

14 December 2020

Dear Landowner,

Northern Midlands Irrigation Scheme – Water Sales Documentation

**(PLEASE READ THIS FIRST)**

Tasmanian Irrigation Pty Ltd (**TI**) and the Northern Midlands Irrigation Scheme (**NMIS**) Working Group are pleased to advise that the NMIS has been approved to proceed to water sales. Water sales is the critical time for landholders wanting water from the scheme to come forward as the final design of the scheme will be based on the water sales. Any landholder interested in purchasing water is encouraged to make an offer to purchase water in the scheme irrespective of the current pipeline alignments.

Please find enclosed water sales documentation for the proposed NMIS. We have sent you the documents as you have either submitted an EOI for water or you have contacted TI and requested the documents. Water sales open on 14 December 2020 and close Friday 12 February 2021 at 2pm. Copies of the documents will be available on TI's website at <https://www.tasmanianirrigation.com.au/> from 14 December.

We are pleased to provide you additional information which may assist you in completing your application. The following table refers to the documents enclosed. Most of these documents will eventually form the Contract. A self-addressed envelope back to TI is enclosed for the return of your application.

<b><u>No</u></b>	<b><u>Document Title</u></b>	<b><u>Comment</u></b>
<b>1.</b>	Offer document – Northern Midlands single page	A summary of the offer.  Do <b>NOT</b> return this document with your application.
<b>2.</b>	Offer Document for Landowner Water Sale	More detail on the water sale offer with a Q & A at the back.  Do <b>NOT</b> return this document with your application.

<b>No</b>	<b><u>Document Title</u></b>	<b><u>Comment</u></b>
3.	Application Form for the Offer of Water Entitlements to Landholders for the Northern Midlands Irrigation District	Complete this form from pages 1 through to 6. If the Applicant is a Company, ensure all Directors execute as Guarantors.  <b>RETURN</b> this document to TI.
4.	Direct sale Rules for the Offer of Water Entitlements to Landholders Northern Midlands Irrigation District	Stapled to the application.  Can be returned back to TI or kept by you.
5.	Water Entitlements Purchase Contract Northern Midlands Irrigation District. Including examples of irrigation right, delivery right, connection agreement and trading rules.	Needs to be signed by the purchasers on page 10. Executed by all Directors as Guarantors if purchaser is a Company. The Schedule on page 1 and 2 is left blank.  <b>RETURN</b> this document to TI with your completed application.
6.	Northern Midlands Preferred Option Pressure map	Indicative pipe pressure at various locations on the pipeline for the preferred option design. The actual property outlet pressure on the farmer's side will be about 10m less than shown due to losses through the property outlet.  Do <b>NOT</b> return this document with your application.
7.	Overview document and trading zone maps	Overview of the scheme with trading zones shown at the back. Trading zones may change depending on water sales. Use the maps to identify the qualifying zone required in sec. 10 on the Application Form.  Do <b>NOT</b> return this document with your application
8.	An untitled map showing the proposed scheme infrastructure.	For your information only  Do <b>NOT</b> return this document with your application.

The water sales launch will occur at the Campbell Town Recreation Complex, on Monday 14 December, 2020 at 11:00am.

The sale price of water entitlements on the NMIS is \$1,440 per megalitre. Landholders wishing to purchase water will be required to submit an application during the water sales period in conjunction with a deposit for the total amount of water being purchased.

The deposit involves an initial 2% due upon application with the remaining 8% due when public funding is secured. This deposit is binding, and the transaction must be completed.

The balance of the total amount of water purchased will be due within 28 days of the commissioning (practical completion) of the scheme.

Should full public funding not be secured for the NMIS, the deposit amount held by TI will be refunded in full including any interest earned on the amount while it was held by TI.

In addition to the launch, TI will be holding an **Irrigation Information day on January 14, 2021**. Further information with respect to this day will be provided.

TI staff will also be available on the following days throughout the eight-week sales period to assist with contracts and answer any questions people may have in regard to the scheme and the purchase of water:

Thursday 28 <sup>th</sup> January 2021	-	Campbell Town
Thursday 11 <sup>th</sup> February 2021	-	Campbell Town
Friday 12 <sup>th</sup> February 2021	-	Campbell Town

Detailed information for the NMIS and the water sale process being conducted by TI can be found in the enclosed offer and overview documents.

If you are unable to attend the launch but would like to receive the purchase contracts, please contact TI by phone on 03 6398 8433 or by email at [enquiries@tasirrigation.com.au](mailto:enquiries@tasirrigation.com.au)

Yours sincerely,

Jacob Gerke

NMIS Project Manager

Tasmanian Irrigation