

52.3219/01/2006
VC37**WIND ENERGY FACILITY****Purpose**

To facilitate the establishment and expansion of wind energy facilities, in appropriate locations, with minimal impact on the amenity of the area.

Scope

This clause applies to land used and developed or proposed to be used and developed for a wind energy facility.

Application requirements

An application must be accompanied by the following information, as appropriate:

- A site analysis and design response.
- Development plan(s) including the layout and height of the wind turbines and associated buildings and works, materials, reflectivity, colour, lighting, landscaping, connection to the electricity grid, access roads and parking areas.
- The location of all dwellings within a 500 metre radius of the site.
- Calculation of greenhouse benefits.
- Photomontages or other visual simulations illustrating the development from key vantage points.
- An assessment of the impact of the proposal on any avifauna listed under the Flora and Fauna Guarantee Act 1988 or Environment Protection and Biodiversity Conservation Act 1999.
- An assessment of the noise impact of the proposal based on the New Zealand Standard NZ6808:1998, Acoustics – The Assessment and Measurement of Sound from Wind Turbine Generators.
- An assessment of other potential amenity impacts such as blade glint, shadow flicker, electromagnetic interference.
- Impact upon any nearby airfields (within a 30 kilometre radius).
- Impact upon Aboriginal cultural heritage or European cultural heritage.
- An environmental management plan including any rehabilitation and monitoring.

Decision guidelines

Before deciding on an application, in addition to the decision guidelines of Clause 65, the responsible authority must consider, as appropriate:

- The views of the Sustainable Energy Association of Victoria about the contribution of the proposal to reducing greenhouse gas emissions.
- The effect of the proposal on the surrounding area in terms of noise, blade glint, shadow flicker and electromagnetic interference.
- The impact of the development on significant views, including visual corridors and sightlines.
- The impact of the facility on the natural environment and natural systems.

- The views of the Civil Aviation Safety Authority if within a 30 kilometre radius of an airfield.
- The Policy and Planning Guidelines for Development of Wind Energy Facilities in Victoria, 2003.