



Mount Owen Continued Operations Project Modification 6

Narama Pipeline Southern Connection
State Significant Development Modification Assessment
(SSD 5850 MOD 6)

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Glossary

Abbreviation	Definition
Council	Singleton Council
Department	Department of Planning, Industry and Environment
EPA	Environment Protection Authority
EP&A Act	<i>Environmental Planning and Assessment Act 1979</i>
EP&A Regulation	Environmental Planning and Assessment Regulation 2000
EPI	Environmental Planning Instrument
EPL	Environment Protection Licence
MEG	Regional NSW – Mining, Exploration and Geoscience
Minister	Minister for Planning and Public Spaces
Planning Secretary	Secretary of the Department of Planning, Industry and Environment
SEPP	State Environmental Planning Policy
SSD	State Significant Development

Executive Summary

The Mount Owen Complex is an open cut coal mining complex located approximately 20 kilometres northwest of Singleton which includes the Mount Owen, Ravensworth East and Glendell coal mines. Glencore Coal Pty Ltd (Glencore) has established the Greater Ravensworth Area Water and Tailings Sharing System (GRAWTS), which is a system of approved pipelines and transfer dams that facilitates the transfer of mine water and tailings between the Mount Owen Mine, Ravensworth Operations, Liddell Coal Operations and Integra Underground Mine.

The existing Narama Pipeline, which is a component of the GRAWTS, runs from the Mount Owen Mine to Ravensworth Operations.

On 13 November 2020, Mt Owen Pty Ltd (Mt Owen), a subsidiary of Glencore, lodged a modification application pursuant to section 4.55(2) of the *Environmental Planning and Assessment Act 1979* (EP&A Act) to modify the Mount Owen Continued Operations Project development consent (SSD 5850). The modification application involves:

- constructing an alternate pipeline between the Mount Owen and Ravensworth mines (the Narama Pipeline Southern Connection);
- upgrading existing access roads and establishing laydown areas to facilitate construction of the proposed pipeline; and
- installing a new pumping station at the Mount Owen Mine.

Some sections of the existing pipeline have a narrow diameter which do not allow for the required volumes of water to be transferred efficiently, resulting in sub-optimal flow rates. The proposed pipeline has been designed with larger diameter pipes in order to increase the rate of water transfer between operations, providing operational efficiencies at both Mount Owen and Ravensworth.

There are no other proposed changes to any other aspect of the approved mining operations, including mining methods, extraction quantities and workforce.

The Minister for Planning and Public Spaces is the consent authority for the proposed modification. However, under the Minister's delegation, the Director Resource Assessments, may determine the application.

The Department exhibited the modification application from Thursday 3 December 2020 until Wednesday 16 December 2020. The documents were made available to the public on the Department's website. The Department received advice from nine public authorities. The Department also received one public submission on the modification, which commented on the impacts to biodiversity, including any proposed biodiversity monitoring and offsets, and potential impacts on climate change associated with the modification.

The Department has assessed the modification application in accordance with the requirements of the EP&A Act, with a particular focus on issues relating to biodiversity, surface water, air quality and noise.

The Biodiversity Development Assessment Report (BDAR) was prepared in consideration of the avoid, mitigate, offset hierarchy. The final pipeline design would result in the removal of approximately 1.5 ha of native vegetation, including approximately 0.9 ha of a threatened ecological community. The BDAR indicates that the proposal would not significantly impact matters of national environmental significance.

No threatened flora or fauna species were recorded in the modification footprint, however the Eastern Cave Bat (*Vespadelus troughtoni*) was assumed to be present based on the identification of suitable habitat. The BDAR concluded that Mt Owen would need to provide a biodiversity offset for residual impacts of 30 ecosystem credits and 34 species credits. Mt Owen would satisfy this offset obligation using one or a combination of mechanisms available under the *Biodiversity Conservation Act 2016*.

Mt Owen conducted detailed studies to inform the final design of the proposed pipeline and minimise its impact on local surface water resources. Flood modelling results indicated the modification would have:

- no measurable impact on flood levels up to the 0.1% annual exceedance probability; and
- a negligible decrease in available flood area within the Lower Bettys Creek Diversion, with negligible impacts on the flows, velocities and/or extents during the probable maximum flood.

The Surface Water Impact Assessment also concluded that the total water inventory across the Greater Ravensworth Area would remain largely unchanged as a result of the modification, and the modification would continue to operate within the current licenses held for water sourcing and discharges under the GRAWTS.

In order to mitigate potential impacts, Mt Owen would continue to implement erosion and sediment control in accordance with the approved Erosion and Sediment Control Plans for Mount Owen Mine and Ravensworth Operations.

In relation to the amenity impacts (i.e. air quality, noise and visual impacts) associated with the modification, the Department considers that they would be limited in magnitude and would be largely confined to the construction phase.

An environmental risk assessment was undertaken as part of the Air Quality Assessment to determine potential impacts associated with the modification. The results of the Air Quality Assessment indicate that the risk of air quality impacts would all be reduced to 'low' following implementation of mitigation strategies detailed in the approved Mount Owen Complex Air Quality Management Plan.

The Acoustic Assessment prepared for the modification indicated that construction noise levels at nearby residences would not exceed the recommended 'noise affected' levels for construction hours of 7 am to 6 pm Monday to Friday and 8 am to 1 pm on Saturday, as recommended in the *Interim Construction Noise Guideline*. In addition, Bridges Acoustics concluded that the noise associated with operation of the pumps either end of the proposed pipeline would be unlikely to be audible above background noise at any nearby residences and would comply with the existing operational noise limits.

The Department considers that the modification application would not result in any significant environmental impacts beyond those currently approved and that any impacts could be appropriately managed under existing and modified conditions of consent.

Consequently, the Department considers that the proposed modification would allow for more efficient transfer of mine water between operations, thereby optimising the existing water management system, and should be approved, subject to conditions.

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1 Introduction

1.1 Background

The Mount Owen Complex is a large open cut coal mining operation located approximately 20 kilometres northwest of Singleton in the Hunter Valley (see **Figure 1**). The Mount Owen Complex is owned by Mt Owen Pty Ltd (Mt Owen), a subsidiary of Glencore Coal Pty Ltd. The Mount Owen Complex comprises the Mount Owen Mine (including the North Pit, Bayswater North Pit and West Pit) and the Glendell Mine (including the Barrett Pit).

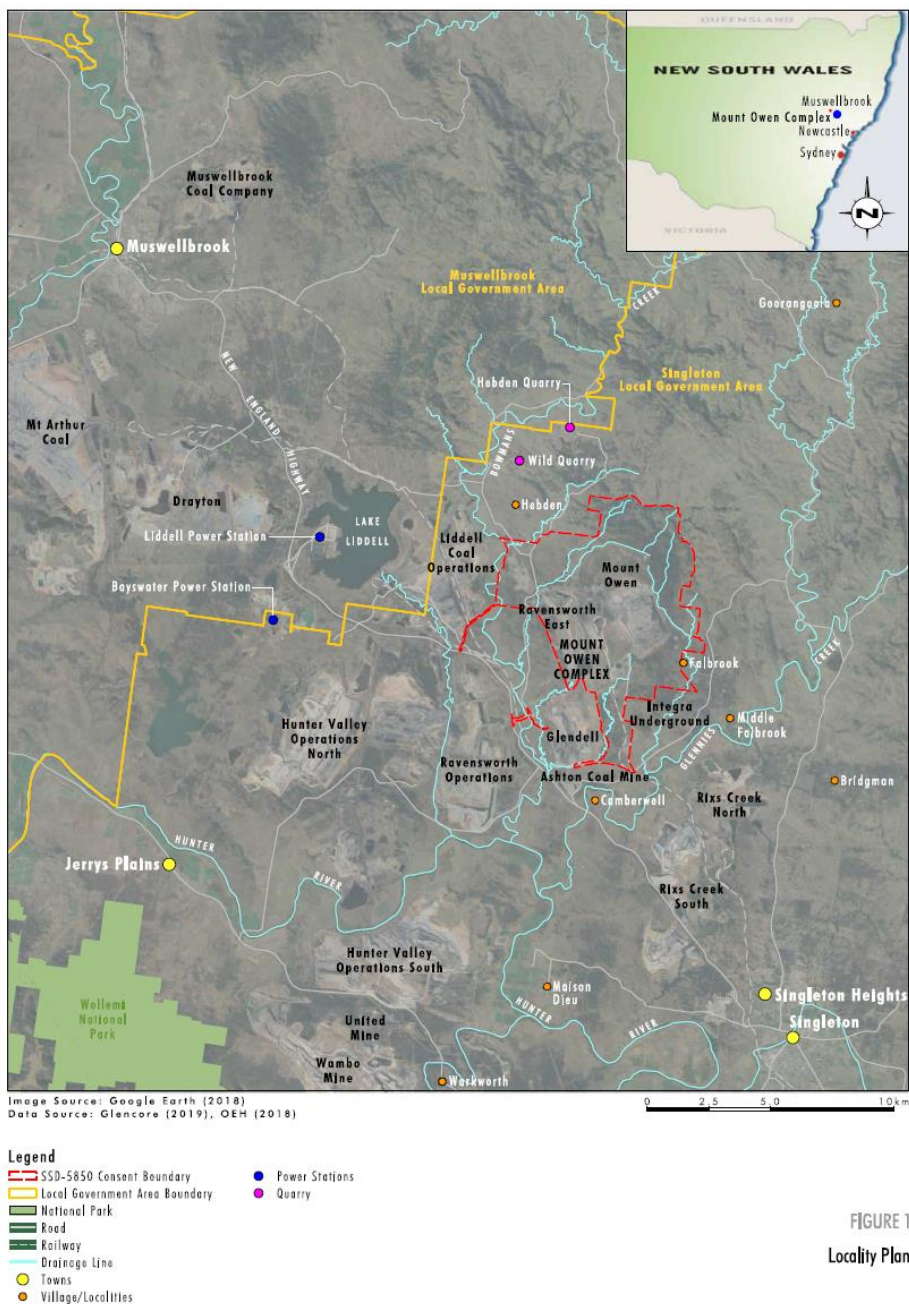


FIGURE 1
Locality Plan

Figure 1 | Regional context map

1.2 Approval history

On 3 November 2016, the Planning Assessment Commission (the Commission), as delegate for the Minister for Planning, granted development consent SSD 5850 for the Mount Owen Continued Operations Project to consolidate operations at the Mount Owen Mine and Ravensworth East Mine under a single consent and extend the scope and operational lifespan of the two mines.

The Glendell Mine currently operates under a separate development consent (DA 80/952). A new State significant development application for the Glendell Continued Operations Project (SSD 9349) is currently under assessment by the Department.

1.3 Greater Ravensworth Area Water and Tailings Sharing System (GRAWTS) and Narama Pipeline

Glencore has established the Greater Ravensworth Area Water and Tailings Sharing System (GRAWTS), which is a system of approved pipelines and transfer dams that facilitates the transfer of mine water and tailings between the Mount Owen Mine, Ravensworth Operations, Liddell Coal Operations and Integra Underground Mine. The GRAWTS allows for water surplus to be transferred between the operations connected to the GRAWTS to satisfy water shortfalls or for storage purposes.

The existing Narama Pipeline, which is a component of the GRAWTS, runs from the Mount Owen Mine (Dam 22) to Ravensworth Operations (Narama Dam) (see **Figure 2**) and was originally constructed under development consent DA 506/2000. This development consent related solely to the construction of the pipeline and was approved by Singleton Council (Council) under Part 4 of the EP&A Act in December 2000. The transfer of mine water through the existing Narama Pipeline is regulated by the Mount Owen Continued Operations Project consent (SSD 5850).

1.4 Mount Owen Continued Operations Project

SSD 5850, as approved by the Commission, permitted the following activities:

- consolidating the existing Mount Owen and Ravensworth East mining operations;
- extracting up to 14 million tonnes per annum (Mtpa) of run-of-mine (ROM) coal until the end of 2031;
- processing up to 17 Mtpa of coal at the Mount Owen Coal Handling and Processing Plant (CHPP);
- extending the North Pit by an additional 381 hectares (ha);
- constructing a private rail line;
- extending and upgrading the Mount Owen CHPP and stockpiling facilities; and
- changing the previously proposed final landforms.

The development consent has been subsequently modified on four occasions.

Modification 1 was approved in September 2017, as part of an extension to the GRAWTS and permitted the construction of a pipeline (separate to the currently proposed pipeline) to allow transfer of mine water between the Mount Owen Complex and the Integra Underground Mine.

Modification 2 was determined in September 2019 and permits:

- extending the size and depth of the North Pit to extract an additional 35 million tonnes of ROM coal over the life of the mine;
- extending the life of the mine by six years until 2037;
- extending the approved disturbance area by approximately 46 ha; and
- minor changes to existing conditions of consent.

Modification 3 was approved in January 2020 to correct a minor administrative error.

Modification 5 was approved in January 2021 and permitted the replacement of a requirement to establish the Travelling Stock Route site as a biodiversity offset area with a requirement to retire the equivalent number of biodiversity credits in accordance with the *Biodiversity Conservation Act 2016*.

Glencore's proposed Modification 4, which relates to the Glendell Continued Operations Project (SSD 9349), is still under assessment by the Department and will be determine concurrently with SSD 9349.

2 Proposed modification

On 13 November 2020, Mt Owen lodged a modification application pursuant to section 4.55(2) of the EP&A Act to modify the Mount Owen Continued Operations Project development consent (SSD 5850).

The proposed modification (MOD 6) involves:

- constructing an alternate pipeline between the Mount Owen and Ravensworth mines (the Narama Pipeline Southern Connection);
- upgrading existing access roads and establishing laydown areas to facilitate construction of the proposed pipeline; and
- installing a new pumping station at the Mount Owen Mine.

The key proposed changes are summarised in **Table 1** below. A detailed description of the modification is provided in the Modification Report that accompanied the application (see **Appendix A**).

Table 1 | Comparison of approved and proposed developments

Component	Approved development (SSD 5850)	Proposed modified development
Mine life	31 December 2037	No change
Mining method	Open cut mining (truck and excavator)	No change
Annual production	<ul style="list-style-type: none"> • Up to 4 Mtpa from Ravensworth East • Up to 10 Mtpa from Mount Owen 	No change
CHPP capacity	Up to 17 Mtpa	No change
Disturbance Area	As per Figure 2A in Appendix 2 of SSD 5850	Additional disturbance of 7.5 ha.
Infrastructure	<ul style="list-style-type: none"> • Mount Owen Mine Infrastructure Area • Coal Handling and Preparation Plant (CHPP) and associated infrastructure • Mount Owen Complex Water Management System (WMS) and associated water pipelines • Ravensworth East MIA 	Addition or proposed Narama Pipeline Southern Connection and associated works
Water Management	Management of water within the Mount Owen Complex WMS and the GRAWTS	No change to management approach, except in relation to the use of the Narama Pipeline Southern Connection

Component	Approved development (SSD 5850)	Proposed modified development
Workforce	Operational workforce of up to approximately 920 personnel	<ul style="list-style-type: none"> • Temporary addition of 20 construction personnel. • No change to operational workforce
Final Landform	As per Figure 2E in Appendix 2 of SSD 5850	No change
SSD 5850 consent boundary	As per Figure 2A in Appendix 2 of SSD 5850	Boundary amendments as shown in Figure 2

2.1 Narama Pipeline Southern Connection

Mt Owen is proposing to construct and operate a new pipeline, which would become the primary pipeline for the transfer of mine water between the Mount Owen Mine and Ravensworth Operations. The proposed pipeline would run along the southern boundary of the existing Glendell Mine and connect to the Western Rail Dam (WRD) at the Mount Owen Mine (see **Figure 2**).

Some sections of the existing pipeline have a narrow diameter which do not allow for the required volumes of water to be transferred efficiently, resulting in sub-optimal flow rates. The proposed pipeline has been designed with larger diameter pipes in order to increase the rate of water transfer between operations, providing operational efficiencies at both Mount Owen and Ravensworth.

Although the proposed pipeline would allow for an increased water transfer rate (via a wider diameter pipe and larger pumps), the Modification does not seek to amend any conditions regulating the total volume of water transferred between the operations and would not alter the storage capacities of the WRD or the Narama Dam.

The proposed pipeline would be located above ground, within areas of approved disturbance, where possible. Mt Owen also proposes to conduct underboring to avoid crossings of Bowmans Creek, Swamp Creek, the Main Northern Rail Line and the New England Highway (see **Figure 2**). The underboring will involve directional drilling to avoid adverse impacts to the creek beds and alluvial sediments.

Existing access tracks provide access to the location of the proposed pipeline and would be upgraded by Mt Owen to improve trafficability for construction and ongoing maintenance activities. In addition, laydown areas would be established adjacent to the proposed pipeline to facilitate the construction process.

As the proposed pipeline would need to pump in both directions, a new pumping station would be installed at the WRD, and the existing pumping station at the Narama Dam would be upgraded to match the capacity of the new pump.

The construction phase for the proposed pipeline is expected to take approximately six months and would require approximately 20 full-time equivalent (FTE) construction personnel. At the completion of mining, the pipeline would be decommissioned and removed (if required) and all disturbed areas rehabilitated in accordance with the relevant Mine Closure Plans.

The existing Narama Pipeline would also be retained as an alternate supply pipeline in the event that the proposed pipeline is unavailable for use due to maintenance or other reasons. However, should Glencore's proposed Glendell Continued Operations Project and associated Mount Owen Modification 4 be approved, the existing pipeline would be removed to allow for extension of the Glendell Pit.

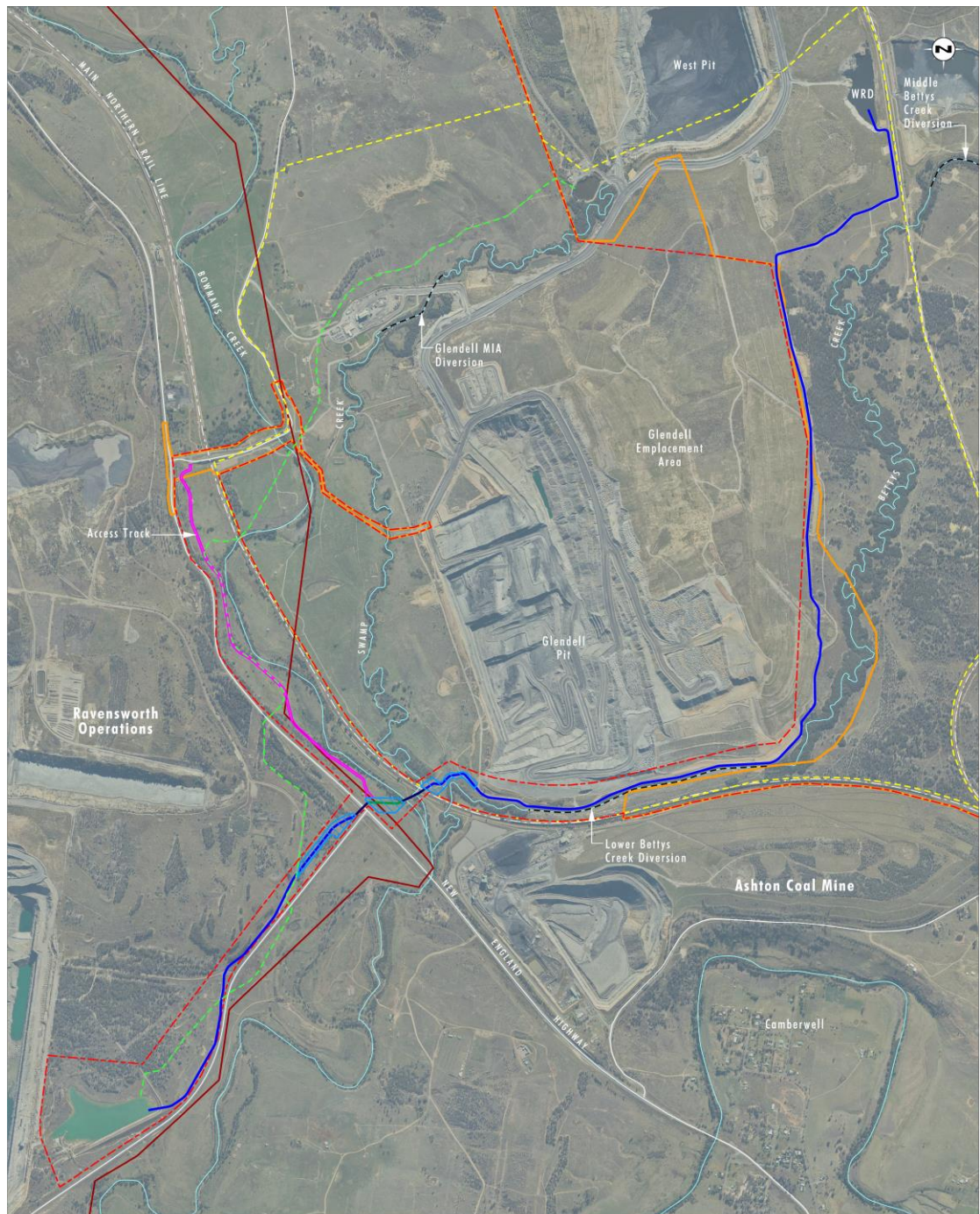


Image Source Glencore (Dec 2018), Data Source: Glencore (2020)
 Note: Mount Owen Consent Boundary assumes Narama Pipeline Modification is approved.

- | | |
|---|--|
| Legend | |
| Glendell Consent Boundary (DA 80/952) | Proposed Narama Pipeline Alignment |
| Approved Mount Owen Consent Boundary (SSD-5850) | Proposed Narama Pipeline Alignment (underbare) |
| Proposed Modification to Mount Owen Consent Boundary (SSD-5850) | Proposed Narama Pipeline Alignment (buried) |
| Ravensworth Consent Boundary (09_0176) | Existing Narama Pipeline Alignment |
| Proposed Disturbance Area | Existing Creek Diversion |
| Access Track | |

FIGURE 1.3
 Proposed Modification

Figure 2 | Existing and Proposed Pipeline Alignment

3 Statutory context

3.1 Scope of modifications

Under section 4.55(2)(a) of the EP&A Act, SSD 5850 cannot be modified unless the consent authority is satisfied that the modified proposal is substantially the same as the development for which consent was originally granted.

The proposed modification involves construction and operation of an alternative pipeline between the Mount Owen and Ravensworth mines. As shown in **Table 1**, most key aspects of the approved development would remain unchanged. The proposed modification would not increase the approved annual extraction or production rates, alter mining methods or CHPP capacity or extend the approved mine life or hours of operation. Consequently, the Department considers that the modification is within the scope of section 4.55(2) and may be determined accordingly.

3.2 Consent authority

The Minister for Planning and Public Spaces is the consent authority for the application. However, the Director, Resource Assessments may determine the application under the Minister's delegations of 26 April 2021, as there were fewer than 10 unique public objections, Singleton Council (Council) did not object to the proposed modification and Mt Owen has not disclosed any reportable political donations.

3.3 Mandatory matters for consideration

Environmental Planning Instruments

A number of environmental planning instruments apply to the modification, including:

- *State Environmental Planning Policy (State and Regional Development) 2011*;
- *State Environmental Planning Policy (Mining, Petroleum Production and Extractive Industries) 2007* (the Mining SEPP); and
- *Singleton Local Environmental Plan 2013*.

The Department has considered the proposed modification against the relevant provisions of these instruments. The Department has also considered Mt Owen's consideration of relevant instruments in its Modification Report. The Department considers that the proposed modification can be carried out in a manner that is generally consistent with the aims, objectives and provisions of these instruments.

Objects of the EP&A Act

The consent authority must consider the objects of the EP&A Act when making decisions under the Act. The Department has assessed the proposed modification against the current objects of the EP&A Act. The objects of most relevance to the decision on whether or not to approve the proposed modification are found in section 1.3 of the Act. They are:

- Object 1.3(a): *to promote the social and economic welfare of the community and a better environment by the proper management, development and conservation of the State's natural and other resources;*
- Object 1.3(b): *to facilitate ecologically sustainable development by integrating relevant economic, environmental and social considerations in decision-making about environmental planning and assessment;*
- Object 1.3(c): *to promote the orderly and economic use and development of land;*
- Object 1.3(e): *to protect the environment, including the conservation of threatened and other species of native animals and plants, ecological communities and their habitats;*
- Object 1.3(f): *to promote the sustainable management of built and cultural heritage (including Aboriginal cultural heritage);*
- Object 1.3(i): *to promote the sharing of the responsibility for environmental planning and assessment between the different levels of government in the State; and*
- Object 1.3(j): *to provide increased opportunity for community participation in environmental planning and assessment.*

The Department considers that the proposed modification encourages the proper management and development of resources (Object 1.3(a)) and the promotion of the orderly and economic use of land (Object 1.3(c)). The proposal would allow for more effective water sharing and reducing demand for external water supplies and discharges of surplus water.

The Department has considered the principles of ecologically sustainable development (ESD, Object 1.3(b)) in its assessment of the proposed modification. The Department considers that the proposed modification may be carried out in a manner that is consistent with the principles of ESD. The Department's assessment has sought to integrate all significant environmental, social and economic considerations.

The Department has carefully considered the environmental impacts of the proposed modification, including potential impacts on the natural, cultural and built environments (Objects 1.3(e) and (f)). The key findings of the Department's assessment are summarised in **Section 5**.

The Department publicly exhibited the modification application and has consulted with Council (Objects 1.3(i) and (j)). The outcomes of the consultation process are outlined in **Section 4**.

4 Engagement

4.1 Department's engagement

The Department exhibited the modification application and SEE (see **Appendix A**) from Thursday 3 December 2020 until Wednesday 16 December 2020. The documents were made available to the public on the Department's website.

Exhibition notices for the proposed modification were published in the *Singleton Argus* and *Hunter Valley News* on 2 December 2020. The Department also notified all community members and special interest groups who previously made submissions regarding the Mount Owen Continued Operations Project. Finally, the Department notified relevant public authorities (including Council) of the exhibition and requested their advice on the proposal.

The Department considers that the notification process met the requirements of the EP&A Act and Regulation.

4.2 Summary of submissions

The Department received a total of eleven submissions in response to the exhibition, including advice from ten public authorities and a comment from one Special Interest Group.

Copies of all submissions are included in **Appendix B**.

4.3 Advice from public authorities

The **Biodiversity Conservation Division** (BCD) within the Department confirmed it had no comments relating to flood risk, however the BCD requested further information with respect to potential impacts on the striped legless lizard (*Delma impar*). Following its review of the response to submissions (RTS) report, and supplementary information prepared by Mt Owen, the BCD confirmed that sufficient information had been provided to address its concerns and no further assessment of impacts to the striped legless lizard were required. Biodiversity impacts are discussed further in **Section 5.1**.

Council did not object to the proposed modification, and indicated it had no comments regarding the proposed pipeline.

Crown Lands Group within the Department provided general advice regarding Mt Owen's obligations under the *Mining Act 1992* (the Mining Act) in respect of any mining or exploration activities on Crown land. In its RTS, Mt Owen clarified there is no Crown Land within the Modification footprint. The Department also notes that the existing conditions of consent reflect Mt Owen's obligations under the Mining Act. As such, no changes to existing conditions are considered necessary.

The **Environment Protection Authority** (EPA) did not object to the proposed modification and noted that it would have negligible impacts that would be able to be managed under the current Environment Protection Licences (EPLs) 4460 and 2652. The EPA reiterated that should the modification be approved, EPL 4460 will require variation to include the location of the proposed pipeline.

The EPA also provided indicative conditions relating to waste management and water, including erosion and sediment control, which the Department has considered in the development of its recommended conditions in **Appendix E**.

Heritage Council of NSW noted that the modification would not impact items of known heritage significance and current management methods provided in Mt Owen's *Historic Heritage Management Plan* are sufficient to manage unexpected historical archaeological information. The Department's assessment of impacts on historic heritage is provided in **Section 5.5**.

Heritage NSW¹ did not raise any concerns regarding the modification. Heritage NSW confirmed that it supported the updates to the *Aboriginal Cultural Heritage Management Plan* (ACHMP) proposed by Mt Owen to mitigate the impacts of the modification (see **Section 5.5**).

Mining, Exploration and Geoscience (MEG) stated that it did not have any concerns regarding the modification at this stage but would like to be consulted if additional land-based biodiversity offset areas are proposed in the future. Biodiversity offsets are discussed further in **Section 5.1**.

The **Resources Regulator** advised it had no comments on the proposal.

Transport for NSW (TfNSW) stated that the approval previously issued by TfNSW under section 138 of the *Roads Act 1993* for proposed underboring of the New England Highway has lapsed and a new approval would be required prior to commencing works.

Mt Owen confirmed in the RTS that consultation with TfNSW is ongoing, and all relevant approvals would be obtained prior to the commencement of construction works. Transport impacts are discussed further in **Section 5.5**.

The **Water Group** within the Department (DPIE Water) and the Natural Resources Access Regulator (NRAR) recommended that the Project should consider the NRAR Guidelines for Controlled Activities on Waterfront Land. The Department notes that while a Controlled Activity Approval is not required for the modification, existing conditions of consent require Mt Owen to design, install and maintain all infrastructure on waterfront land generally in accordance with the NRAR Guidelines. As such, no changes to existing conditions are considered necessary.

4.4 Public submissions

The Department did not receive any public objections to the Project.

A single public submission was received during the exhibition period from Land and Environment Planning. This submission provided comments in relation to impacts to biodiversity, including any proposed biodiversity monitoring and offsets, and potential impacts on climate change associated with the modification.

Biodiversity and greenhouse gas impacts are considered further in **Sections 5.1** and **5.5**, respectively.

¹ Heritage NSW within the Department of Premier and Cabinet was formerly the Heritage Branch of BCD.

4.5 Response to submissions

On 9 March 2021, Mt Owen provided its Response to Submissions (RTS) report to address the issues raised in submissions (see **Appendix C**). The Department accepted the RTS and made it publicly available on the Department's website. The Department also forwarded the RTS to agencies for review and comment. These comments have been considered and addressed in **Section 5** below.

5 Assessment

In assessing the merits of the proposed modification, the Department has considered the:

- modification application and accompanying Modification Report and RTS;
- agency advice;
- existing conditions of consent, as previously modified;
- relevant Environmental Planning Instruments (EPIs), policies and guidelines; and
- requirements of the EP&A Act, including the objects of the Act.

The Department considers that the key assessment issues relate to biodiversity, surface water resources, air quality and noise impacts. A summary of the Department's assessment of these matters is set out in **Sections 5.1 to 5.4**, with other issues assessed in **Section 5.5** below.

5.1 Biodiversity

The Modification Report included a Biodiversity Development Assessment Report (BDAR) prepared by Umwelt. The BDAR was prepared in accordance with the Biodiversity Assessment Method (BAM) (OEH, 2017).

Existing Environment

Biodiversity values within the modification area were characterised by database searches, literature reviews, aerial photograph interpretation, vegetation surveys, targeted and opportunistic fauna surveys and habitat assessments.

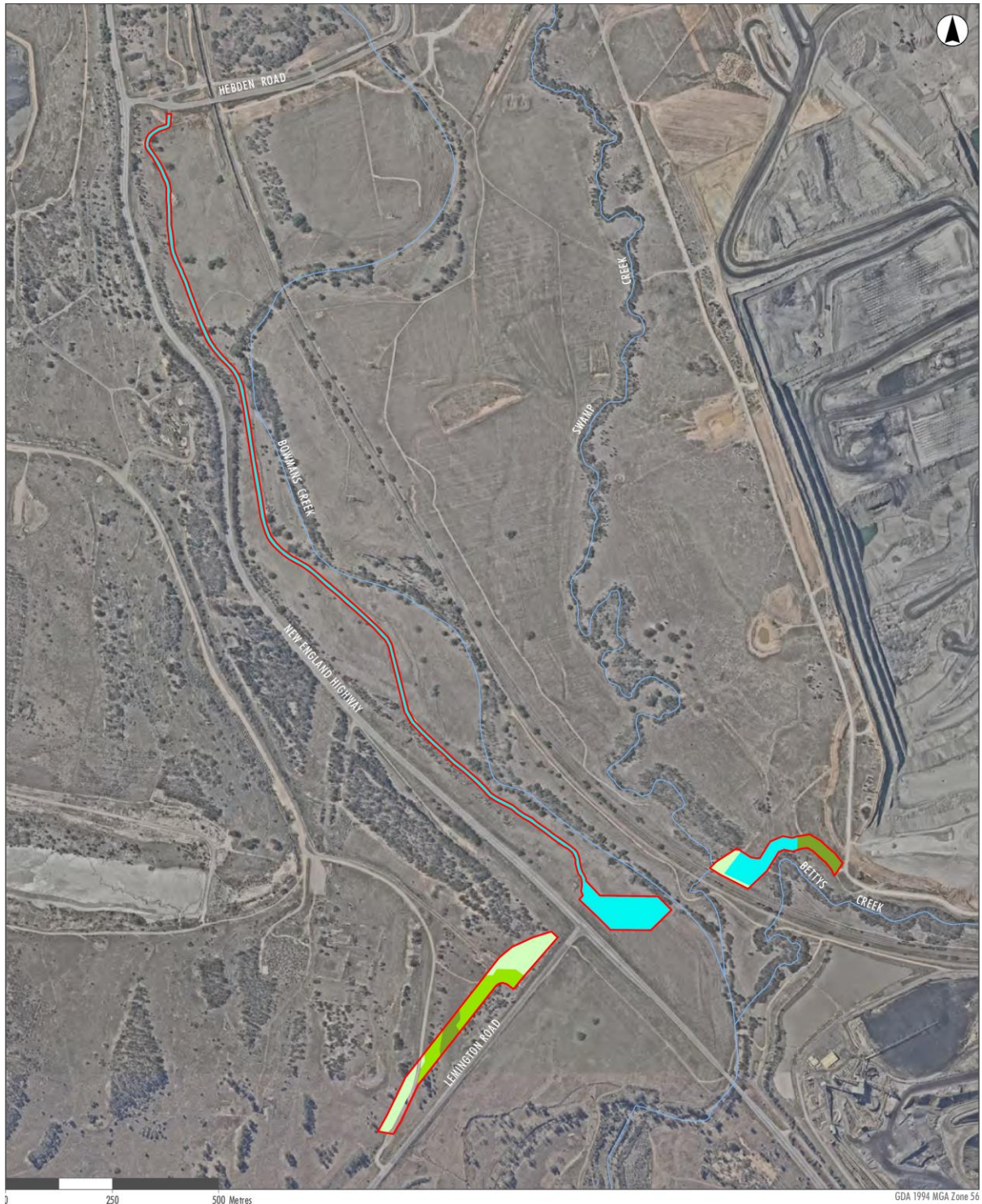
The vegetation present in the modification area and surrounds comprises a mixture of native grassland, woodland and forest, exotic grassland and areas of rehabilitation. The proposed pipeline also intersects Bowmans and Swamp Creeks, though it would be underbored in these locations to avoid direct impacts to the creek lines and associated riparian vegetation.

Vegetation surveys of the modification area identified the following two plant community types (PCTs) (see **Figure 3**):

- 0.9 ha of PCT 1604 Narrow-leaved Ironbark – Grey Box – Spotted Gum shrub-grass woodland of the central and lower Hunter (rehabilitation moderate condition); and
- 0.6 ha of PCT 1603 Narrow-leaved Ironbark – Bull Oak – Grey Box shrub-grass woodland of the central and lower Hunter Derived Native Grassland Variant (low condition).

PCT 1604 is consistent with Central Hunter Ironbark – Spotted Gum – Grey Box Forest in the NSW North Coast and Sydney Basin Bioregions Endangered Ecological Community (EEC) which is listed under the BC Act, and the Central Hunter Valley Eucalypt Forest and Woodland Critically Endangered Ecological Community (CEEC), listed under the EPBC Act.

The modification area also contains 4.4 ha of land mapped as Category 1 under the *Local Land Services Act 2013* which is exempt from assessment under the BAM as it was entirely cleared of native vegetation, including groundcover and grasses, as at 1 January 1990 (see **Figure 3**).



- Legend**
- Development Footprint
 - Category 1 Exempt (from Historic Aerial Imagery Analysis)
- Plant Community Types**
- Exotic Grassland
 - 1604 Narrow-leaved Ironbark - Grey Box - Spotted Gum shrub- grass Woodland of the lower Hunter
 - 1603 Narrow-leaved Ironbark - Bull Oak - Grey Box shrub- grass open forest of the central and lower Hunter Derived Native Grassland variant
 - Disturbed

FIGURE 5.3

Plant Community Types in the Development Footprint

Figure 3 | Existing and Proposed Pipeline Alignment

No threatened flora or fauna species were recorded within the modification footprint. One species-credit species, the Eastern Cave Bat (*Vespadelus troughtoni*) was conservatively assumed to be present given the identification of suitable habitat and previous records in the wider locality. A train culvert, which represents potential breeding and roosting habitat for this species, is also located in close proximity to the modification area but would not be directly impacted by the modification.

Avoidance and Mitigation

The overall size of the modification area was minimised as much as possible by locating the proposed pipeline within existing approved disturbance areas and utilising existing access tracks where possible. In addition, Mt Owen has designed the modification to avoid areas of higher biodiversity value as follows:

- the proposed pipeline would be underbored beneath Swamp Creek and Bowmans Creek to avoid impacts to riparian vegetation and aquatic habitats associated with these watercourses;
- direct impacts on Betty's Creek, including the existing Lower Betty's Creek Diversion, would be avoided;
- no trees would be cleared on the northern side of the New England Highway, as the proposed pipeline has been located entirely in grassland vegetation (see **Figure 3**); and
- the proposed pipeline would avoid direct impacts to the adjacent train culvert, thereby avoiding direct impacts to the potential breeding/roosting habitat for the Eastern Cave Bat.

Further to the above avoidance measures, Mt Owen would continue to implement the range of mitigation measures described in the Biodiversity and Offset Management Plan (BOMP) required by the existing conditions of consent. Should the modification be approved, Mt Owen would update the BOMP to incorporate the proposed pipeline.

Predicted Impacts

The modification would result in the removal of approximately 1.5 ha of native vegetation, including approximately 0.9 ha of EEC/CEEC listed under the BC Act and EPBC Act (see **Table 2**).

Table 2 | Plant community types impacted by the modification

PCT	Conservation Status	Proposed Disturbance Area (ha)
PCT 1604 Narrow-leaved Ironbark – Grey Box – Spotted Gum shrub-grass woodland of the central and lower Hunter (rehabilitation moderate condition) ¹	EEC (BC Act) ² CEEC (EPBC Act) ³	0.9
PCT 1603 Narrow- leaved Ironbark – Bull Oak – Grey Box shrub-grass woodland of the central and lower Hunter Derived Native Grassland Variant (low condition)	N/A	0.6
	Total	1.5

¹ provides potential foraging habitat for the Eastern Cave Bat.

² Central Hunter Ironbark – Spotted Gum – Grey Box Forest in the NSW North Coast and Sydney Basin Bioregions EEC.

³ Central Hunter Valley Eucalypt Forest and Woodland CEEC.

Umwelt conducted an Assessment of Significance in accordance with the *Matters of National Environmental Significance: Significant Impact Guidelines 1.1* and determined that no significant impacts to the Central Hunter Valley Eucalypt Forest and Woodland CEEC are likely to occur given:

- a limited areal extent of only 0.9 ha is proposed to be cleared;
- the vegetation patch does not contain large, old remnant trees or particularly diverse shrub and ground layers; and
- the community exists in a rehabilitative state and was likely planted for the purpose of a visual screen (as evidenced by the appearance of the trees to be in rows).

In addition to the above, the modification is not expected to result in any significant indirect impacts on terrestrial and aquatic biodiversity values in the surrounding locality. Indirect impacts associated with sediment and erosion, noise, dust, lighting, weeds and feral animals would continue to be managed by Mt Owen during the construction and operation of the pipeline in accordance with their BOMP.

Biodiversity Offset Strategy

The BDAR determined that residual impacts associated with the modification would need to be offset in accordance with the BC Act. **Table 3** outlines the biodiversity credits that would need to be offset as part of the modification.

Table 3 | Biodiversity credits required to be offset

PCT / Species	Biodiversity Credits Required
Ecosystem Credits	
PCT 1604 Narrow-leaved Ironbark – Grey Box – Spotted Gum shrub-grass woodland of the central and lower Hunter	23
PCT 1603 Narrow-leaved Ironbark – Bull Oak – Grey Box shrub-grass woodland of the central and lower Hunter Derived Native Grassland Variant	7
Species Credits	
Eastern Cave Bat (<i>Vespadelus troughtoni</i>)	34

Mt Owen has committed to satisfying its offset obligation using one or a combination of mechanisms available under the BC Act, including:

- establishing a stewardship site;
- purchasing the credits from the market;
- financial payment into the Biodiversity Conservation Fund; and/or
- funding a Biodiversity Conservation Action (if applicable).

The Department considers that the retirement of the credits detailed in **Table 3** using the mechanisms available under the BC Act would compensate for the unavoidable impacts associated with the modification and has recommended conditions to this effect.

Conclusion

The Department has carefully assessed the potential biodiversity impacts associated with the modification. Overall, the Department considers these impacts can be suitably managed under a revised biodiversity offset strategy and an updated BOMP.

5.2 Surface Water Resources

The Modification Report included a Surface Water Impact Assessment prepared by Engeny Water Management (Engeny). The Surface Water Assessment included consideration of potential impacts to water quality and flow, flooding and watercourse stability, and the site water balance.

The proposed pipeline would largely fall within the catchment of the existing Mount Owen Complex water management system. Where this is not the case, the proposed pipeline would be located within the sub-catchments of Bettys Creek and Swamp Creek, within the wider Bowmans Creek catchment, eventually reporting to the Hunter River.

Mt Owen conducted detailed studies to inform the final design of the proposed pipeline and minimise its impact on local surface water resources, including:

- management of impacts in accordance with relevant legislation which provides for sustainable water take and licensing of discharges under the Hunter River Salinity Trading Scheme (HRSTS);
- maintaining a buffer distance of approximately 160 m from nearby creek systems;
- integration of the pipeline into the existing approved GRAWTS;
- design of construction works to meet legislative requirements and relevant guidelines (e.g. guidelines for treatment of runoff from disturbed areas); and
- minimisation of disturbance works within the floodplain areas of Bettys Creek, Bowmans Creek and Swamp Creek to minimise the potential impact on flood behaviour.

Following finalisation of the proposed pipeline design, the Surface Water Impact Assessment was prepared to determine its potential impacts on surface water quality and flow, flooding and watercourse stability and potential changes to the existing water balance. These aspects are discussed further below.

Water Quality and Flow

Mt Owen is not seeking approval for additional discharges as part of this modification. However, erosion and sedimentation associated with the construction of the proposed pipeline still have the potential to impact water quality within the surrounding watercourses. In order to mitigate this risk, Mt Owen would continue to implement erosion and sediment control in accordance with the approved Erosion and Sediment Control Plans (ESCPs) for Mount Owen Mine and Ravensworth Operations.

These plans have been prepared in accordance with *Managing Urban Stormwater: Soils and construction – Volume 1* (Landcom, 2004) and *Managing Urban Stormwater: Soils and construction – Volume 2A, Installation of Services* (DECC, 2008) and, as recommended by the EPA, would be updated to incorporate the modification prior to construction works commencing.

Further to the above, Mt Owen undertake monthly surface water quality monitoring in Bowmans Creek and its tributaries. The water quality monitoring network comprises two monitoring locations along Bowmans Creek, downstream of the confluence of Bettys Creek, and three monitoring locations along Bettys Creek, downstream of the WRD. Mt Owen would continue to undertake monitoring at these locations to confirm that the construction of the proposed pipeline is not impacting surface water quality in these watercourses.

Mt Owen would also implement the following measures to ensure that potential leaks along the pipeline are detected prior to impacting local water quality:

- flow meters would be installed at the pumping stations and discharge points to monitor any leakage along the length of the proposed pipeline;
- the underbore sections of the proposed pipeline will be 'double-sleeved' to minimise the risk of spills should the internal pipeline rupture; and
- Mt Owen would undertake regular inspections of the pipeline to identify any maintenance issues.

Engeny also confirmed that the modification would not result in any changes to the local channel geometry, and associated water flow rates, given the proposed pipeline would be underbored beneath Bowmans and Swamp Creeks.

Flooding and Watercourse Stability

Engeny assessed the potential flooding and watercourse stability impacts using a one dimensional (1D) hydrodynamic model utilising the XP-Storm modelling platform which had previously been developed to assess flood impacts for the Mount Owen Continued Operations Project.

The modelling results indicated the modification would have no measureable impact on flood levels up to the 0.1% annual exceedance probability (AEP) event (i.e. 1,000-year storm event) given the sections of the proposed pipeline which are located above-ground are almost entirely located outside of the modelled 0.1% AEP flood extents.

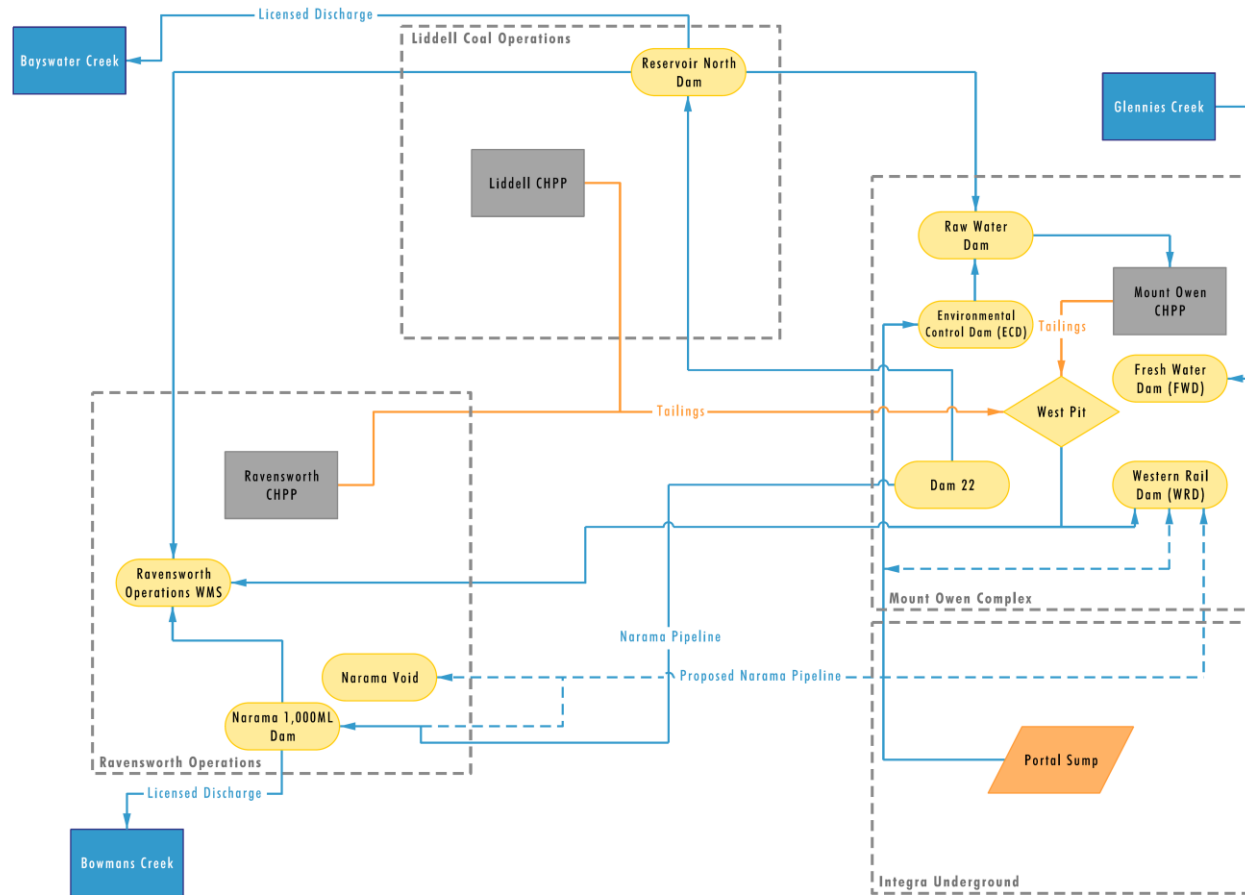
In addition, the modelling results indicated the modification would only result in a negligible decrease in available flood area within the Lower Bettys Creek Diversion, with negligible impacts on the flood flows, velocities and/or extents during the probable maximum flood (PMF).

Engeny concluded that there would be minimal risk of increased erosion and scour within the local watercourses as a result of the modification.

Water Balance

The Greater Ravensworth Area Water Balance Model (GRAWBM) was updated to simulate the proposed modification, including transfer of water from the WRD (at Mount Owen) to the Narama Dam (at Ravensworth).

The GRAWBM was set up to allow water to be transferred from the WRD to Narama Dam in order to address shortfalls that may be experienced at Ravensworth Operations. In the event that Ravensworth Operations is not experiencing a shortfall, transfers from the WRD would be redirected to the Environmental Control Dam at the Mount Owen MIA, per current operating procedures (see **Figure 4**).



Legend
 - - - Proposed Narama Pipeline Modification Water Linkage
 — Existing Water Linkage
 — Tailings Transfer Linkage

Image Source: Glencore (2019)

FIGURE 2.1
 Key Infrastructure and Linkages
 within the GRAWTS

Figure 4 | Existing and Proposed Pipeline Alignment

The updated GRAWBM maintained existing licensed water extractions from Glennies Creek and the Hunter River, and the existing approved licensed discharge arrangements in accordance with Mt Owen's current EPLs and the HRSTS.

Engeny concluded that the total water inventory across the Greater Ravensworth Area would remain largely unchanged as a result of the modification. However, the Modification would result in a reduction in total water volume stored at the Mount Owen Mine, with the excess being transferred to Ravensworth Operations to provide additional security for process water. The modelling indicated an increase of 1,741 megalitres (ML) per year on average transferred from the Mount Owen Mine to Ravensworth Operations in the 50th percentile case.

The modelling also indicated the modification would continue to operate within the current licenses held for water sourcing and discharges under the GRAWTS.

Conclusion

The Department has carefully assessed the potential impacts to surface water resources associated with the modification. Overall, the Department considers these impacts can be suitably managed under updated Erosion and Sediment Control Plans for the Mount Owen Mine and Ravensworth Operations, and within existing licenses held for water sourcing and discharges under the GRAWTS.

5.3 Air quality

The Modification Report included an Air Quality Assessment (AQA) prepared by Jacobs. The AQA was prepared to assess the potential air quality impacts during the construction phase of the modification.

Jacobs assessed the potential air quality impacts associated with the modification qualitatively by conducting an environmental risk assessment, which involved:

- identification of activities which could potentially impact air quality;
- determination of the initial risks of each activity without the implementation of controls or mitigation;
- identification of potential mitigation strategies for each activity, including consideration of the measures detailed in the approved Mount Owen Complex Air Quality Management Plan; and
- determination of the residual risk of each activity following implementation of proposed mitigation strategies.

Results

The risk assessment identified that the activities most likely to result in air quality impacts include dust generation from vehicles on unsealed roads, handling of construction materials, and wind erosion from exposed areas and material storage areas.

The results of the AQA indicate that the risk of air quality impacts would be reduced following implementation of mitigation strategies detailed in the approved Mount Owen Complex Air Quality Management Plan, including:

- use of existing cleared areas where possible to minimise additional disturbance areas;
- use of water carts on unsealed roads;
- enforcing vehicle speed limits;

- vehicles would be washed down prior to leaving the construction site;
- conducting routine inspections of work areas and implementing adaptive management strategies; and
- visual monitoring of dust levels at the construction site and modification of operations if elevated dust levels are observed.

The initial risks for all proposed construction activities were assessed as being 'Medium' without any mitigation strategies being employed. Once proposed mitigation strategies were implemented, the residual risks for all construction activities were assessed as being 'Low'.

The AQA confirmed that the construction of the proposed pipeline represents a low risk to air quality in the surrounding region, and any potential impacts would only be temporary in nature (i.e. approximately 6 months). As such, Jacobs concluded that, with the implementation of proposed mitigation strategies, the modification would not result in any measurable changes in air quality at sensitive locations relative to the approved operations.

The EPA agreed with the conclusions of the AQA and concluded that the Modification would have negligible impacts that would be able to be managed under the current EPLs 4460 and 2652.

Conclusion

Overall, the Department has carefully assessed the potential air quality impacts associated with construction of the proposed pipeline and considers that it would not result in a material change to air quality impacts on surrounding receivers.

The Department considers that Mt Owen would be able to comply with the existing air quality criteria in SSD 5850 during construction of the pipeline and simultaneous operation of the Mount Owen Complex. The Department considers that the modification can be suitably managed under an updated Air Quality Management Plan.

5.4 Noise

The Modification Report included an Acoustic Assessment prepared by Bridges Acoustics. The Acoustic Assessment focused on assessing noise and vibration impacts at the nearest privately-owned residence not currently subject to acquisition rights. This residence is located approximately 6.6 km east of the proposed pipeline in Middle Fallbrook.

Construction Noise

Noise associated with the construction of the proposed pipeline was assessed in accordance with the *Interim Construction Noise Guideline* (ICNG) (EPA 2009). In accordance with the ICNG, Bridges Acoustics determined 'noise affected' construction noise criteria based on the 'Rating Background Levels' (as stated in the existing Mount Owen Noise Management Plan) at various residences throughout Camberwell Village and Middle Fallbrook.

Bridges Acoustics assessed a number of construction activities to determine their potential noise impacts on nearby residences. These activities included:

- above-ground pipeline construction;
- trenching;

- underboring; and
- access track upgrades

This assessment indicated that construction noise levels at nearby residences would fall well below the recommended 'noise affected' levels for construction hours of 7 am to 6 pm Monday to Friday and 8 am to 1 pm on Saturday, as recommended in the ICNG. Given this, the Department has revised the existing consent conditions relating to construction noise to incorporate the modification and ensure the noise from construction activities would be managed in accordance with the noise management levels defined in the ICNG.

The Mount Owen Complex implements a real-time noise monitoring network as part of its Noise Management Plan which is used to manage activities on site to avoid exceedances of relevant noise criteria. All construction work would be managed according to the Noise Management Plan, particularly if any construction is required outside of the construction hours identified above.

Operational Noise

Operational noise criteria for the Mount Owen Continued Operations Project are specified in condition 5 of Schedule 3 of SSD 5850 and presented in the Noise Management Plan.

The only potential source of operational noise associated with the modification would be use of the pump. As part of the Acoustic Assessment, Bridges Acoustics assessed the noise levels associated with operation of a pump producing a sound power level of up to 95 dBA located at either end of the proposed pipeline to present a worst-case scenario.

It was concluded that the noise associated with operation of the pumps is unlikely to be audible above background noise at any nearby residences and would continue to be managed within existing operational limits.

Ground Vibration

Construction of the proposed pipeline via underboring has the potential to produce measurable ground vibrations at a distance of up to 50 m from the construction site. However, should an excavator be required to remove any rock that is encountered during underboring, ground vibration could be perceptible at a distance of up to 100 m.

Given there are no residences (either privately-owned or mine-owned) within 100 m of the proposed pipeline, Bridges Acoustics concluded that the modification would not result in any noticeable vibration impacts on nearby residences.

Cumulative Impacts

Cumulative noise criteria for simultaneous operations are provided in the *Noise Policy for Industry* (NPfI) (EPA 2017). Operation of the proposed pipeline (and associated pumps) is not predicted to change existing operational noise levels of the Mount Owen Complex. The predicted operational noise levels calculated for the modification are more than 15 dBA below the operational noise criteria at all residences not already subject to acquisition, and more than 20 dBA below the cumulative noise criteria.

Although the cumulative noise criteria outlined in the NPfI do not apply to short-term construction noise (such as the modification), Bridges Acoustics confirmed that the predicted noise levels from construction work are more than 20 dBA below the cumulative day noise criterion of 50 LAeq,11hr.

Bridges therefore concluded that construction and operational noise associated with the proposed pipeline has no potential to affect cumulative noise levels at any residences.

Conclusion

The Department has carefully assessed the potential noise and vibration impacts associated with the modification. Overall, the Department considers these impacts can be suitably managed under amended consent conditions and an updated Noise Management Plan.

5.5 Other issues

Other issues associated with the modification include potential impacts on traffic, Aboriginal cultural and historic heritage, visual amenity and greenhouse gas impacts. The Department’s assessment of these issues is summarised in **Table 4** below.

Table 4 | Summary of other issues

Issue	Findings	Recommendations
<p>Traffic</p>	<ul style="list-style-type: none"> • The modification involves only a minor increase in traffic associated with the construction of the proposed pipeline. There would be no changes to approved operational traffic movements. • Given the minor increase in construction traffic would only occur for a short period of time (approximately 6 months), the Department considers that there is unlikely to be additional impact on local traffic conditions and level of service along associated roads. • The proposed pipeline would not cross any public roads as it would be buried (via underboring) beneath the New England Highway. • Mt Owen would obtain approval under section 138 of the <i>Roads Act 1993</i> from TfNSW for the proposed underboring of the New England Highway. • Potential traffic impacts were not raised as a concern in any agency advice or public submissions. 	<ul style="list-style-type: none"> • The Department considers that the modification is unlikely to result in additional traffic impacts. • Mt Owen would obtain approval under section 138 of the <i>Roads Act 1993</i> from TfNSW for the proposed underboring of the New England Highway. • The Department considers that the existing conditions remain appropriate for the development.

Issue	Findings	Recommendations
Aboriginal and Historic Heritage	<ul style="list-style-type: none"> • The Modification Report included an Aboriginal and Historic Heritage Assessment prepared by OzArk Environmental and Heritage Management, which assessed both historic and Aboriginal heritage using data from previous heritage studies and targeted site surveys. • This Heritage Assessment identified four Aboriginal heritage sites and two historic heritage sites within the Project area and wider surrounds. • The four Aboriginal heritage sites were all determined to be of low scientific value and comprise two isolated artefacts (ROC-IF1 and ROC IF-2) and two artefact scatters (Bowmans Creek 17 and Bowmans Creek 18) • The modification would result in total impact to three of the Aboriginal heritage sites (Bowmans Creek 17, ROC-IF1 and ROC IF-2), and partial impact to the fourth (Bowmans Creek 18). • In order to mitigate the impact associated with the modification on Aboriginal cultural heritage, Mt Owen would update the existing Aboriginal Cultural Heritage Management Plan (ACHMP) to include the following mitigation and management measures: <ul style="list-style-type: none"> – An appropriate mitigation strategy to record & collect all artefacts from within the modification area; – Known sites within 50 m of the modification area would be temporarily fenced; – Known sites within 50 m of the pipeline route (including where it is located within an approved disturbance footprint) would be avoided; and – Should unanticipated Aboriginal objects or human skeletal remains be encountered during the construction of the Modification, then the relevant ACHMP should be consulted for the appropriate procedure. • Heritage NSW confirmed it supported the proposed updates in order to mitigate the impacts of the modification. • Of the two historic heritage items identified, only one (Corduoy Road Remains) was assessed as having heritage significance (at the local level), the second site (Shed Ruin) was determined to have no heritage value. • Mt Owen has committed to avoiding impacts to the Corduroy Road Remains and the Heritage Council of NSW confirmed the current management methods provided in Mt Owen's <i>Historic Heritage Management Plan</i> are sufficient to manage unexpected historical archaeological information. 	<ul style="list-style-type: none"> • The Department considers that the modification is unlikely to significantly impact Aboriginal and/or historic heritage. • Mt Owen would update the existing ACHMP to incorporate the additional measures committed to in the Modification Report. • The Department considers that the existing conditions remain appropriate for the development.

Issue	Findings	Recommendations
Visual	<ul style="list-style-type: none"> The proposed pipeline would not be visible from any private residence and the section within close proximity to the New England Highway would be buried. The small sections of the proposed pipeline near the New England Highway which would remain above ground would be largely obscured from view by surrounding vegetation and topography. In addition, any views of the proposed pipeline from the New England Highway would be fleeting given the speed at which cars travel past. Mt Owen would continue to operate in accordance with the existing visual operating conditions in the development consent, including implementing all reasonable and feasible measures to shield views of mining infrastructure from users of public roads and privately-owned residences. The Department considers that the modification would not have a significant impact on the visual amenity of the surrounding locality. 	<ul style="list-style-type: none"> The Department considers that the modification is not likely to result in a significant visual impact and that the existing conditions remain appropriate for the development.
Greenhouse Gas	<ul style="list-style-type: none"> Greenhouse gas emissions associated with the construction of the pipeline would be limited to Scope 2 emissions and are considered to be very minor in nature and extent. Emissions associated with the operation of the pipeline would be similar to those of the existing Narama Pipeline. Mt Owen would continue to manage greenhouse gas emissions in accordance with its Air Quality and Greenhouse Gas Management Plan. 	<ul style="list-style-type: none"> The Department considers that the modification is not likely to significantly increase greenhouse gas emissions and that the existing conditions remain appropriate for the development.

6 Evaluation

The Department has assessed the modification application in accordance with the relevant provisions of the EP&A Act. The Department has carefully considered the potential impacts of the proposal on the natural environment and on nearby receivers. The Department has concluded that these impacts can be appropriately managed under existing and modified conditions and, where necessary, updated management plans.

The proposed modification would allow Mt Owen to construct and operate a new pipeline, which would become the primary pipeline for the transfer of water between the Mount Owen Complex and Ravensworth Operations. The proposed pipeline would improve operational efficiency by allowing for an increased water transfer rate while continuing to operate within existing conditions regulating the total volume of water transferred between operations.

Government agency and Council submissions did not object to the modification and the Department considers that the issues raised in these submissions would be appropriately addressed through the implementation of management and monitoring measures required under the recommended conditions.

One public submission was received on the modification application. This submission provided comments on the biodiversity and climate change impacts associated with the Modification. The Department's assessment concluded that the retirement of the required biodiversity credits using the mechanisms available under the BC Act would compensate for the unavoidable impacts associated with the modification. Further to this, the Department considers that the Modification would not result in a significant increase in greenhouse gas emissions relative to the existing operations at the Mount Owen Mine.

The Department considers that the proposed modification would provide significant benefits in allowing for more efficient transfers of mine water between mining operations, thereby optimising the existing water management system, and should be approved, subject to conditions.

The Department has drafted a recommended Notice of Modification for SSD 5850 (see **Appendix E**) and a consolidated version of the development consent, as it is proposed to be modified (see **Appendix F**).

7 Recommendation

It is recommended that the Director Resource Assessments, as delegate of the Minister for Planning and Public Spaces:

- **considers** the findings and recommendations of this report;
- **determines** that the application SSD 5850 (MOD 6) falls within the scope of section 4.55(2) of the EP&A Act;
- **accepts and adopts** all of the findings and recommendations in this report as the reasons for making the decision to grant approval to the application;
- **modifies** the consent SSD 5850; and
- **signs** the attached approval of the modification (**Appendix E**).

Recommended by:



3/6/2021

Joe Fittell

Acting Principal Planning Officer
Resource Assessments

Recommended by:



3/6/2021

Lauren Evans

Team Leader
Resource Assessments

8 Determination

The recommendation is **Adopted** by:



3/6/2021

Matthew Sprott

Director
Resource Assessments

as delegate of the Minister for Planning and Public Spaces

Appendices

Appendix A – Modification Report

See the Department's Major Project's website at:

<https://www.planningportal.nsw.gov.au/major-projects/project/40296>

Appendix B – Submissions

See the Department's Major Project's website at:

<https://www.planningportal.nsw.gov.au/major-projects/project/40296>

Appendix C – Response to Submissions

See the Department's Major Project's website at:

<https://www.planningportal.nsw.gov.au/major-projects/project/40296>

Appendix D – Notice of Decision

See the Department's Major Project's website at:

<https://www.planningportal.nsw.gov.au/major-projects/project/40296>

Appendix E – Notice of Modification

See the Department's Major Project's website at:

<https://www.planningportal.nsw.gov.au/major-projects/project/40296>

Appendix F – Consolidated Consent

See the Department's Major Project's website at:

<https://www.planningportal.nsw.gov.au/major-projects/project/40296>