

Our ref: OUT25/15566

Rachael Helsham
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NSW Department of Planning, Housing and Infrastructure
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2 December 2025

Subject: Langley Vale Solar Farm (SSD-100679208)
Comment on the Secretary's Environmental Assessment Requirements (SEARs)

Dear Rachael Helsham,

The NSW DCCEEW Water Group has developed standard input to SEARs for Solar and Wind Farm SSD projects. Please see **Attachment A** for detailed requirements.

If any of the requirements do not apply to this project, the proponent should describe why in a short statement.

Should you have any further queries in relation to this submission please do not hesitate to contact the Water Assessments team at water.assessments@dcceew.nsw.gov.au.

Yours sincerely



Tim Baker
Senior Project Officer, Water Assessments, Knowledge Division
NSW Department of Climate Change, Energy, the Environment and Water

Water Take and Licensing

No.	Assessment Requirement	Relevant Policy/Guideline/Legislation
1	A detailed and consolidated site water balance.	
2	Description of all works/activities that may intercept, extract, use, divert or receive surface water and/or groundwater. This includes the description of any development, activities or structures that will intercept, interfere with or remove groundwater, both temporary and permanent.	NSW Aquifer Interference Policy, section 3 & 5 of the <i>Water Management Act 2000</i>, Water Sharing Plans Clause 46 of the <i>Water Management (General) Regulation 2025</i> Groundwater Guidelines- Water Library: Browsing the Water Group
3	Details of all water take for the life of the project and post closure where applicable. This is to include water taken directly and indirectly, and the relevant water source where water entitlements are required to account for the water take. If the water is to be taken from an alternative source confirmation should be provided by the supplier that the appropriate volumes can be obtained.	Section 3 & 5 of the <i>Water Management Act 2000</i>, Water Sharing Plans Section 2 of the NSW Aquifer Interference Policy provides explanation of water take for aquifer interference activities
4	Details of Water Access Licences (WALs) held to account for any take of water where required, or demonstration that WALs can be obtained prior to take of water occurring. This should include an assessment of the current market depth where water entitlement is required to be purchased. Any exemptions or exclusions to requiring approvals or licenses under the <i>Water Management Act 2000</i> should be detailed by the proponent.	Water Sharing Plans Sections 3, 5, 60A & 60I of the <i>Water Management Act 2000</i> WAL must nominate a work to satisfy s60D of the <i>Water Management Act 2000</i> and this is completed by a dealing application under s71W of the <i>Water Management Act 2000</i> Exemptions or exclusions information: ○ Schedule 4 <i>Water Management Regulation 2025</i>

		○ Sections 4.41 and 5.23 of the <i>EP&A Act 1979</i> ○ Water licensing and works approvals exemptions - https://water.dpie.nsw.gov.au/licensing-and-trade and Groundwater access licence exemptions NSW Government Water
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Water Impacts

No.	Assessment Requirement	Relevant Policy/Guideline/Legislation
5	A description of groundwater conditions that provides an understanding of groundwater level across the site under a range of wet and dry conditions.	NSW Aquifer Interference Policy (2012) Groundwater Guidelines
6	Assessment of impacts on surface and ground water sources (both quality and quantity) including flooding, related infrastructure, adjacent licensed water users, basic landholder rights, watercourses, riparian land, groundwater dependent ecosystems, and ground water levels; including measures proposed to reduce and mitigate these impacts.	<i>Water Management Act 2000</i> Part 1, Division 1, Section 5(2d; 4c) & Part 3 Div 2 Sect 97 <i>Water Management Act 2000</i> Part 1, Division 1, Section 5(4a;5a; 6a; 7a; 8a)) NSW Aquifer Interference Policy Groundwater Guidelines
7	Proposed surface and groundwater monitoring activities and methodologies.	Groundwater Guidelines NSW Water Quality and River Flow Objectives Australian and New Zealand fresh and marine water quality guidelines (ANZG 2018)
8	A description of the watercourses located within the vicinity of the development, including Strahler Stream Order as mapped by Spatial Services NSW, and appropriate riparian setbacks. Impact assessment of all works/activities located on waterfront land as defined by the <i>Water</i>	Guidelines for Controlled Activities on Waterfront Land (DCCEEW 2024) Waterfront Land e-tool

	<i>Management Act 2000</i> , including an assessment against the Guidelines for Controlled Activities.	
9	A description of erosion and sediment control measures to mitigate any impacts.	Managing Urban Stormwater: Soils & Construction (Landcom 2004)

Assessment against Policy and Guidelines

No.	Assessment Requirement	Relevant Policy/Guideline/Legislation
10	Identification and impact assessment of all works/activities located on waterfront land including an assessment against Guidelines for Guidelines for Controlled Activities on Waterfront Land (DCCEEW 2024)	Guidelines for Controlled Activities on Waterfront Land (DCCEEW 2024)
11	Assessment of project against relevant policies and guidelines	Water Sharing Plans, Floodplain Management Plans, NSW Aquifer Interference Policy, Guidelines for Controlled Activities on Waterfront Land (DCCEEW 2024), Groundwater Guidelines