

6 December 2011



Sydney
WATER

Mr Anthony Witherdin
Metropolitan & Regional Projects South
Department of Planning & Infrastructure
GPO Box 39
Sydney NSW 2001



MP10_0179 Project Application for Graythwaite Rehabilitation Centre, Ryde Hospital

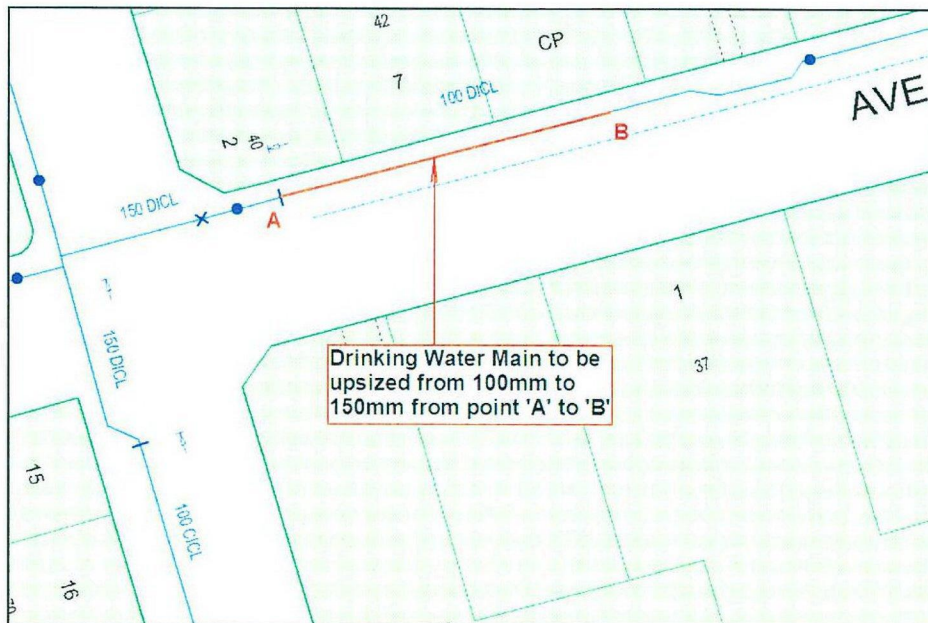
Dear Mr Witherdin,

Thank you for your letter of 11 November 2011 requesting comment on the proposed development at the above address. Sydney Water has reviewed the proposal and provides the following comments for the Department's consideration.

Water

The 100mm drinking water main fronting the proposed development in Fourth Avenue does not comply with the Water Supply Code of Australia (Sydney Water Edition – WSA 03-2002) requirement for minimum sized mains for the scope of development.

The drinking water main needs to be upsized to a 150mm main from point 'A' to point 'B' ('B' is 2 metres past the point of connection) as seen in the plan below. All adjusted drinking water mains are to be re-laid at standard depth for that main sizing and where possible in Sydney Water's allocations. Any fittings affected by road alterations are to be adjusted to the designed finished surface level.



Wastewater

The current wastewater system has sufficient capacity to serve the proposed development. The wastewater main available for connection is the 225mm main traversing the property to the north.

Sydney Water Corporation ABN 49 776 225 038

1 Smith St Parramatta 2150 | PO Box 399 Parramatta 2124 | DX 14 Sydney | T 13 20 92 | www.sydneywater.com.au

Delivering essential and sustainable water services for the benefit of the community

The proposed development conflicts with the location of this 225mm wastewater main. A wastewater deviation may be required.

Sydney Water Servicing

Sydney Water will further assess the impact of any subsequent development when the developer applies for a Section 73 Certificate. This assessment will enable Sydney Water to specify any works required as a result of future development and to assess if amplification and/or changes to the system are applicable. The developer must fund any adjustments needed to Sydney Water infrastructure as a result of the development.

The developer should engage a Water Servicing Coordinator to get a Section 73 Certificate and manage the servicing aspects of the development. The Water Servicing Coordinator will ensure submitted infrastructure designs are sized and configured according to the Water Supply Code of Australia (Sydney Water Edition WSA 03-2002) and the Sewerage Code of Australia (Sydney Water Edition WSA 02-2002).

Sydney Water requests the Council to continue to instruct proponents to obtain a Section 73 Certificate from Sydney Water. Details are available from any Sydney Water Customer Centre on 13 20 92 or Sydney Water's website at www.sydneywater.com.au.

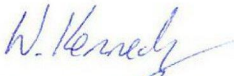
Sydney Water e-planning

Sydney Water has created a new email address for planning authorities to use to submit statutory or strategic planning documents for review. This email address is urbangrowth@sydneywater.com.au. The use of this email will help Sydney Water provide advice on planning projects faster, in line with current planning reforms. It will also reduce the amount of printed material being produced. This email should be used for:

- Section 62 consultations under the Environmental Planning and Assessment Act 1979
- consultations where Sydney Water is an adjoining land owner to a proposed development
- consultations and referrals required under any Environmental Planning Instrument
- draft LEPs, SEPPs or other planning controls, such as DCPs
- any proposed development or rezoning that will be impacted by the operation of a Sydney Water Wastewater Treatment Plant
- any proposed planning reforms or other general planning or development inquiries

If you require any further information, please contact Ainsley Rotgans of the Urban Growth Branch on 02 8849 4004 or e-mail ainsley.rotgans@sydneywater.com.au.

Yours sincerely,



Wayne Kennedy,
Manager of Urban Growth Strategy and Planning

6/12/11