

Our ref: HMS ID 13756

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Department of Planning, Housing and Infrastructure
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Letter uploaded to the Major Projects Planning Portal

Advice on Environmental Impact Statement – State Significant Development

Proposal: Opal Healthcare Bayview

Major Project reference: SSD-77240466

Received: 19 February 2026

Dear Tia,

Thank you for your referral seeking advice on the above State Significant Development proposal. Heritage NSW understands the proposal relates to development of a 177-bed residential aged care facility.

In preparing this advice Heritage NSW has reviewed the following documents:

- Relevant sections of Environmental Impact Statement - prepared by Beam Planning, dated 29 January 2026
- Appendix EE: Aboriginal Cultural Heritage Assessment Report - prepared by Urbis, dated 23 September 2025

Following the review of the above documents, Heritage NSW requests additional information to inform its advice to the Department on whether the Aboriginal Cultural Heritage Assessment Report (ACHAR) adequately addresses the Secretary's Environmental Assessment Requirements for the project, including the associated recommendations for the management of Aboriginal cultural heritage. Additional information is required in relation to the following matters:

1. Please clarify whether two Aboriginal stakeholders - Amanda Hickey cultural services and Murra Bidgee Mullangari - included in the consultation log in Appendix B of the ACHAR were Registered Aboriginal Parties (RAPs). If so, please provide all correspondence with these RAPs.
2. Please provide Heritage NSW with any correspondence with the RAPs following finalisation of the ACHAR as the last consultation in the ACHAR is dated June 2025. Heritage NSW requires

that consultation with RAPs is continuous. Under our policy and guidelines, breaks in consultation of over six months may not constitute continuous consultation.

3. Heritage NSW notes that the Aboriginal Heritage Information Management System (AHIMS) search is greater than 12 months old at the time of submission. Heritage NSW generally requires, as per Requirement 1b of the *Code of Practice for Archaeological Investigation of Aboriginal Objects in NSW* (Code of Practice; DECCW 2010), that AHIMS searches are less than 12 months old. In future, please ensure that the AHIMS searches are current at time of ACHAR submission in support of a project application.
4. Heritage NSW continues to require that survey coverage be provided in accordance with Requirements 9–10 of the Code of Practice, including a table outlining effective survey coverage. In future, please ensure that survey coverage information is provided as per Code of Practice requirements.

Please note that the above comments relate only to Aboriginal cultural heritage regulation matters. If you have any questions about this correspondence, please contact Corey O’Driscoll, Practice Lead at Heritage NSW on (02) 9873 8500 or heritagemailbox@environment.nsw.gov.au

Yours sincerely,

Alison Lamond

Alison Lamond
A/Manager
Major Projects
Heritage NSW
Department of Climate Change, Energy, the Environment and Water
As Delegate under *National Parks and Wildlife Act 1974*
6 March 2026