Conduct All completed.
Enerfin	Present information to the next meeting on the complaints management process that will be followed during construction. Response - see Project Update section.
Enerfin and Council	Provide a summary of key points and approved routes from the endorsed Traffic Management Plan (TMP). Response - see Project Update section.
Enerfin	Request from community representatives for the community fund amount to be increased. Response: Enerfin has increased the annual pool from \$60,000 to \$72,000.

Further discussion:

- Katelyn tabled Appendix A of the endorsed Complaint Investigation and Response Plan (**Attachment 3**) which explains the process for a complaint once it is lodged. When a complaint is acknowledged it will include a timeframe for further follow up. If a complainant is not satisfied with the response the Plan includes a process for escalation.
- The increase in the annual community fund amount to \$72,000 equates to \$1,000 per MW or \$6,000 per turbine.

7. Correspondence Incoming

- 23 May – Email and project newsletter from Enerfin (**Attachment 1**)
- 28 May – Questions on notice from Woolsthorpe Wind Farm Too High Too Close group (**Attachment 2 – including responses**)

8. Correspondence Outgoing

Nil

9. Reports

9.1 Project Update

- The project has almost reached financial close.
- The owners are exploring the option of selling the project once financial close is reached.

9.2 Community Representatives Update

- Enerfin took the questions from the Woolsthorpe Wind Farm Too High Too Close group on notice.

9.3 Council Update

- Vicki reminded CEC members of the current consultation sessions that VicGrid is holding regarding the draft 2025 Victorian Transmission Plan and draft SW Renewable Energy Zone.

10. General business

10.1 Michael Fish and Tanya Barmby from BMD spoke to the CEC about the company and their approach to wind farm construction. BMD was involved in the recent construction of the Hawkesdale Wind Farm.

BMD is aware of the requirements of the endorsed Traffic Management Plan which relates specifically to construction-related traffic.

The TMP includes requirements for:

- Heavy construction vehicles to avoid interaction with school buses.
- Signage to be erected prior to construction at roads that are not approved for use by construction vehicles, such as Wickhams and Slatterys Roads.
- A clear process for inspection and repair of roads approved for use by construction traffic.

https://www.woolsthorpewindfarm.com/files/ugd/6a122b_9a7b4bdf82f647c996412dd52d7d3540.pdf

- BMD conducts fundraising events for a range of causes and is keen to continue this during the construction of the Woolsthorpe Wind Farm.

Refer to **Attachment 4** for the BMD slides.

COPIES OF THE WOOLSTHORPE WIND FARM PERMIT, ENDORSED PLANS AND OTHER INFORMATION CAN BE FOUND ON THE PROJECT WEBSITE:

https://www.woolsthorpewindfarm.com/files/ugd/6a122b_9a7b4bdf82f647c996412dd52d7d3540.pdf



Minutes

Next meeting date – Friday 11 July

Confirmed this / /

Chair

Minutes are to be registered in Moyne Shire's electronic document management system by the committee reporting officer immediately following the Minutes' confirmation and signing

CONFIRMED

Attachment 1



1 UPDATE FROM THE PROJECT TEAM

Much great work has been done over the past few months, and the Project is now very close to being able to start construction. However, it remains subject to financing before it can proceed.

Significant time and effort has been spent in discharging the various planning permit conditions which are required to be met prior to the commencement of works on the site. This has included discussions with authorities, as well as specialist consultants to ensure the documents and plans prepared are robust. The team is pleased to share that these are now complete, and that a summary of the endorsed plans and documents can be found in the next section and copies are available on our website.

Whilst the Project is now considered 'ready-to-build' (meaning contracts are materially agreed), before contracts can be entered into and construction started, successful completion of the financing process is required. The recent volatile global and local economic conditions has added some complexity to this workstream but the team is continuing to take the Project forward. The team would like to acknowledge the delays to our previously communicated anticipated time for the Project starting construction and thank the community for its patience.

As was shared with community representatives during the April Community Engagement Committee meeting, the Project is pleased to have selected BMD Constructions to undertake the Balance of Plant construction works; that is, the contractor who will be responsible for delivering the civil and electrical preparatory site works prior to the turbines being delivered and installed. The team acknowledges that this is a change from the original contractor appointment, however, given that BMD has successfully delivered the nearby Hawkesdale Wind Farm, through which it has become familiar with the local area, the decision to select BMD is considered both a best-for-project and community outcome.

By way of other updates, a request was made (on behalf of the community) that the Project consider increasing the value of the community benefit fund. The Project has given consideration to this and agrees that it is fair and reasonable in light of the high levels of inflation and escalated cost-of-goods in recent years. The Project team is therefore pleased to announce that the starting value of the annual fund supporting community led initiatives will now be \$72,000. Further details about this increase and the fund are provided in the next sections, along with activities that will be undertaken following start of construction.

IN THIS NEWSLETTER

- 1 - MESSAGE FROM THE PROJECT TEAM
- 2 - WHAT'S BEEN HAPPENING
- 3 - NEXT STEPS

CONTACT US



www.woolsthorpewindfarm.com

contactus.woolsthorpe@enerfin.es

Don't forget to sign up to our mailing list (at the project's website) for updates and more!



2 WHAT'S BEEN HAPPENING?

Evolution of the project and on-going workstreams

Development & Planning

A myriad of plans and documents have been endorsed under the planning permit. The below table provides a summary of what these are and when they were endorsed by the relevant authority (the Department of Transport and Planning, in consultation with other departments and council).

Permit Condition	Requirement	Date of Endorsement
1 & 3	Development Plans Endorsed	14.11.2024
4	Flora Survey to identify locations and extents of vegetation to be retained	04.10.2024
5	Off-Site Landscaping Program	02.05.2024
9	Traffic Management Plan	18.12.2024
9B	Approved Road Quality Auditor	21.11.2024
11	Site Entry Crossover Plan	18.12.2024
13	Construction and Site Management Plan	22.07.2024
13	Environmental Management Plan	22.07.2024
13	Environmental Training, reporting and Program Management Plan	22.07.2024
13	Fire Emergency Response Plan	22.07.2024
13	Hydrocarbon Hazardous Substances Plan	22.07.2024
13	Pest Animal Management Plan	22.07.2024
13	Sediment, Erosion & Water Quality Management Plan	22.07.2024
13	Cultural Heritage Management Plan	22.07.2024
13	Pest Plant Management Plan	22.08.2024
14	Bat and Avifauna Management Plan	19.02.2025
16	Pre-construction Noise Assessment	02.05.2024
20	Complaint Investigation & Response Plan	22.07.2024
29	Pre-construction TV Radio Reception Survey Report	02.05.2024
33 & 33A	Circulation of endorsed documents to aviation authorities	Satisfied
41 & 43	Native Vegetation Credit Register	15.08.2024
44A & 44B	Circulation of endorsed documents to emergency authorities	Satisfied

Other matters	Notes
Flora and Fauna base line testing	Has been completed noting works on site are imminent. Required to provide a base line for pest management during construction

Procurement for construction

Balance of Plant

The Project has selected BMD as head contractor. BMD is Australia's leading integrated engineering, construction and urban development business, with foundations built on family values that underpin their unique collaborative approach. Notably, BMD has successfully delivered recent projects in the region, such as the nearby Hawkesdale Wind Farm. The Project team is very pleased to welcome a company of BMD's reputation on board. BMD will be partnering with RJE as their subcontractor for delivering the onsite electrical works.

Turbine supply

The Project has worked with GE for the last few years now and the team is pleased to have their support. GE has assisted the Project in gaining approval from the electricity network operators for the wind farm to connect to the grid. GE will supply, install and commission the turbines for the Project, such that the power they produce can be exported into the grid.

Electricity Network

Powercor is responsible for the connection and distribution line works (as described in the overview flyer linked [here](#) on the website).



2 WHAT'S BEEN HAPPENING?

Evolution of the project and on-going workstreams

Community

Community Benefit Fund

The Project has approved increasing the community benefit fund amount. The fund will now provide up to \$72,000 each year (increasing annually with inflation). This represents a 20% increase from the previous value (of \$60,000 p.a.) and aligns with funding to the amount of \$1000 per MW of generation capacity proposed to be installed on the site. The intent of the fund remains unchanged - to generate positive action and investment into the local community. A fund committee will be established which includes two local residents and two proponent representatives to assess grant applications against the eligibility criteria. Given the imminent nature of Financial Close, the Project will be calling on local residents to self-nominate to be part of this committee soon.

Local business engagement session with the Contractor

The Project has raised with BMD holding a business engagement session where locals can come and meet the contractor to express their interest in employment (for roles on site during construction) and to discuss what opportunities there might be for local businesses. The timing for this session will be confirmed in due course, but as was discussed with the community representatives, ideal timing is considered to be soon after NTP is given but prior to their mobilisation for start of construction works.

3 WHAT HAPPENS AFTER FINANCIAL CLOSE?

The next steps

Next steps

Once Financial Close is reached, Notice to Proceed (NTP) will be given to the contractors to start construction. A summary of the next steps that the Project will take following this milestone is included in the below table.

Upcoming matters	Notes	Anticipated timing from NTP
Complaint Forms and processes	To be uploaded to the website once the start date for works is confirmed	NTP
Construction (contractors mobilise to site)	Construction works and activities are expected to start with the building of the site entrance on Woolsthorpe-Heywood Rd	NTP + 1.5 months
Public Safety Signs and exclusion fencing	To be installed during construction	NTP + 1.5 months
Neighbour compensation agreements	Neighbours to be approached	NTP + 1 month
Community Benefit Fund	Program to be implemented, including nomination for eligible local residents to be part of the fund committee.	NTP + 3 months
Offsite landscaping program implementation	Eligible land owners will be notified. Owners can either opt for landscaping or payment in lieu	NTP + 3 months
Acoustic Assessment	Once turbines are erected, acoustic testing is to be undertaken to ensure turbines comply with the pre-construction assessment	Once turbines are installed



THANK YOU FROM THE WOOLSTHORPE PROJECT TEAM

Attachment 2

Questions for Wind Farm Community Engagement Committee from the Woolsthorpe community and The Woolsthorpe Wind Farm Too High Too Close Action Group

For the meeting Friday 29th May 2025.

- 1. If the community benefit fund is not used up in a year, will these left over funds be put back into the kitty to be added to the next years \$72,000 funds?**

Response: Yes. Any unused funds will stay in the kitty and 'carry over' to the next year.

- 2. Will the WWF May 2025 newsletter be sent to all that are on "the email list" (as per the proponent) and printed out for the shop's brochure holder?**

Response: Copies of the newsletter were sent via email to the subscriber list. Copies of the newsletter were also placed at the General Store, 29 May.

- 3. Who is now part of the community engagement committee? Community members are unsure who they should talk to since we have not had any CEC meetings for quite some time. Why has there been such a hiatus of meetings?**

Response: The names of Community Engagement Committee (CEC) members are always listed at the top of CEC meeting minutes, which are made available at the Woolsthorpe General Store, on the project website: https://www.woolsthorpewindfarm.com/files/ugd/6a122b_c45fe6c2719c4833a932d29426e3329e.pdf

And on the Council website:

[Woolsthorpe Wind Farm](#)

The CEC members are:

Cr Doukas (Chair)

Simon Poynton

Glenn Britnell

Terri Barnes

James Taylor (Enerfin)

Katelyn Nash (KLM Spatial)

CECs are advisory committees of Council. Formal CEC meetings could not be held during Council's caretaker period late last year, in accordance with the Local Government Act. All new CEC representative appointments then needed to be made by Council at an Ordinary Council Meeting, which occurred in March 2025.

- 4. We expect that the meeting with the contractor BMD will be held with all from the community and not just an employment drive.**

Response: BMD were present at the CEC meeting 29/05 as an opportunity to meet the community representatives as well as visit the site and discuss key aspects for the balance of plant works.

The original intent, when this was discussed at the previous CEC meeting (April), was a proposal for BMD to host an informal drop-in session which would provide local people/businesses with opportunities to identify their skills/business as a way for BMD to utilise local skills and businesses, where practicable.

It was further discussed during the May 29th CEC meeting, that this session could also be used as an opportunity to 'launch' the construction of the project where any member of the community can meet the contractor (BMD)/the Project team to ask questions about how and when construction will commence.

The date and details of this session will be advised in the future.

- 5. There was discussion of the proponent subsidising resident's power bills at a previous meeting. What was the response to this request?**

Response: This was discussed previously (see minutes of February 2024 CEC meeting). The proponent is not offering this but has maintained that if the community is resolved to allocating a portion of the community benefit fund to subsidising power bills of metered addresses, it could – as it is a matter for the Woolsthorpe Community.

- 6. Could the community benefit fund be put towards residents accessing and acquiring solar batteries as an adjunct to solar panels?**

Response: The purpose and intent of the community benefit fund is to '...generate positive action and investment that supports and contributes to social, economic and environmental sustainability of the community...'

As per the project eligibility criteria, initiatives should deliver measurable tangible benefits to the residents and community. Ideally, grants should be for the benefit of the community interest, rather than self interest. However, in the future, if all/most residents had solar panels and wished support batteries this may be plausible.

- 7. When will the community benefit fund eligibility criteria be announced?**

Response: These are available on the proponent website; under Community and FAQs | Woolsthorpe WF. Refer here to the Community Benefit Fund Guidelines.

- 8. Have any truck movements begun via Wickham Rd prior to traffic management plans being announced?**

Response: No works have commenced on site hence there are no truck movements associated with the wind farm at this point in time.

(Note: The Traffic Management Plan has been endorsed by the Minister for Planning. It includes details on the approved traffic routes, plus road condition monitoring and maintenance requirements during construction). A copy is available on the project website:

https://www.woolsthorpewindfarm.com/files/ugd/6a122b_9a7b4bdf82f647c996412dd52d7d3540.pdf

9. **If neighbours of the windfarm accept a neighbour compensation agreement or offsite landscaping programme, will that affect any of their legal rights in future if they have any complaint/dispute with the windfarm? Could these compensation agreements be used by a legal team to downplay any complaint/dispute?**

Response: As previously communicated, no. Neighbour payment agreements and the offsite landscaping program will not override or negate the ability of residents to raise compliance concerns in the future.

10. **Are the blades used for these turbines safe? Are the neighbours and Woolsthorpe residents expected to wear hard hats in case of blade fragmentation? What has been learnt from previous blade issues?**

Response: The turbines including blades are to be supplied by GE who provides assurance to the proponent regarding the quality of the blades and all turbine parts.

GE has further noted:

that GE takes safety very seriously and seeks continuous improvement including with respect to blade quality.

Last year, GE established a market leading inspection process whereby robotic crawlers are being used in conjunction with software to scan the inside of the turbine blades and create a digital certificate to certify the quality. This is also being undertaken at the port of import and at site prior to installation to ensure that blade quality is maintained throughout the logistics supply chain. This will be standard for the blades being produced and delivered for the Woolsthorpe Wind Farm.

Additionally, GE is improving its fleet monitoring through further development of our Blade CMS which is a monitoring system using sensors in the blades that serves as early-detection of blade damage within our operational fleet before a major event occurs. This will be standard for the Woolsthorpe Wind Farm.

WIND BLADE QUALITY, leveraging Automation & AI to lead the industry quality turnaround

GE VERNOVA

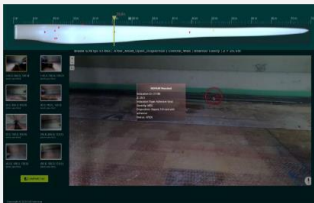
1 Autonomous Data Acquisition

Structured, high-resolution images of full blade interior with crawler robot



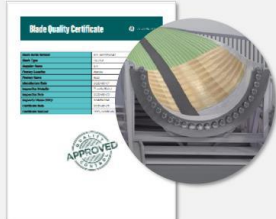
2 AI Anomaly Detection

Every image analyzed by multiple AI algorithms to detect potential non-conformity



3 Closed-loop Data System

Every non-conformity with clear disposition and resolution prior to shipment.



All blades shipping with Digital Birth Certificates, expanding to other critical components

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11. How much is the Australian Government chipping in for this project to go ahead. Please give us a break down of who and how much is being spent on this windfarm by the tax payer?

Response: The project will not receive any direct funding from the Australian Government; however there is government legislation that supports the uptake of renewable energy, known as the Renewable Energy Target (RET). The RET was introduced in 2001 under the Howard Government and has been modified over time.

Under the RET:

for each Megawatt-hour (MWh) of generation from a renewable generator, 1 Large Generator Certificate (LGC) will be created.

Energy retailers are required to purchase a percentage of their electricity from renewable sources.

As such, to meet their obligations under the RET, energy retailers will purchase electricity and the associated created LGCs (from Projects such as Woolsthorpe Wind Farm via a Power Purchase Agreement) and surrender the LGCs to the Clean Energy Regulator. The incremental cost of the LGCs is therefore, in effect, passed on to consumers.

Notably, the RET has not been extended beyond 2030 so the price of LGCs is tending towards zero, particularly as more renewable generators are introduced. For Woolsthorpe Wind Farm, the assumed forecast of revenue (under its PPA) that is attributable to LGCs is expected to comprise only a small portion of project revenues after the first few years of operation.

Attachment 3

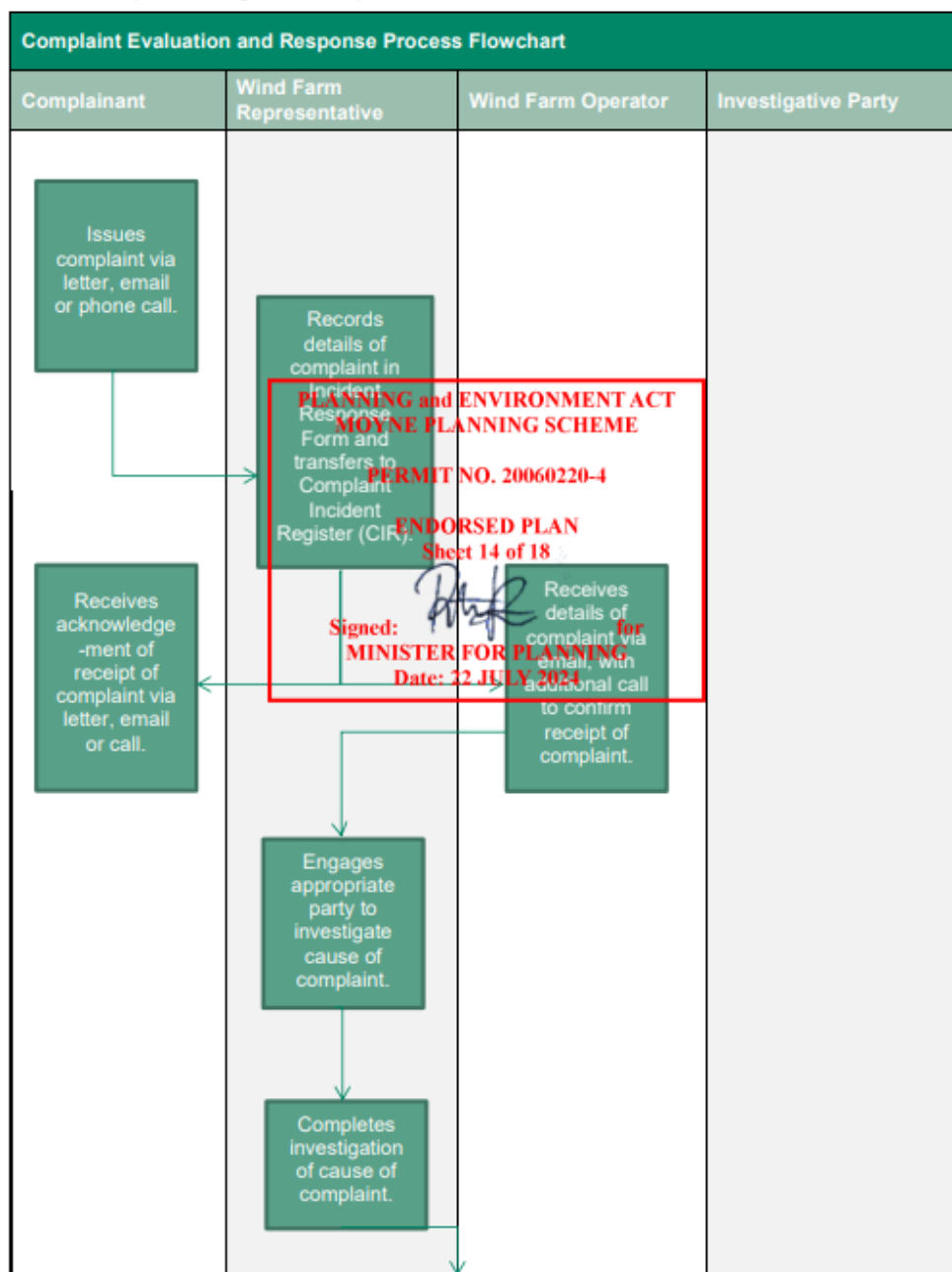


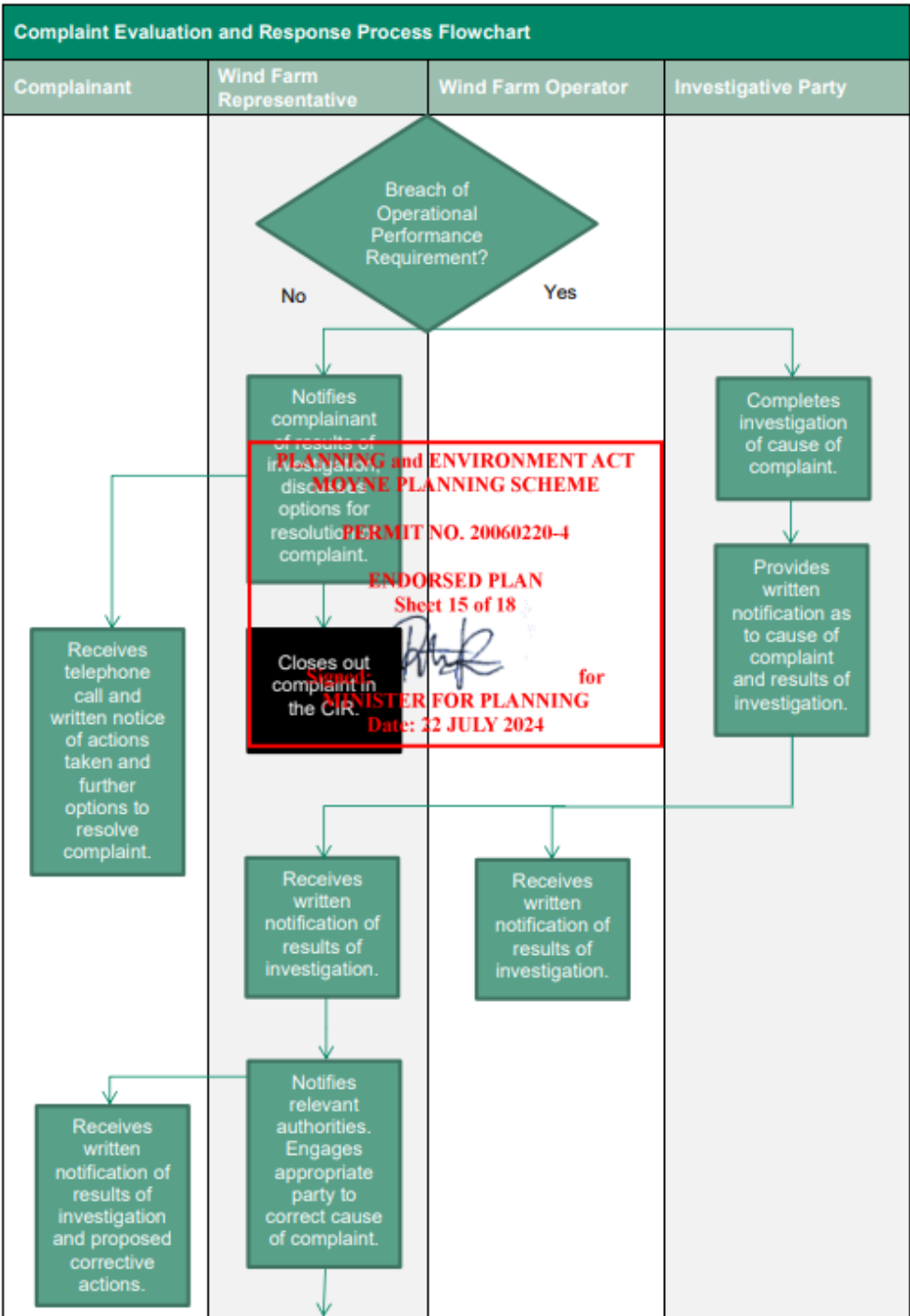
Appendix A

Complaint Investigation and Response Process

Appendix A Complaint Investigation and Response Process

Table 2 Complaint, Investigation and Response Process Flowchart







Attachment 4



BMD POWERING FUTURES,
CREATING LEGACIES.

PRESENTATION TO COMMUNITY ENGAGEMENT COMMITTEE

Woolsthorpe Wind Farm

Delivering collaborative infrastructure solutions
that connect and transform communities.

INTRODUCTIONS



Tanya Barmby
Stakeholder Engagement
and Communications
Manager



Michael Fish
Superintendent

01	Introduction	Contents
02	About BMD	
03	BMD Relevant Experience -Hawkesdale	
04	Community & Local Farmers	
05	Managing Traffic	
06	Questions	

ACKNOWLEDGEMENT OF COUNTRY

BMD respectfully acknowledges the Gunditjmara people as the Traditional Owners of the land on which Woolsthorpe is located, and we pay our respects to Elders past and present.

Artwork 'Jarndu – meaning Family in Bunuba language – created by Bunuba/Gija artist Eulalia Martin.



NATIONAL 1979 COMPANY

ESTABLISHMENT

LOCAL INVESTMENT IN PEOPLE, BUSINESS AND THE COMMUNITY

STRONG HEALTH, SAFETY, ENVIRONMENT, QUALITY AND COMMERCIAL SYSTEMS

\$2.3 BILLION+ IN REVENUE AND 2300 EMPLOYEES

\$200 MILLION ABORIGINAL INVESTMENT SINCE FIRST RAP IN 2017

PROVEN ABILITY

COMPLETED OVER \$1.7 BILLION IN RENEWABLE PROJECTS

TO WORK IN REGIONAL AND REMOTE LOCATIONS THROUGH A NETWORK OF LOCAL OFFICES, SUPPLIERS AND SUBCONTRACTORS.

THE VALUES THAT DRIVE US

WE ARE **FAMILY** – PEOPLE MAKE PROJECTS GO WELL

WE ARE **EMPOWERED** – RELY ON THE PERSON IN FRONT OF YOU

WE ARE **DRIVEN** – HUMBLE, HELPFUL AND HARDWORKING

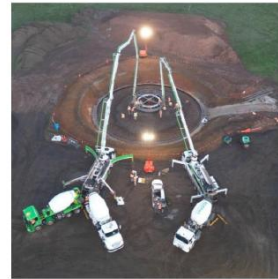
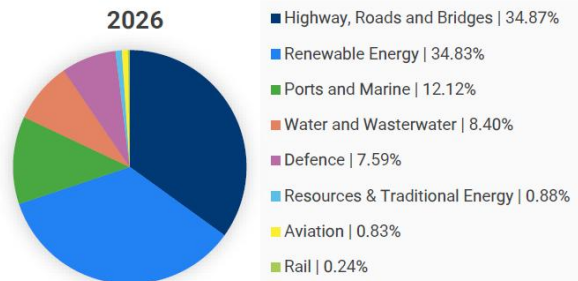
WE ARE **COLLABORATIVE** – EASY TO WORK WITH

INTERNATIONAL PRESENCE IN UK AND PHILIPPINES



BMD Constructions

- Delivers complex infrastructure projects with expertise across diverse sectors including **defence, water and wastewater, transport, ports, aviation, and renewable energy**.
- Record revenue of **\$1.67 billion 2023-2024 - 72.4% of BMD Group revenue**.
- 70% projects for repeat clients



Relevant project experience

Hawkesdale Wind Farm

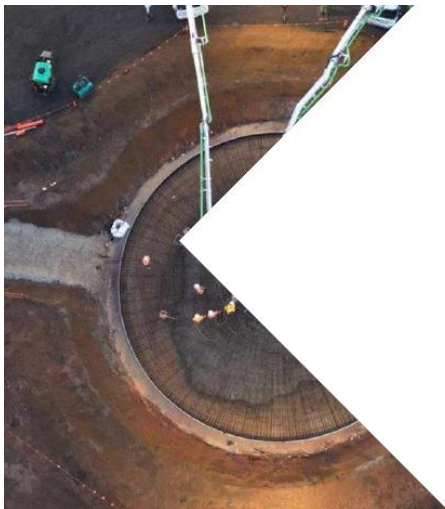
- Full Balance of Plant (BOP) scope for civil and electrical infrastructure for 23 Vestas wind turbines
- 150 personnel.
- Stakeholders included Moyne Shire Council, VicRoads, VicTrack, AusNet, CFA, Glenelg Hopkins Catchment Management Authority, and Vestas
- BMD proactively fostered strong relationships with landowners
- Program challenges – stabilisation finishing off in winter
- Fostering strong community engagement



Community & Local Farmers

Community

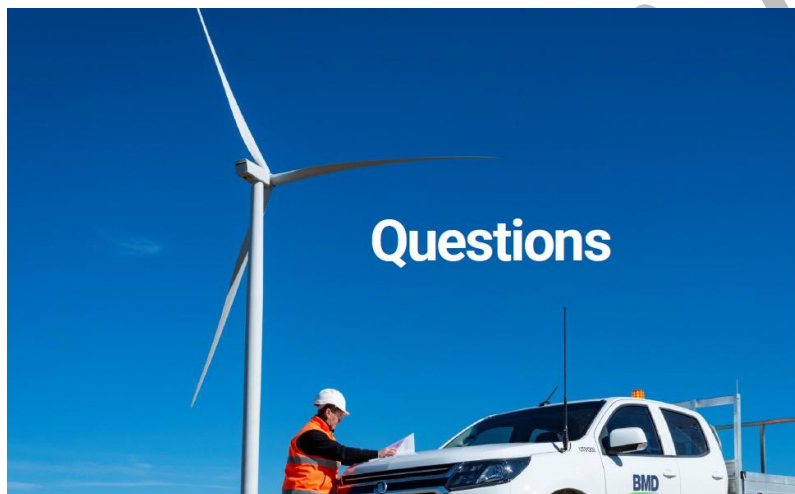
- Royal Children's Hospital | \$7,500 Head Shave
- Western District Food Share | 191kg of breakfast foods collected for distribution to local schools.
- Western District Health Services & Male Bag Foundation | \$30,302 raised for a biopsy machine & Men's prostate health awareness
- Movember | \$8,000 raised for 3 employees & Harrison (local student)
- R U OK Day | Presentation for all personnel on site by mental health professional
- BMD Community Grant Program | Russell's Creek Cricket Club & Hawkesdale Macarthur FNC



Managing Traffic

Traffic Management near Schools

- Dedicated routes for cartage of materials
- Restricted roads for both LV/HV vehicles
- Aligned vehicle movements with local school buses to avoid using school bus routes during scheduled pick-up and drop-off times
- Minimised interference with people's ability to access buses
- Identification magnets on all vehicles
- Proactive communication re TMP, including any impacts and activities affecting traffic



Questions

“

One of the key strengths of BMD lies in their collaborative, open and honest approach on site. Their willingness to engage with all stakeholders, including our team and other contractors, has fostered a positive and productive work environment.

BMD's dedication to safety has been exemplary, ensuring an outstanding safety record throughout the project's execution.

Their commitment to maintaining the highest quality standards has also been evident in all aspects of their work.

CHIEF BUSINESS DEVELOPMENT OFFICER,
GLOBAL POWER GENERATION (GPG)