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Sydney Water input to Secretary's Environmental Assessment (SEARs) for Construction of the New Powerhouse SSD-10416 at 30B Phillip Street, Parramatta

Thank you for referring SSD-10416 and seeking Sydney Water's input into the Secretary's Environmental Assessment Requirements for the subject development which proposes to deliver an iconic education museum with cultural and community significance. Sydney Water have reviewed the proposal and provide the following comments for your consideration.

Sydney Water requests that the NSW Department of Planning, Industry and Environment include the following Secretary's Environmental Assessment Requirements relating to the provision of water-related services for the subject site:

Water-related Infrastructure Requirements

1. The proponent of the development should determine service demands following servicing investigations and demonstrate that satisfactory arrangements have been made for Potable Water, Wastewater, Stormwater and if required, Recycled Water.
2. The proponent must obtain endorsement and/or approval from Sydney Water to ensure that the proposed development does not adversely impact on any existing water, wastewater or stormwater assets, or other Sydney Water asset, including any easements or property. When determining landscaping options, the proponent should take into account that certain tree species can cause cracking or blockage of Sydney Water pipes and therefore should be avoided.
3. Strict requirements for Sydney Water's Stormwater assets (for certain types of development) may apply to this site. The proponent should ensure that satisfactory steps/measures have been taken to protect existing Stormwater assets, such as avoiding building over and/or adjacent to Stormwater assets and building bridges over Stormwater assets. The proponent should consider taking measures to mitigate or eliminate potential

flooding, degradation of water quality, and avoid adverse impacts on any heritage items, and create pipeline easements where required.

4. The following assets are critical and consultation with Sydney Water is required to ensure that potential impacts are mitigated:
 - There is a 525mm gravity sewer main that runs along the bank of the Parramatta River, through the proposed development, and across the river via an aqueduct on Barry Wilde bridge (Wilde Ave).
 - There is an existing 900mm Potable Water main that runs the length of Phillip street, past the proposed development.
 - There is an existing 375mm and 150mm Potable Water main on Church Street, which meets with the proposed development at Lennox bridge. Church street is expected to be heavily affected by the Parramatta Light Rail works (see below).

Integrated Water Cycle Management

5. The proponent should outline any sustainability initiatives that will minimise/reduce the demand for drinking water, including any alternative water supply and end uses of drinking and non-drinking water that may be proposed, and demonstrate water sensitive urban design (principles are used), and any water conservation measures that are likely to be proposed. This will allow Sydney Water to determine the impact of the proposed development on our existing services and required system capacity to service the development.

Interface with Parramatta Light Rail – Stage 1

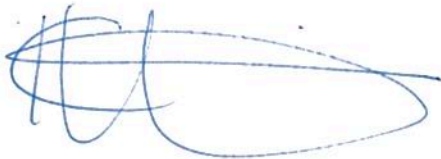
6. All planning for future works relating to the New Powerhouse are required to interface with the infrastructure project teams, both at Sydney Water and Transport NSW. This is to ensure all future Parramatta Light Rail works which intersect with the proposed development are not impacted. This means that all planned amplification, deviations or extensions to Sydney Water's assets will be considered by the infrastructure project teams.
7. The proponent should consult with Sydney Water and grant access to all stages of design, construction, operation and maintenances of the development, in relation to Sydney Water assets. This may require an interface agreement, which will grant a level of service for the project. This will also allow all parties to coordinate works and minimise the impacts to vital community services. This may include the future proofing or

amplification of Sydney Water's assets assuring the provision of services needed for current and future customers in this area.

8. The proponent will need to obtain environmental approvals for any works on Sydney Water's system, including any impacts outside the boundary of the development.
9. The Parramatta Light Rail project are proposing to adjust a critical Potable Water main in the intersection of Phillip St and Church St, Parramatta. The works will take place under the future alignment of the Parramatta Light Rail. While these works will be completed by the end of 2020, these works should be considered by the development in determining their impact on Sydney Water's assets.

If you require any further information, please contact the Growth Planning Team at urbangrowth@sydneywater.com.au.

Yours sincerely,

A handwritten signature in blue ink, appearing to be 'Kristine Leitch', written over a light blue grid background.

Kristine Leitch

Growth Intelligence Manager

City Growth and Development, Liveable City Solutions

Sydney Water

