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 ABN 20 083 846 925

Ref: 20019005.00

Scott Jeffries
 Department of Planning
 23-33 Bridge Street
 Sydney
 NSW 2000

1 November 2005

Dear Sir

**Nepean Pump and Pipeline - Project Application
 Request for Environmental Assessment Requirements**

I would like to advise that Penrith Lakes Development Corporation (PLDC) has engaged Maunsell Australia Pty Ltd (Maunsell) to provide professional consultancy services covering the route selection, preliminary engineering design and environmental assessment components for the development of the Nepean River Pump and Pipeline (NRPP) project.

*Received MA
 4/11/05
 [Signature]*

In short, the project will involve the construction of a new 900 millimetre, 4.1 km pipeline from a point immediately upstream of the Penrith Weir to the Penrith Lakes Scheme site. The route of the pipeline will initially travel along the eastern bank of the Nepean River in a northerly direction to the Penrith Lakes Scheme site boundary. Under a Deed of Agreement entered into by PLDC and the NSW Government in 1987, PLDC is required under Part 7 of that DEED to construct and operate a pump and pipeline to extract water from the Nepean River and convey to the Penrith Lakes Scheme site as part of the initial filling and long-term water supply of the lakes system within the scheme.

The NRPP project falls within the definition of development at Penrith Lakes, which is classified as a 'Major Project' under Schedule 2 of State Environmental Planning Policy (Major Projects) 2005. In accordance with the new Part 3A provisions under the *Environmental Planning and Assessment Act 1979* which apply to 'Major Projects', we formally seek consultation with the Director General of Planning to advise on the requirements for the preparation of an Environmental Assessment (EA) for this project. Specifically, we would be grateful if advice on the following matters could be provided:

- * Declaration of Major Project status.
- Level of assessment to be carried out to satisfy the Part 3A provisions.
- Relevant statutory issues and policy instruments to be considered.
- Key environmental issues to be examined during both the construction and operation of the project, including level and coverage of field survey work to be carried out.
- Relevant guidelines to be consulted during the preparation of the EA Report.
- A list of stakeholders to be consulted during the preparation of the EA Report.
- Commonwealth environmental impact assessment process, particularly on matters of National Environmental Significance (NES).

To supplement this request, we attach two bound copies of a Project Application Report, together with a completed Application Form and cheque representing the requisite Application Fee. In



addition, a schedule of Owner's Signatures is also attached as required under Section 6 of the Application Form. At this stage, we must advise that we are currently still seeking one outstanding Owner's Signature. Every reasonable attempt has been made over the past month to obtain this signature and currently due to uncertainty over the landowner status of 'Part Portion 90' which a thin strip of land that coincides with the initial 60 to 80 metres of the pipeline route.

A Planning Focus Meeting was held for this project in April 2005 and series of field investigations have been undertaken to examine the archaeological and ecological potential along the pipeline route. A number of Government agencies and Penrith City Council have been consulted about this project since April 2005.

We are seeking to place the EA on public exhibition by later November 2005 subject to the provision of the Environmental Assessment Requirements, further consultations with relevant stakeholders and the satisfactory assessment of all potential environmental impacts likely to arise from the development of the project.

Should you have queries relating to any aspect of the above or require further clarification, please do not hesitate to contact the undersigned on (02) 8295 3834.

Yours faithfully



Ken Conway
Principal Environmental Planner
ken.conway@maunsell.com
Direct Dial: +61 2 8295 5752
Mobile: 0423 048 252
Direct Fax: +61 2 9262 5060

Major Projects application



NSW GOVERNMENT
Department of Planning

Date received: 4 / 11 / 05

Project Number 05-0078

This form is required to apply for Major Projects proposals that require the approval of the Minister for Planning under Part 3A of the *Environmental Planning and Assessment Act, 1979*.

You will first need to consult with the Department of Planning (Department) to determine if the project is subject to the provisions of Part 3A of the EP&A Act. Please contact the Information Centre on 92228 6111 to arrange a pre-lodgement consultation **before completing this form**.

To ensure that your application is accepted, you must:

- complete ALL parts of this form, and
- submit all relevant information required by this form.

All applications must be lodged at the Department's head office in person, by courier or mail.

Ground floor, 23-33 Bridge Street, SYDNEY NSW 2000

GPO Box 39 SYDNEY NSW 2004

DX 10181 Sydney Stock Exchange

t: 02 92228 6111

f: 02 92228 6455

e: information@dipnr.nsw.gov.au

w: www.dipnr.nsw.gov.au

You will be advised in writing after lodgement that your application has been accepted.

1. Details of the proponent

NAME

Mr Ms Mrs Dr Other

Firstname

Rebecca

Family name

Wright

Company/organisation:

Penrith Lakes Development Corporation Ltd

ABN

46000133951

STREET ADDRESS

Unit/street no:

1951

Street name

Castlereagh Road

Suburb or town

CASTLEREAGH

State

NSW

Postcode

2749

POSTAL ADDRESS (or mark as above)

Locked Bag 2000

Suburb or town

SOUTH PENRITH

State

NSW

Postcode

2750

CONTACT DETAILS

Daytime telephone

(02) 4729 0044

Fax

Mobile

Email

rebeccawright@pldc.com.au

2. Identify the land you propose to develop

STREET ADDRESS

Unit/street no.

Street or property name

Suburb, town or locality

Postcode

Local government area

REAL PROPERTY DESCRIPTION

Refer to attached list

The real property description is found on a map of the land or on the title documents for the land. If you are unsure of the real property description, you should contact the Department of Lands.

Please ensure that you place a slash (/) to distinguish between the lot, section, DP and strata numbers. If the Major Project applies to more than one piece of land, please use a comma to distinguish between each real property description.

Where the Major Project is subject to Clause 8F of the *Environmental Planning and Assessment Regulation 2000*, a description of the land affected must be included with the documents required with Part 3 below in lieu of completing this Part.

3. Proposed Major Project – Description and other Requirements

BRIEF DESCRIPTION

Provide a brief title for your development that includes all significant components.

The construction of a pump and pipeline to extract water from the Nepean River to facilitate the initial filling and long term water supply of the Penrith Lakes.

You are also required to provide a Project Description and address any matters required by the Director-General in accordance with 75E of the Act. Failure to do so may lead to your application being rejected.

erecting, altering or adding to a building or structure Yes No

> Is it a temporary building or structure?

subdivide land into strata lots

Please specify the no. of lots

subdividing a building into strata lots

Please specify the no. of lots

demolition

changing the use of land or a building or the classification of a building under the Building Code of Australia (without building, subdividing or demolishing)

other work (without building, subdividing or demolishing)

DOCUMENTS LODGED

You are required to lodge documents, including an electronic copy of the documents in an approved format, with the application. You should consult with the Department on the number of documents and the approved format for electronic copies before you lodge your application.

Number of Copies lodged

Electronic Copy

CD attached

emailed to: information@dipnr.nsw.gov.au

CONSISTENCY WITH GUIDELINES

Are documents submitted with the Application that address Section 75E of the Act and address the relevant guidelines? Yes No

FULL TIME EQUIVALENT JOBS

Please indicate the number of jobs created by the proposed Major Project. This should be expressed as a proportion of full time jobs over a full year.

Construction jobs (full-time equivalent)

Operational jobs (full-time equivalent)

4. Approvals from state agencies

Does the proposed Major Project require any of the following: (tick all appropriate)

- an aquaculture permit under section 144 of the Fisheries Management Act 1994
- an approval under section 15 of the Mine Subsidence Compensation Act 1967
- a mining lease under the Mining Act 1992
- a production lease under the Petroleum (Onshore) Act 1991
- an environment protection licence under Chapter 3 of the Protection of the Environment Operations Act 1997 (for any of the purposes referred to in section 43 of that Act)
- a consent under section 138 of the Roads Act 1993

5. Application fee

You are required to pay a fee for the assessment of a Major Project. This fee is based on the estimated cost of the Major Project.

The Department requires that you pay a proportion of the total fee with this application and you should consult with the Department before lodging this application to determine the proportion to be paid.

Estimated Project Cost Total fee estimate Proportion of fees lodged

\$10 million **\$18,250** **\$913 (approx. 5%)**

6. Owner's Signatures

As the owner(s) of the above property, I/we consent to this application being made on our behalf by the Proponent

Signature

Refer to attached list

Name

Date

Signature

Refer to attached list

Name

Date

Note: The Department will not accept an application for a Major Project without having the signature of the owner of the land, unless the Major Project is subject to Clause 8F of the Environmental Planning and Assessment Regulation 2000

7. Proponent's Signatures

As the proponent(s) of the proposed Major Project and in signing below, I/we hereby:

- provide a description of the proposed project and address all matters required by the Director-General pursuant to Section 75E of the Environmental Planning and Assessment Act 1979, and
- apply, subject to satisfying Clause 8D of the Environmental Planning and Assessment Regulation 2000, for the Director-General Environmental Assessment Requirements pursuant to Part 3A of the Environmental Planning and Assessment Act 1979, and
- declare that all information contained within this application is accurate at the time of signing.

In what capacity are you signing if you are not the proponent

Proponent's Representative

Signature

Name

KEN CONWAY

Date


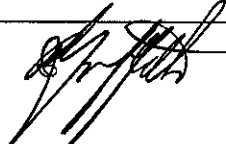
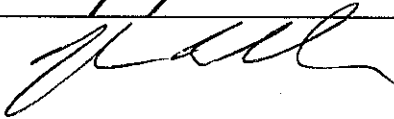
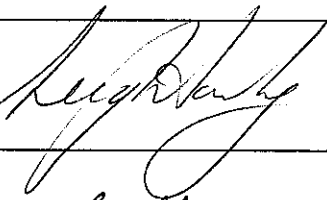

3/11/2005

Name, if you are not the proponent



Maunsell Australia Pty Ltd

Attachment for item number six 'Owner's signatures' on Department of Planning Major Projects application

As the owner(s) of the property(s) identified below, I/we consent to the attached Major Project application being made on our behalf by the Proponent:

Land owner	Land parcel identification	Contact	Signature	Date
Minister administering the EP&A Act 1979	Lot 2 DP235966 Lot 2 DP808684	Bob Warriner		6/10/05
Water Administration Ministerial Corporation (Department of Natural Resources)	Part portion 90		STILL TO BE RECEIVED	
Penrith City Council	Lot 1 DP235966	BRIAN GRIFFITHS		4/10/05
McDonald Bros. Holdings Pty Ltd	Lot 3 DP1067795	JOHN M ^c DONALD.		4.10.05.
J K Williams Staff Pty Ltd	Lot 44 DP1067778	LEIGH HARTOG		4-10-05
Penrith Lakes Development Corporation	Lot 310 DP 752021 Lot 309 DP 752021 Lot 308 DP 752021 Lot 321 DP 752021 Lot 1 DP 45727	GREG LEGHISSA		5/10/05.



Land owner	Land parcel identification	Contact	Signature	Date
	Lot 2 DP 1013504 Lot 307 DP 752021 Lot 3 DP 1013504 Lot 4 DP 1013504 Lot 5 DP 1013504 Lot 6 DP 1013504 Lot 7 DP 1013504 Lot 8 DP 1013504 Lot 9 DP 1013504 Lot 2 DP 236125 Part 3 Lot 102 DP 1043503	Greg Leghissa		10/10/05
Sydney International Regatta Centre (DIPNR)	Lot 1 DP 1013504	Bob Warrington		6/10/05



**Attachment for item number two 'Identify the land you propose to develop' on
Department of Planning Major Projects application**

The pump and pipeline infrastructure will be located across a number of parcels of land.
Identification numbers for each of the parcels of land is provided below:

Lot 1 DP235966
Lot 2 DP235966
Lot 2 DP808684
Part portion 90
Lot 3 DP1067795
Lot 44 DP1067778
Lot 310 DP752021
Lot 309 DP752021
Lot 308 DP752021
Lot 321 DP752021
Lot 1 DP45727
Lot 2 DP1013504
Lot 307 DP752021
Lot 1 DP1013504
Lot 3 DP1013504
Lot 4 DP1013504
Lot 5 DP1013504
Lot 6 DP1013504
Lot 7 DP1013504
Lot 8 DP1013504
Lot 9 DP1013504
Lot 2 DP236125
Part 3 Lot 102 DP1043503

