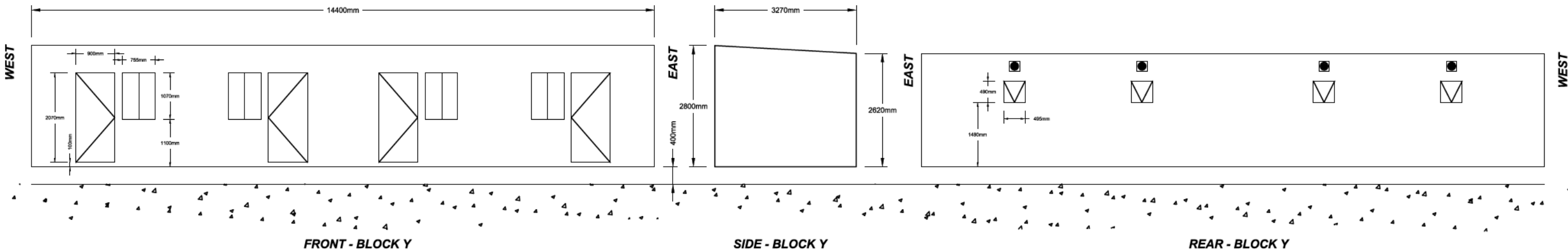
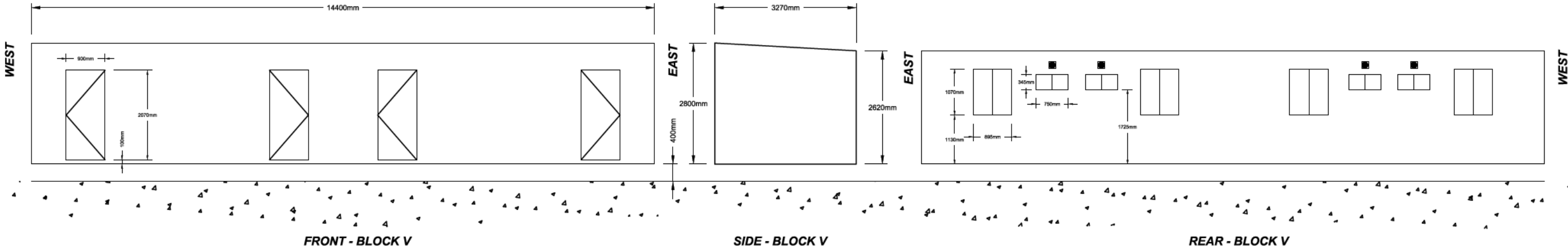


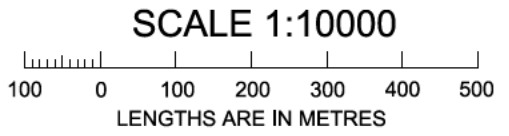
Site Layout Plan



One (1) Block Y building



Three (3) Block V buildings



NOTATIONS

THE DIMENSIONS SHOWN HEREON ARE APPROXIMATE AND ARE SUBJECT TO SURVEY.

PLAN OF PROPOSED SITE HUTS SHOWING ELEVATIONS

1579 CHAPPEL ROAD, TELOPEA DOWNS
 PARISH OF WALLOWA
 CROWN ALLOTMENT 3

18/01/24

The Proposal:

██████████ is a wholly owned subsidiary of ██████████ and is the operations arm of the business, with the land being owned by ██████████.

A permit is requested to extend the capacity of our existing contractors' quarters at 1579 Chappel Road, Telopea Downs VIC 3420, known as Eureka. We have purchased four donger style buildings from a mine in northern SA and require planning approval to install them permanently.

Eureka is part of an aggregation of properties which makes up ██████████ mixed enterprise property at Telopea Downs, totalling 47,661ha. The aggregation carries over 73,000 sheep, 1379 cattle and 10,000ha of crop.

Due to the length of time it takes to complete our shearing programme, the company is endeavouring to increase the capacity of the Eureka shearing shed and quarters. The current shed is inviably small, and the board is too narrow. As a result, we are replacing it with an efficient, ergonomically designed shed which can safely accommodate a full shearing team and more sheep. This shed will have an accompanying 172, 000L Pioneer tank, with a compliant firefighting fitting.

Installed in 2015, the shearers' quarters at Eureka are the aggregation's main accommodation for shearers and contractors. Consisting of twelve single bedrooms, a kitchen, laundry, two ambulant bathrooms and one disability bathroom, the modular transportable building was placed on the site of the previous shearers' quarters which had been removed to make way for the new building. This process ensured that there were no interruptions to the 2015 shearing season, in September of that year. Until that time, the old building had accommodated shearing and crutching teams annually, since at least the 1980s.

In March and April, the accommodation is used by crutchers; in June and July, the tenants are lamb markers; from August, the shearing team is accommodated for 12 to 14 weeks; in November, the harvesters move in and, depending on the season, could stay until January. For the last two years, the shearers have moved out in the morning and the harvesters have arrived in the afternoon. Additionally, the company's annual fencing programme requires accommodation for the fencing contractors.

In between these major projects are shorter projects, such as pregnancy scanning of sheep or cattle, the AI programme for stud cattle, drought lotting of sheep from January until April, jetting and drenching of livestock. Many of these projects utilise the skills of specialists or, at times, additional contract livestock workers, who all require accommodation.

Each of the dongers contains four units, consisting of a bedroom with ensuite bathroom. They have been placed adjacent to the existing shearers' quarters, just over 148m from the road, on an area that was already used for parking of vehicles and shearers' caravans.

The current quarters utilise two 25,500L tanks at the northern end of the building. An additional 25,000L tank will be installed at the southern end of the donger complex and a 1,000L tank at the end of each donger building. Planning approval was granted on 21st November 2023 for the installation of a new septic system to service the dongers.

The quarters are surrounded by grazing land and situated adjacent to the sheep yards, so the risk of bushfire impacting the quarters is low. Our bushfire plan is reviewed and updated every year and includes utilization of the property's fire truck, in addition to the smaller firefighting units installed on company utes. An evacuation map, identifying bitumen and secondary roads for use in an emergency,

and emergency contact details are displayed in the quarters and included in the information presented to contractors during the induction process.

The Planning Report prepared by [REDACTED] identifies that a Cultural Heritage Plan is not required for this project. No native vegetation will be cleared for the proposed installation.

Our distance from off-site accommodation, such as motels etc, impairs our utilisation of these services. Additionally, COVID 19 has highlighted the need to increase the capacity of our on-site accommodation for contractors and their teams. The permanent installation of the transportable donger style accommodation units will assist with this.