

Neighbouring Properties

Will property prices be affected?

No correlation has been demonstrated between wind turbines and declining property values. This has been demonstrated through a number of studies, including the Urbis study in 2016 undertaken on behalf of NSW Office of Environment and Heritage (OEH). As a key conclusion of this study, Urbis stated: “it is our expert opinion that windfarms may not significantly impact rural properties used for agricultural purposes.”

Do wind farms impact insurance or rates for neighbouring properties?

RES is not aware of any impacts on insurance or rates of neighbouring properties. We have also reached out to the Clean Energy Council and the Insurance Council of Australia. They have advised that preliminary engagement with their members has found that insurers do not have concerns with farmers hosting renewable energy infrastructure, nor have they experienced cases where farmers have been unable to obtain insurance (or seen premium rises or sought higher levels of liability coverage) because they or their

neighbours are hosting transmission lines/renewable energy project. https://insurancecouncil.com.au/wp-content/uploads/2024/05/Updated-ICA_Briefing_Farm-Insurance-and-Energy-Infrastructure_May-2024.pdf

Will nearby airfields be affected by the wind farm e.g. from reflection, glare, turbulence or obstructions?

An Aviation Impact Assessment (AIA) has been prepared as part of the Development Application. The AIA assessed the potential aviation impacts associated with the Project and provided aviation safety advice in respect of relevant requirements of air safety regulations and procedures, and incorporated consultation with relevant aviation agencies. The assessment concluded that the Project does not interfere with any airspace procedures or aviation related communications, navigation or surveillance facilities for both civil or military aerodromes and airspace.

