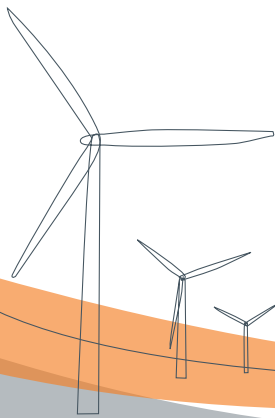


Coopers Gap Wind Farm

Information Brochure

Community Information Day, Saturday 9th August 2008, 10am to 4pm
Cooranga North Hall, Cooranga North-Niagara Road
Refreshments and a free BBQ lunch will be provided



Introduction

Coopers Gap Wind Farm Pty Ltd is proposing to develop a wind farm in the Bilboa and Cooranga North region, approximately 50km west of Kingaroy and 65km north of Dalby. The project will be known as the Coopers Gap Wind Farm.

The wind farm will consist of up to 252 wind turbine generators, with a total generation capacity of up to 500MW. The project will cost over \$1.2 billion to construct, and will contribute to the Queensland Government's Renewable and Low Emission Energy Target Scheme of 6% by 2015 and 10% by 2020.

Who is Coopers Gap Wind Farm Pty Ltd?

The proposed owner and developer of the project is Coopers Gap Wind Farm Pty Ltd. This company has been established by Investec Bank (Australia) Limited ("Investec") and Windlab Systems ("Windlab"), who are working together to develop the project.

Investec, a registered bank in Australia, is part of the Investec Group, an international specialist banking group which is dual listed on the London and Johannesburg stock exchanges. The group employs over 4,500 people world wide. In Australia, Investec has offices in Sydney, Brisbane, Melbourne, Adelaide and Perth.

Windlab Systems is a CSIRO-established company that specialises in wind resource estimation. Together, Investec and Windlab identify and develop prospective wind farm sites in Australia and New Zealand.

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 **Investec**
Capital Markets

The Site

The proposed site area lies to the north and south of Niagara Road, starting approximately 3km from the Bunya Highway, as well as to the west of Jarail Road. The site extends to Crowles Road to the south, Cooranga North-Niagara Road to the west, close to Nords Road and Diamondy Road to the North and close to Bunya Highway to the east. The area is predominantly cleared cattle grazing country and covers approximately 12,000 hectares in total. The project falls within both the South Burnett Regional Council and Dalby Regional Council jurisdictions.

The Project

- The wind farm will consist of up to 252 turbines extending across a series of ridgelines within the proposed site.
- The wind turbines proposed will be approximately 135m in height from the tower base to the tip of the blade. The tower will be approximately 80m high, and the blades approximately 52 metres in length with a rotor diameter of 104 metres.
- The construction cost of the project will be over \$1.2billion.
- The electricity generated from each turbine will be transmitted via underground or above ground cabling to a central cable marshalling point at the on site substation, which will be located next to the 220kv or 132kv power lines that run through the site area. The sub station will then connect directly into the grid network on site.

Benefits

- The wind farm will generate up to 1.7million megawatt hours of electricity each year, which is enough to power approximately 320,000 homes.
- The wind farm will reduce green house gas emissions by up to 2.2million tonnes annually.
- The project will provide local employment and construction opportunities.

Project History

- The site was identified by Windlab Systems in late 2005.
- A 60m wind monitoring mast was installed in March 2006 in order to accurately measure wind speed and direction in the area.
- After 12 months of data were collected from the wind monitoring mast, Investec began securing land for the project and commencing various pre-feasibility studies in the area.
- A comprehensive flora and fauna assessment has been undertaken in the area. It determined that the project will have minimal impact on the local flora and fauna population. The various listed remnant vegetation areas located within the area will be avoided during project construction.
- The project has been referred to the Commonwealth Government under the *Environmental Protection and Biodiversity Conservation Act 1999*, and has been determined as 'not a controlled action' under the Act. As such, an Environmental Impact Assessment is not required for the project.
- The Minister for Planning will determine whether South Burnett Regional Council or Dalby Regional Council will act as the Assessment Manager for the project prior to lodgement of the Development Application. The Assessment Manager will process the Development Application for the project and the other council will act as a concurrence agency for the Application.
- The Development Application is expected to be lodged in mid to late August. Development Approval (if granted) is expected during 2009.

Community Consultation

Investec considers community consultation to be essential at all stages of the wind farm development. A four stage consultation process has been implemented to ensure all stakeholders are well informed of the development.

Stage One

Consultation with local councils, state and federal MP's and various state agencies.

Stage Two

Consultation with landholders in the immediate vicinity of the project site via telephone and face to face meetings.

Stage Three

Consultation with the wider community through a community open day (details on page 1 of this brochure). A website, featuring up to date project information and a toll free enquiries number will also be accessible from this date.

Stage Four

Statutory notification under the *Integrated Planning Act*, with adjacent landholders receiving formal notification of the project in line with *IPA* regulations.

Development Approval Process

The Queensland Development Approval Process is divided into four stages:

Application Stage

The Application is lodged with Council and then Council issues acknowledgment of the Application. This stage takes approximately 10 business days.

Information and Referral Stage

Council and relevant State Agencies assess the Application and can request additional information to further assess the Application. The applicant (Investec) responds to the information requested. Investec has up to 12 months to respond to the information requested by Council.

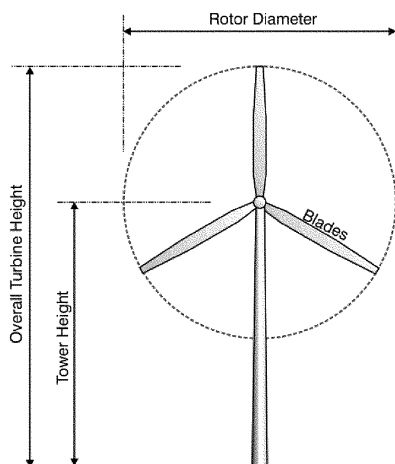
Notification Stage

The Application will be publicly notified for 15-30 business days. Public Submissions are forwarded to Council.

Decision Stage

Council continue to assess the Application and decide the outcome of the Application. 40 business days is the generally the time allowed for this assessment.

Wind Turbine Diagram



Site Layout



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Project Timetable *(subject to change)*

Stakeholder Consultation	June/July 2008
Community Open Day	9th August 2008
Finalisation of feasibility studies	August 2008
Determination of Assessment Manager	August 2008
Lodgement of Development Application	August 2008
Development Approval (if granted)	2009
Detailed Design & civil works on site	Late 2009/ early 2010
Turbine installation	Mid/Late 2010
Wind farm commissioned	Mid/Late 2011



More information

For further information, a project website will be available from 9th August at www.coopersgapwindfarm.com.au

Or contact 1800 736 478 or
email enquiries@coopersgapwindfarm.com.au.