## State code 26: Solar farm development

[Planning guideline State code 26: Solar farm development](https://www.planning.qld.gov.au/planning-framework/state-assessment-and-referral-agency/state-development-assessment-provisions-sdap) provides direction on how to address this code.

**Table 26.1: Material change of use**

| **Performance outcomes** | **Response** |
| --- | --- |
| **Areas of high ecological value** |  |
| **PO1** Development is located, designed, constructed, managed, operated and maintained outside areas of **high ecological value** and development that may be adjacent to a **high ecological value** area is to be designed, operated and managed to protect these areas and associated habitats from adverse impacts. | Complies with PO# Use this column to indicate whether compliance is achieved with the relevant PO (or if they do not apply), and explain why |
| **Agricultural land** |  |
| **PO2** Development is located and designed to ensure there is no significant loss of **high-quality agricultural land**. |  |
| **PO3** Development is constructed to maintain the fertility and soil attributes of **high-quality agricultural land** and to enable decommissioning at the end of operations to return the land to its pre-construction agricultural land values. |  |
| **PO4** Development does not fragment **high-quality agricultural land** to the extent of restricting the connectivity of agricultural land necessary to ensure its ongoing productivity and operation. |  |
| **PO5** Development on or adjacent to the **stock route network** does not impact the network’s primary use for moving stock on foot. |  |
| **Protecting water quality and stormwater management** |  |
| **PO6** Development is located, designed and constructed to: * minimise the disturbance of **high risk soils**, and
* manage the release of acid, iron and other soil base contaminants.
 |  |
| **PO7** Development is located, designed and constructed to maintain or improve the water quality of receiving waters, **waterways** and wetlands by:* avoiding **waterways** and wetlands;
* minimising crossings of and interference with natural drainage lines, farm drainage and irrigation infrastructure;
* minimising erosion and sediment run off;
* managing drainage control;
* preserving the bank stability of affected **waterways** and drainage lines; and
* avoiding non-essential hardening or unnatural modification of the **waterway**.
 |  |
| **PO8** Development is located, designed and constructed to minimise interference with overland flow paths. |  |
| **Natural hazards and disasters** |  |
| **PO9** Development is located, designed, constructed and operated to be resilient and responsive to **natural hazards** and **disasters**. |  |
| **PO10** Development is located, designed, constructed and operated to protect the safety of people and animals in the event of **natural hazards** or **disasters**. |  |
| **Acoustic amenity** |  |
| **PO11** Development is located, designed, constructed and operated to meet the **acoustic quality objectives** for **sensitive receptors** on or adjoining the site identified in the Environmental Protection (Noise) Policy 2019. |  |
| **Visual amenity, glint and glare** |  |
| **PO12** Development in an area identified by state or local government planning instruments as having high scenic amenity is located and designed to protect the **scenic amenity** and **landscape values** of the locality and region. |  |
| **PO13** Development is located and designed to minimise adverse glint and glare impacts on adjoining properties. |  |
| **PO14** Glint and glare from the development does not create an unacceptable safety risk to aviation, rail and drivers of vehicles on roads adjacent to the development. |  |
| **Social impacts** |  |
| **PO15** Development demonstrates that either:* a **community benefit agreement** has been entered into; or
* where a **community benefit agreement** has not been entered into, **social impacts** of the development, including workforce accommodation, local business and industry impacts, community health and well-being, are identified, managed, mitigated, counterbalanced and monitored.
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| **Transport network and access** |  |
| **PO16** Development construction, operation and maintenance and decommissioning activities associated with the development do not adversely impact the efficiency and condition of **transport networks** and infrastructure nor compromise the safety of users of the **transport network**. |  |
| **PO17** Development construction, operation and maintenance and decommissioning activities associated with the development do not compromise the safety of users of the **transport network**. |  |
| **PO18** Development delivers necessary upgrades to the **transport network** to ensure construction activities and ongoing maintenance do not adversely impact **transport networks** and infrastructure. |  |
| **PO19** Development demonstrates that a safe, viable and practical haulage route can be secured to accommodate the movement of **oversize/overmass vehicles** during construction and ongoing maintenance activities. |  |
| **PO20** Development provides safe, efficient, and sustainable vehicular access to the site for all vehicle types anticipated through the construction, operation, maintenance and **decommissioning** of the **solar farm**. |  |
| **Decommissioning** |  |
| **PO21** Relevant components of development, both after completion of construction and at cessation of operations, are **decommissioned** in a timely and efficient manner. |  |
| **PO22 Decommissioning** ensures that materials removed from site destined for landfill are minimised while opportunities to reuse, recycle and /or repurpose are deployed to the greatest extent feasible. |  |
| **PO23** **Decommissioning** at end of operations ensures disturbance footprints are **rehabilitated**, and **waterways** and drainage patterns are reinstated. |  |
| **PO24** **Decommissioning** plans are secured by bonds or financial guarantees or other mechanism/s to safeguard compliance. |  |