



29 September 2023

Department of Planning and Environment

Contact: Sue Page
Our Ref: 52 2023 7 1
Your Ref: SSI-12590060-Mod-2

Attention: Mandana Mazaheri

Via email: mandana.mazaheri@planning.nsw.gov.au

Dear Mandana

**Request for comments – State Significant Infrastructure
Description of Development – Modification 2 – Hunter Power Project (Kurri Kurri
Power Station (SSI-12590060) – Temporary accommodation for workforce**

I refer to notice received by Cessnock City Council (Council) requesting Council's comments for Modification 2 to SSI-12590060 Kurri Kurri Power Station.

During the review of the Modification Report it was noted that in Section 1.1.2 it was stated that Council did not support an offsite option for the temporary accommodation. Council does not object to offsite accommodation, however were advised by the applicant that investigations had revealed that there was insufficient accommodation to house the number of workers for the length of time required which resulted in the need for temporary accommodation.

Based on the information provided, Council does not raise any concern with the proposal but request the following matters be considered during the assessment of the modification application.

- Permissibility of housing with in the zone.
- Remediation of the site for residential/accommodation purposes.
- Planning for Bushfire Protection with regard to Asset Protection Zones and building construction materials, etc.
- Noise impacts on workers occupying the temporary accommodation considering the close proximity to a 24-hour operation (consider noise attenuation/mitigation).
- Consideration of provision of transport such as a community bus to allow fly in/fly out workers to access Kurri Kurri Central Business District.
- Waste Collection.
- Stormwater Management.

These comments are based on Council's preliminary review of the documentation, it is anticipated that the Department, and relevant external agencies will undertake a full assessment of these matters.

t: 02 4993 4100 f: 02 4993 2500

p: PO Box 152 Cessnock NSW 2325

e: council@cessnock.nsw.gov.au w: www.cessnock.nsw.gov.au

ABN 60 919 148 928

Thank you for the opportunity to comment on the proposed modification. Should you have any further enquiries, please don't hesitate to contact me directly on telephone 02 4993 4182 or via email sue.page@cessnock.nsw.gov.au.

Yours faithfully

A handwritten signature in black ink, appearing to read 'Sue Page', with a stylized flourish at the end.

Sue Page
Principal Development Planner