



## ABOUT CUBBIE

- Cubbie’s properties are located near Dirranbandi and St George in South West Queensland. Cubbie’s 93,700 hectares includes 22,100 hectares of irrigated cropping fields. The properties comprise:
  - Cubbie Station, an 80,600-hectare property including 19,100 hectares of irrigated cropping fields, 10,500 hectares of irrigation support infrastructure, 8,900 hectares of cereal cropping area and 42,000 hectares of grazing, remnant vegetation and balance area
  - The Anchorage, a 12,700-hectare property including 2,700-hectares of irrigated cropping fields, 2,500-hectares irrigation support infrastructure and 7,400-hectares of grazing, remnant vegetation and balance area
  - Aspen, a 406-hectare property including 330-hectares of irrigated cropping fields, 30-hectares irrigation support infrastructure and 46-hectares of remnant vegetation and balance area
- Cubbie currently employs an on-farm team of 42 people and supplements the permanent team by working with local contractors at various stages of the production cycle. At full production the number of permanent employees is 55
- Cubbie properties are capable of producing in excess of 250,000 bales of cotton in full production, as well as a variety of irrigated agriculture including wheat, sorghum, sunflowers, barley, chickpeas and corn

## INVESTMENT MILESTONES AT CUBBIE SINCE 2013

In 2013, Shandong Ruyi acquired Cubbie and has since invested in a range of productivity and water management initiatives. Notable examples include:

2013	<ul style="list-style-type: none"> <li>• Cubbie invests \$20 million to acquire the Dirranbandi Gin from Queensland Cotton to provide an integrated processing facility adjoining Cubbie Station</li> <li>• \$26 million invested on maintenance and improving water efficiencies including upgrading of pump stations, re-levelling of fields along with irrigation infrastructure improvements</li> </ul>
2014	<ul style="list-style-type: none"> <li>• Dirranbandi Ginnery opened to all local producers after a \$5 million upgrade program to improve throughput efficiency and double the volume of processing facilities</li> </ul>
2015	<ul style="list-style-type: none"> <li>• Cubbie Cotton Marketing provides export opportunities to local farms and dealing directly with overseas buyers</li> <li>• Commenced Cubbie Cotton branding</li> </ul>
2017	<ul style="list-style-type: none"> <li>• First year of a low-production season maintenance program, providing continued employment to the on-farm team as well as engaging local contractors</li> </ul>
2018	<ul style="list-style-type: none"> <li>• Work begins on a solar project to increase energy efficiency in the ginnery, with the ultimate aim of providing power to the towns of Dirranbandi and St George</li> </ul>

## **WATER USAGE AT CUBBIE**

- Cubbie Station's average entitlement is 0.25 of 1% of the total average Murray flow.
- As permitted in accordance with licensed authorisation, only a portion of any flow is extracted ensuring flows continue to the downstream river system.
- The volume of floodplain flow diverted at Cubbie Station as permitted in accordance with licensed authorisation, is water that would have been naturally consumed through seepage, evaporation and evapo-transpiration in the areas that are now levied off from the floodplain. This extraction has no impact on water passing downstream
- Cubbie's water rights are structured such that high-flow flood events provide the majority of water diverted onto Cubbie Station.
- All water diversions are authorised by the Condamine-Balonne Water Resource Plan

## **CUBBIE AND VOLUNTARY WATER CONTRIBUTIONS**

- The last time Cubbie took water from the river system was in April 2017 when it drew 14GL, or approximately 9%, of the 156GL that passed through St George. More than 2GL of Cubbie's entitlement was voluntarily committed to environmental flows in the river system to flow downstream.
- In 2018, Cubbie passed on its entitlements in entirety during an available water harvesting event in March to improve flow penetration in the Lower Balonne River and steam network, replenishing waterholes through to Bourke
- During 2017 and 2018 Cubbie voluntarily contributed approximately 5GL of water to the river system.
- In August 2019, a new Voluntary Water Contribution was formalised between Shandong Ruyi and a Macquarie Infrastructure and Real Assets-managed agriculture fund, as part of a joint ownership agreement. Under the Voluntary Water Contribution:
  - Up to 10GL will be contributed to the Culgoa River and Lower Balonne intersecting streams through a reduction of up to 50% in permitted offtake during critical periods.
  - This commitment will increase the volume of water in the river system in critical times to enhance flow length, replenishment of fish waterholes, fish connectivity and persistence as well as help downstream communities.
  - The mechanism for the voluntary contribution was developed in conjunction with the Commonwealth Environmental Water Office (CEWO) and with engagement with the relevant Commonwealth and Queensland Government authorities
  - No consideration was received from either the Commonwealth or Queensland governments

## **SUSTAINABILITY AND SOCIAL RESPONSIBILITY AT CUBBIE**

- Cubbie has an environmental policy underscored by two longstanding principles:
  - the ecological attributes of the property will be at least as healthy in 50 years' time as they are today; and
  - the ecological attributes of neighbouring properties will not be degraded as a result of Cubbie's activities
- Ecological attributes include:
  - more than 40% of Cubbie is either remnant or advanced regrowth vegetation; and
  - rivers, wetlands and floodways represent key aquatic attributes on Cubbie.

- Irrigation initiatives aim to be an ecological and economic model for sustainable development in inland Australia
  - Cubbie formalised its Land and Water Management Plans in 2013. Annual evaluation is a critical corporate governance standard set by Cubbie Management.
  - The property's unique gravity diversion infrastructure delivers significant environmental and economic benefits. This infrastructure enables water diversion in strict accordance to regulation stipulated on the water allocation and overland flow licences.
  - Harvested water is stored efficiently through the use of deep storages which reduces wastage through evaporation. The Cubbie's irrigation infrastructure and farmland is integrated into the flood plain to allow the passage of flood waters and the project is a closed system.
  - All irrigation and storm water discharge is recycled, ensuring that there is no topsoil or nutrient discharge to rivers of the Murray Darling Basin.
- Cubbie is an active member of, and contributor to, the local community:
  - Cubbie is the major sponsor of the Dirranbandi Pastoral and Agricultural Association's Annual Show. This sponsorship has been supporting the community for the past thirty years
  - Cubbie supports fundraising events for schools and sporting clubs throughout the Lower Balonne