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Thursday, 23 June 2022

Mr Jack Marples
Development Manager
Dexus Wholesale Management Limited
Australia Square Level 25, 264-278 George Street
SYDNEY NSW 2000

Transgrid reference number: 2022-322

Location: : 311 South Street Marsden Park Lot 31 DP 262886

Proposal: South Street Warehousing Estate SSD29668067

Transgrid: 330kV TL14 Sydney North - Kemps Creek Structure 63

Thank you for referring the above mentioned development proposal to Transgrid for review.

Please be advised that Transgrid has determined that the proposal is **NOT PERMITTED** within Transgrid's easement, for the following reasons:

1. Technical Review:

2. Summary of Findings:

- (1) There is a Transgrid structure within the subdivision
- (2) Car parks and chain wire fence are proposed within the Transgrid structure exclusion zone. Fence is 2.1m high
- (3) No development is proposed within the centreline exclusion zone other than a bio retention basin, which is 33m from the Transgrid structure
- (4) Trees are proposed within the easement

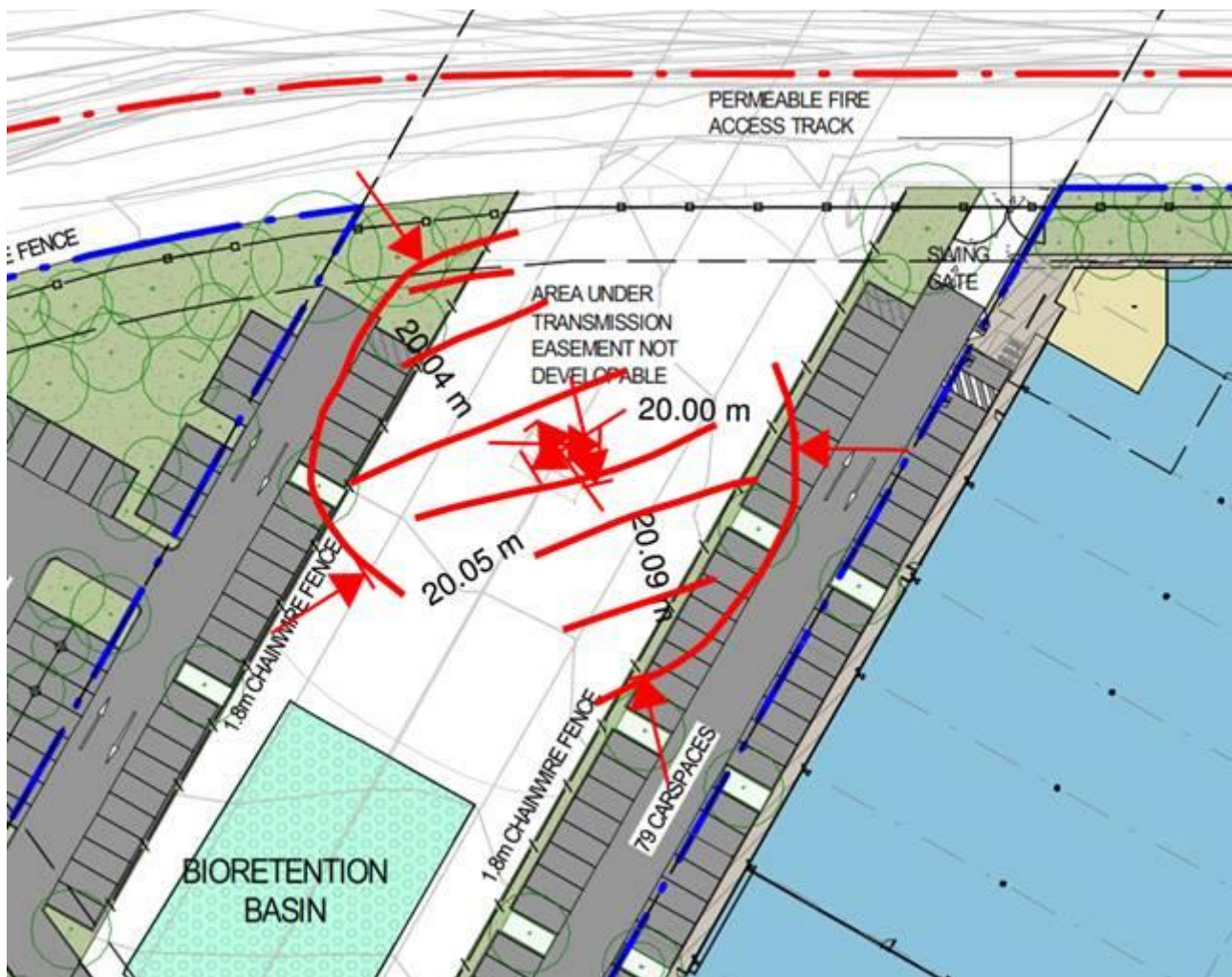
- (5) Road (driveway) crosses the easement, no intersections are in exclusion zone
- (6) Proposed stormwater and other pipes are not detailed

3. Conditions:

- (1) Car parks, trees and chain wire fence are not permitted within 20m of the transmission tower. Refer mark-up below
- (2) All fencing within the easement must be earthed and isolated as per Transgrid Fencing Guidelines
- (3) Trees within easement shall be no taller than 4m mature height
- (7) No details on services

Works Acceptable:

No



Additional Notes:

- (1) During construction phase Transgrid should not be restricted from undertaking normal maintenance & inspection activities, and at the completion of works, access to Transmission Line & Structures shall be available at all times for Transgrid plant & personnel.
- (2) Any machinery operating within Transgrid's easement shall not exceed 4.3m height, and at least 22m away from TL structures or supporting guys
- (3) Any construction plants must operate at least 30 metres from any TL structure or supporting guy
- (4) Where access by Transgrid vehicles is expected, batters/ground slopes shall not exceed 1 in 6 within the easement
- (5) During construction, adequate precaution shall be taken to protect Transgrid structures from accidental damage and the easement area shall not be used for temporary storage of construction spoil, topsoil, gravel or any other construction material.
- (6) Works must not create excessive quantities of dust, and proponent must employ dust suppression. A dust management plan is not expected to be provided to Transgrid, but provision must be made for such a plan to avoid causing damage to the transmission line such as dust pollution on insulators.
- (7) Non-metallic water/stormwater pipe is preferred within transmission line easement. If the water pipe is metallic, isolation sections are required at entry and exit to the easement, such as RCP pipe & rubber ring joint.
- (8) Underground Cable: Following conditions to be complied as per TransGrid Easement Guidelines:
 - a. Parallel cable run needs to be at least 30m from any part of transmission line structure or supporting guy.
 - b. Warning /tracer tape must be non-metallic within transmission line easement.
 - c. Non-metallic Service markers are required at entry and exit of easement and any change in direction.
Cable joint pits shall not be located within the easement or within 30m of structure.
 - d. The effect of earth potential rise and induction must be considered and appropriate mitigation measures need to be put in place.
 - e. Below ground services within the easement must be capable of withstanding loads of maintenance vehicles weight.

If you have any questions, please do not hesitate to contact Transgrid's Easements & Development Team at Easements&Development@transgrid.com.au.

You may submit a new request for permission that complies with Transgrid's requirements via our website. Please ensure that your proposal complies with Transgrid's **Easement Guidelines** before you request Transgrid's permission.

Please see link to Transgrid online guidelines : <https://www.transgrid.com.au/being-responsible/public-safety/Living-and-working-with-electricity-transmission-lines/Pages/default.aspx>

Please see link to the PDF version: <https://www.transgrid.com.au/being-responsible/public-safety/Living-and-working-with-electricity-transmission-lines/Documents/Easement%20Guidelines.pdf>

Yours faithfully

Easements & Development Team

Transgrid