



Department of
Infrastructure, Planning and Natural Resources

18 August 2005

Contact: Tim Ward
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Ms Amanda Raleigh
GHD Pty Ktd
10 Bond Street
SYDNEY NSW 2000

Our ref: 9039738
Your ref:

Dear Ms Raleigh

Proposed Two-Stage 400 MW Combined Cycle Gas-Fired Power Station, 681 Yalwal Road, Bamarang, Shoalhaven Local Government Area

I refer to your request for the Director-General's requirements for the preparation of an Environmental Assessment in relation to the above project proposal.

The Director-General's requirements for this project are attached. The requirements have been developed in consultation with the Department of Environment and Conservation (DEC), the Department of Energy, Utilities and Sustainability (DEUS) and Shoalhaven City Council.

The Department advocates the preparation of concise, accessible and justified Environmental Assessments, focussing on the project, its likely environmental impacts and the mitigation of those impacts. All Environmental Assessments should be prepared to allow the Department, relevant government agencies (including the local council) and the public to fully comprehend the environmental implications of the project. The Environmental Assessment should avoid the duplication of information and information that is not directly relevant to the environmental impact assessment of the proposed project.

The Department should be consulted at least one week prior to the lodgement of an application for the project to confirm application arrangements and to establish the number and type (hard-copy or CD-ROM) required of the Environmental Assessment. Once you have lodged the application the Department will consult with the relevant authorities to determine the adequacy of the Environmental Assessment. Following this review period the Environmental Assessment will be publicly exhibited.

You should keep the contact officer for this project, Scott Jeffries ((02) 9228 6426, scott.jeffries@dipnr.nsw.gov.au), up to date with the progress of preparation of the Environmental Assessment, and seek clarification of any issues that may be unclear or may arise during this process.

Yours sincerely

Scott Jeffries
A/ Manager – Manufacturing and Rural Industries
Major Development Assessment
As delegate for the Director-General

ENVIRONMENTAL ASSESSMENT REQUIREMENTS UNDER PART 3A OF THE ENVIRONMENTAL PLANNING AND ASSESSMENT ACT 1979

Project	Construction and operation of a gas-fired power station, including a natural gas pipeline, electricity transmission lines, and ancillary infrastructure.
Site	Lot 1, DP 27482, 681 Yalwa Road, Bamarang, and surrounding road reserves and easements (with respect to infrastructure provision), Nowra, Shoalhaven local government area
Proponent	Delta Electricity
Date of Issue	18 August 2005
Date of Expiration	18 August 2007
General Requirements	The Environmental Assessment must include: • an executive summary; • a description of the proposal, including construction, operation, and staging; • details of the location of the project and environmental planning provisions applicable to the site and the project; • consideration of alternatives to the project; • an assessment of the environmental impacts of the project, with particular focus on the key assessment requirements specified below; • proposed mitigation/ management measures of residual environmental impacts; • justification for undertaking the project with consideration of the benefits/ impacts of the proposal, and proposed management/ mitigation/ monitoring; • a draft Statement of Commitments for environmental mitigation, management and monitoring for the project; and • certification by the author of the Environment Assessment that the information contained in the Assessment is neither false nor misleading.
Key Assessment Requirements	The Environmental Assessment must include assessment of the following key issues: • Strategic Justification - the Environmental Assessment must include a strategic assessment of the need, scale, scope and location for the project in relation to predicted electricity demand, predicted transmission constraints, and the strategic direction of the region and the State in relation to electricity supply and demand, and electricity generation technologies • Greenhouse Gases – the Environmental Assessment must include a comprehensive greenhouse gas assessment, incorporating a quantitative model showing the tonnages of each greenhouse gas produced (directly and indirectly from the development) per year. These figures must be expressed as a percentage of the total national greenhouse gases produced per year over the life of the project. If a greenhouse gas offset is proposed, full details of this offset(s) must be included in the Environmental Assessment. • Air Quality – the Environmental Assessment must include a comprehensive air quality impact assessment prepared in accordance with the <i>Approved Methods for Modelling and Assessment of Air Pollutants in NSW</i> (EPA, 2001), with particular focus on combustion gases and particulates; • Infrastructure Provision – the Environmental Assessment must include details of new, upgrade and/ or replaced infrastructure required as a result of the project, and the outcomes of consultation with the relevant utility infrastructure providers;

	• Flora and Fauna - the Environmental Assessment must include a flora and fauna impact assessment in accordance with the DEC's <i>Guidelines for Threatened Species Assessment</i> and <i>Guidelines for Developments Adjoining National Park Lands</i>; • Water Consumption and Water Cycle Management – the Environmental Assessment must include details of the water consumption requirements for the project, and a full water cycle assessment, focusing on minimisation of consumption and maximisation of reuse; and • Bushfire Safety - the Environmental Assessment must provide a bushfire assessment in accordance with clause 46 of the <i>Rural Fires Regulation 2002</i> and <i>Planning for Bushfire Protection</i> (PNSW, 2001).
Consultation Requirements	You must consult with the following parties during the preparation of the Environmental Assessment: • Commonwealth Minister for Defence (in relation to impacts on and from the HMAS Albatross Nowra Airfield); • NSW Department of Environment and Conservation; • Shoalhaven City Council; • affected residents and relevant community groups.
Peer Review	Not required
Application Fee	Pursuant to clause 8H of the <i>Environmental Planning and Assessment Regulation 2000</i>, the following fees must accompany any application for the project: • an application fee (GST-free), calculated based on the capital investment of the project, in accordance with clause 246 of the <i>Environmental Planning and Assessment Regulation 2000</i>; and • an advertising fee of \$1831.50 (including GST of \$166.50), in accordance with clause 252 of the <i>Environmental Planning and Assessment Regulation 2000</i>; A reduction in the application fee payable under clause 246 may be sought from the Director-General, in writing and no later than 10 working days prior to making an application for the project. Any such application must be accompanied by details of why a reduction would be appropriate, having regard to the scope and magnitude of environmental impacts associated with the project. The Director-General's decision on any request for a reduction in application fees is discretionary and final.
Deemed refusal period	Pursuant to clause 8E(2) of the <i>Environmental Planning and Assessment Regulation 2000</i>, the deemed refusal period for the project will be 120 days, because the project involves a complex environmental assessment and approval process.