

Instrument of Renewal

Section 114 of the *Mining Act 1992*

I, **Daniel Summerhayes, Acting Executive Director Assessments & Systems, NSW Resources**, as delegate for the Minister administering the *Mining Act 1992* for the State of New South Wales, pursuant to section 114 of the *Mining Act 1992*, have determined to renew **Mining Lease 1539 (Act 1992)**, as described in Schedule 1, to **Tahmoor Coal Pty Ltd, ACN 076 663 968**, subject to the conditions:

1. prescribed in the *Mining Act 1992* and the Mining Regulation 2016; and
2. set out in Schedule 2.

Note: For the avoidance of doubt, any prior Description of Lease and any Conditions imposed prior to the effective date of this Instrument of Renewal are replaced by Schedule 1 and 2 of this Instrument of Renewal on and from the effective date.

Signed this 18th day of July 2025

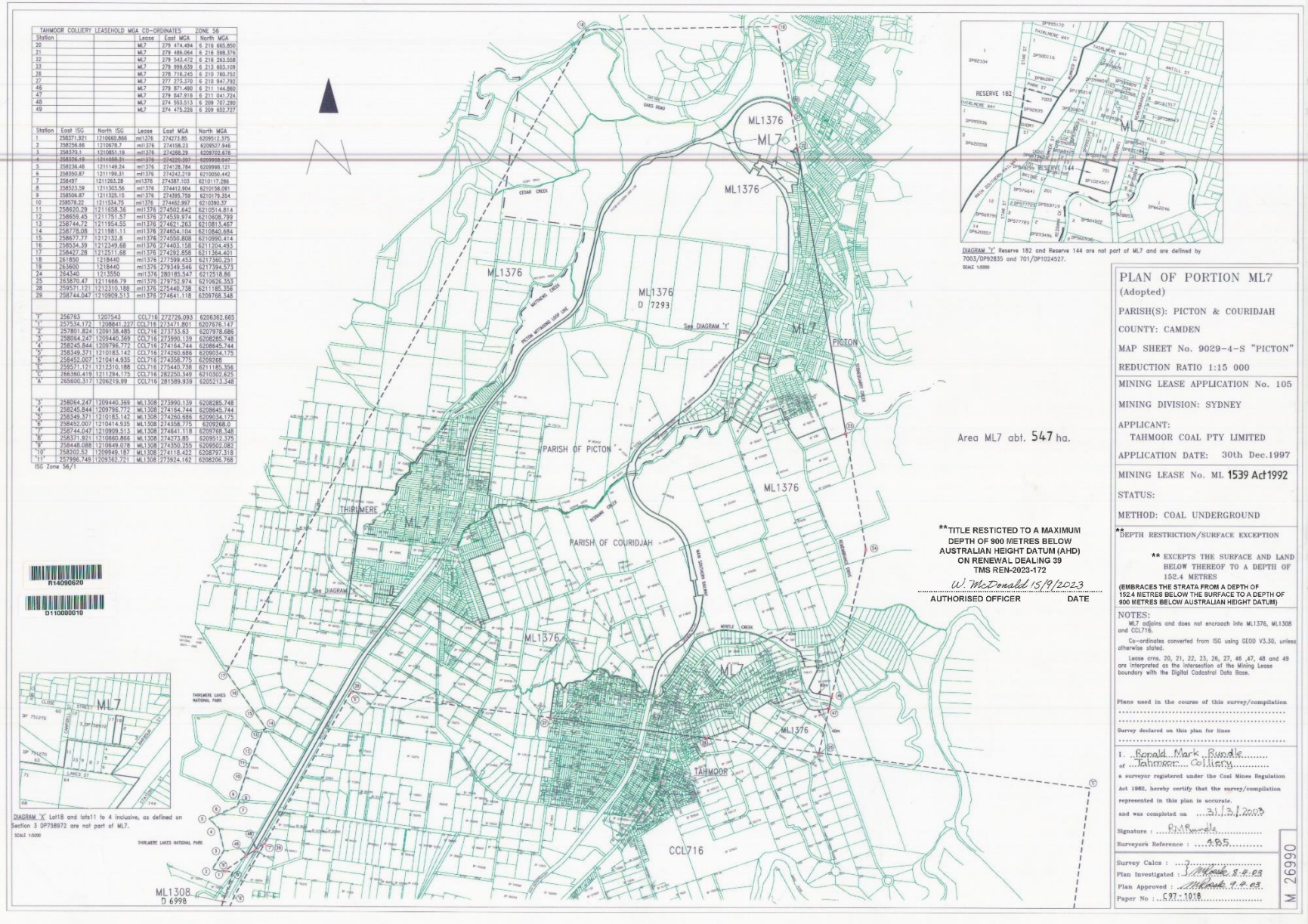


Daniel Summerhayes
Acting Executive Director Assessments & Systems
NSW Resources
Department of Primary Industries and Regional Development
As delegate for the Minister administering the *Mining Act 1992*
Delegation dated: 28 February 2023

SCHEDULE 1

Description of Lease

Mining lease:	1539 (Act 1992)
Renewal date:	18 July 2025
Effective date:	18 July 2025
Term ending (expiry date):	16 June 2035
Lease Holder(s):	Tahmoor Coal Pty Ltd, ACN 076 663 968
Land:	The lease area includes all land described in the attached lease plan titled M26990 and approved on 15 September 2023 .
Area:	547 hectares
Surface Exception / Depth Restriction:	See plan
Mineral(s):	Coal
Method:	Underground



Station	East	North	East	North
1	258271.931	110960.866	ml1376	274272.85
2	258256.66	110678.7	ml1376	274158.23
3	258251.19	110651.19	ml1376	274088.29
4	258236.46	110651.19	ml1376	274088.29
5	258236.46	1211149.24	ml1376	274128.784
6	258236.46	1211149.24	ml1376	274128.784
7	258497	1211283.38	ml1376	274387.103
8	258503.59	1211303.56	ml1376	274413.904
9	258508.87	1211324.15	ml1376	274439.789
10	258578.32	1211334.35	ml1376	274462.897
11	258600.29	1211358.56	ml1376	274502.642
12	258659.45	1211351.37	ml1376	274535.874
13	258744.76	1211354.35	ml1376	274621.263
14	258772.06	1211391.11	ml1376	274654.114
15	258877.77	1212132.8	ml1376	274550.808
16	258934.39	1212349.68	ml1376	274603.156
17	258427.28	1212511.88	ml1376	274292.858
18	261800	1218440	ml1376	277599.433
19	263600	1218440	ml1376	274349.548
20	264340	1213550	ml1376	280185.547
21	263805.47	1213667.19	ml1376	274292.874
22	259571.121	1212310.188	ml1376	275440.738
23	258744.047	1211909.313	ml1376	274641.118

Station	East	North	East	North
1	258271.931	110960.866	ml1376	274272.85
2	258256.66	110678.7	ml1376	274158.23
3	258251.19	110651.19	ml1376	274088.29
4	258236.46	110651.19	ml1376	274088.29
5	258236.46	1211149.24	ml1376	274128.784
6	258236.46	1211149.24	ml1376	274128.784
7	258497	1211283.38	ml1376	274387.103
8	258503.59	1211303.56	ml1376	274413.904
9	258508.87	1211324.15	ml1376	274439.789
10	258578.32	1211334.35	ml1376	274462.897
11	258600.29	1211358.56	ml1376	274502.642
12	258659.45	1211351.37	ml1376	274535.874
13	258744.76	1211354.35	ml1376	274621.263
14	258772.06	1211391.11	ml1376	274654.114
15	258877.77	1212132.8	ml1376	274550.808
16	258934.39	1212349.68	ml1376	274603.156
17	258427.28	1212511.88	ml1376	274292.858
18	261800	1218440	ml1376	277599.433
19	263600	1218440	ml1376	274349.548
20	264340	1213550	ml1376	280185.547
21	263805.47	1213667.19	ml1376	274292.874
22	259571.121	1212310.188	ml1376	275440.738
23	258744.047	1211909.313	ml1376	274641.118

1	256783	1201543	CC1716	272228.093
2	257343.172	1208841.227	CC1716	2725471.801
3	257801.864	120938.486	CC1716	273333.63
4	258044.247	1209440.369	CC1716	273995.132
5	258245.844	1209786.772	CC1716	274164.744
6	258349.271	1210183.142	CC1716	274260.886
7	258452.027	1210414.835	CC1716	274358.775
8	258511.111	1210510.188	CC1716	274360.886
9	258640.419	1211284.175	CC1716	274520.349
10	258690.317	1206219.89	CC1716	281589.839
11	258064.247	1209440.369	ML1308	273990.139
12	258245.844	1209786.772	ML1308	274164.744
13	258349.271	1210183.142	ML1308	274260.886
14	258452.027	1210414.835	ML1308	274358.775
15	258511.111	1210510.188	ML1308	274360.886
16	258640.419	1211284.175	ML1308	274520.349
17	258744.047	1211909.313	ML1308	274641.118

1	256783	1201543	CC1716	272228.093
2	257343.172	1208841.227	CC1716	2725471.801
3	257801.864	120938.486	CC1716	273333.63
4	258044.247	1209440.369	CC1716	273995.132
5	258245.844	1209786.772	CC1716	274164.744
6	258349.271	1210183.142	CC1716	274260.886
7	258452.027	1210414.835	CC1716	274358.775
8	258511.111	1210510.188	CC1716	274360.886
9	258640.419	1211284.175	CC1716	274520.349
10	258690.317	1206219.89	CC1716	281589.839
11	258064.247	1209440.369	ML1308	273990.139
12	258245.844	1209786.772	ML1308	274164.744
13	258349.271	1210183.142	ML1308	274260.886
14	258452.027	1210414.835	ML1308	274358.775
15	258511.111	1210510.188	ML1308	274360.886
16	258640.419	1211284.175	ML1308	274520.349
17	258744.047	1211909.313	ML1308	274641.118

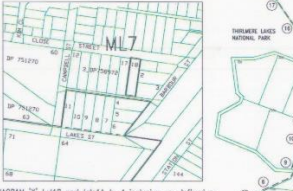


DIAGRAM X Lot18 and lots1 to 4 inclusive, as defined on Section 3 DP738972 are not part of ML7.
Scale 1:5000

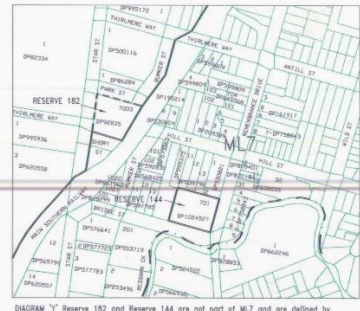


DIAGRAM Y Reserve 182 and Reserve 144 are not part of ML7 and are defined by 7003/DPW2835 and 701/DP1024527.
Scale 1:5000

Area ML7 abt. 547 ha.

**TITLE RESTRICTED TO A MAXIMUM DEPTH OF 900 METRES BELOW AUSTRALIAN HEIGHT DATUM (AHD) ON RENEWAL DEALING 39 TMS REN-2023-172
W. McDonald 15/9/2023
AUTHORISED OFFICER DATE

PLAN OF PORTION ML7 (Adopted)
 PARISH(S): PICTON & COURIDJAH
 COUNTY: CAMDEN
 MAP SHEET No. 9029-4-S "PICTON"
 REDUCTION RATIO 1:15 000
 MINING LEASE APPLICATION No. 105
 MINING DIVISION: SYDNEY
 APPLICANT: TAHMOOR COAL PTY LIMITED
 APPLICATION DATE: 30th Dec.1997
 MINING LEASE No. ML 1539 Act1992
 STATUS:
 METHOD: COAL UNDERGROUND
 **DEPTH RESTRICTION/SURFACE EXCEPTION
 ** EXCEPTS THE SURFACE AND LAND BELOW THEREOF TO A DEPTH OF 152.4 METRES
 (EMBRACES THE STRATA FROM A DEPTH OF 152.4 METRES BELOW THE SURFACE TO A DEPTH OF 900 METRES BELOW AUSTRALIAN HEIGHT DATUM)
 NOTES:
 ML7 adjoins and does not encroach into ML1376, ML1308 and CCL716
 Co-ordinates converted from ISC using GSD0 V3.30, unless otherwise stated.
 Lease crms. 20, 21, 22, 23, 26, 27, 46, 47, 48 and 49 are interpreted as the intersection of the Mining Lease boundary with the Digital Cadastral Data Base.
 Plans used in the course of this survey/compilation
 Survey declared on this plan for lines
 I. Reynold Mark Ruddle of Tahmoor Colliery a surveyor registered under the Coal Mines Regulation Act 1982, hereby certify that the survey/compilation represented in this plan is accurate.
 and was completed on 21.12.2023
 Signature: RMRuddle
 Surveyors Reference: 485
 Survey Calcs: 21.12.2023
 Plan Investigated: 21.12.2023
 Plan Approved: 21.12.2023
 Paper No: 597-1018

SCHEDULE 2

Mining Lease Conditions 2021

(Version 1.3 as at October 2023)

Definitions

Words used in this mining lease have the same meaning as defined in the *Mining Act 1992* except where otherwise defined below:

Term	Definition
Act	means the <i>Mining Act 1992</i> .
Landholder	for the purposes of these conditions: <ul style="list-style-type: none">• does not include a secondary landholder• includes, in the case of exempted areas, the controlling body for the exempted area.
Minister	means the Minister administering the Act.

Note:

1. The rights and duties of the lease holder(s) are those prescribed by the *Mining Act 1992* and the Mining Regulation 2016, subject to the terms and conditions of this mining lease.
2. This mining lease does not override any obligation on the lease holder(s) to comply with the requirements of other legislation and regulatory instruments which may apply (including all relevant development approvals) unless specifically provided under the *Mining Act 1992* or other legislation or regulatory instruments.

Mining Lease Conditions 2021	Version Date: October 2023 (Version 1.3)
Mining Lease 1539 (Act 1992)	Page 4 of 7

MINING LEASE CONDITIONS

Standard conditions

See Mining Regulation 2016, Schedule 8A, Part 2.

NOTE TO HOLDERS: The prescribed standard conditions in the Mining Regulation 2016, Schedule 8A, Part 2 apply in addition to the conditions in this Schedule 2 (but have not been replicated in this mining lease). The conditions imposed by the Mining Regulation 2016 prevail to the extent of any inconsistency with the conditions in this Schedule 2.

General conditions

1. Notice to Landholders

- (a) The lease holder must cause written notice of the grant or renewal of this mining lease to be provided to each landholder of land over which the mining lease was granted or renewed in accordance with paragraph (b).
- (b) If there are –
 - i. less than 10 landholders of the land over which the lease was granted or renewed – the notice must be provided to each landholder,
 - ii. 10 or more landholders of the land over which the lease was granted or renewed – the notice may be provided to each landholder or published in a newspaper circulating in the area where the mining lease is situated.
- (c) The notice must be provided –
 - i. for notice of the grant of the mining lease – not later than 90 days after the date on which the mining lease was granted,
 - ii. for notice of the renewal of the mining lease – not later than 90 days after the date on which the renewal of the mining lease takes effect.
- (d) The notice must include the following –
 - i. a statement that the mining lease has been granted or renewed (as relevant),
 - ii. confirmation as to whether the mining lease includes the surface of the land,
 - iii. a plan which identifies –
 - 1. the area of the land subject to the mining lease, and
 - 2. geographical and other features (such as roads, rivers, railways, towns, suburbs, or localities) that are sufficient to identify the area of the State within which the mining lease is situated.

Mining Lease Conditions 2021	Version Date: October 2023 (Version 1.3)
Mining Lease 1539 (Act 1992)	Page 5 of 7

2. Group Security

The lease holder is required to provide and maintain a security deposit to secure funding for the fulfilment of obligations under the mining leases covered by the group security deposit, including obligations under each mining lease that may arise in the future.

The amount to be provided and maintained as a group security deposit is **\$29,850,000**

The leases covered by the group security include:

Consolidated Coal Lease 716 (Act 1973) (Head lease)
Mining Lease 1308 (Act 1992)
Mining Lease 1376 (Act 1992)
Mining Lease 1539 (Act 1992) (This Lease)
Mining Lease 1642 (Act 1992)

3. Cooperation Agreement

The lease holder must make every reasonable attempt, and be able to demonstrate its attempts to the satisfaction of the Secretary, to enter into a cooperation agreement with the holder(s) of any overlapping authorisations issued under the *Mining Act 1992* and petroleum titles issued under the *Petroleum (Onshore) Act 1991*. The cooperation agreement should address but not be limited to:

- access arrangements
- operational interaction procedures
- dispute resolution
- information exchange
- well location
- timing of drilling
- potential resource extraction conflicts; and
- rehabilitation issues.

4. Assessable Prospecting Operations

(a) The lease holder must not carry out any assessable prospecting operation on land over which this lease has been granted unless:

- (i) it is carried out in accordance with any necessary development consent; or

Mining Lease Conditions 2021	Version Date: October 2023 (Version 1.3)
Mining Lease 1539 (Act 1992)	Page 6 of 7

- (ii) if development consent is not required, the prior written approval of the Minister has been obtained.
- (b) The Minister may require the lease holder to provide such information as required to assist the Minister to consider an application for approval.
- (c) An approval granted by the Minister under this condition may be granted subject to terms.
- (d) The lease holder must comply with the approval granted to the holder under this condition.

Special conditions

5. Aboriginal Place or Relic

The lease holder shall not knowingly destroy, deface or damage any Aboriginal place or relic within the subject area except in accordance with an authority issued under the *National Parks and Wildlife Act 1974* and shall take every precaution in drilling, excavating or disturbing the land against any such destruction, defacement or damage.

Exploration Reporting

Note: Exploration Reports (Geological and Geophysical)

The lease holder must lodge reports in accordance with the requirements in section 163C of the *Mining Act 1992* and clauses 59, 60 and 61 of the Mining Regulation 2016 as well as any further requirements issued by the Secretary under clause 62 of the Mining Regulation 2016.

Guidelines for the structure, content and data format requirements for reports are set out in the *Exploration Reporting: A guide for reporting on exploration and prospecting in New South Wales*.

Mining Lease Conditions 2021	Version Date: October 2023 (Version 1.3)
Mining Lease 1539 (Act 1992)	Page 7 of 7