

14 November 2025

The Secretary
NSW Department of Planning, Housing and Infrastructure

Attention: Patrick Nash

SSD-96248991 New Rouse Hill Hospital

Dear Sir or Madam

I refer to the Department's letter of 10 November 2025 regarding Health Administration Corporation has submitted a development application for State significant development (SSD) under the Environmental Planning and Assessment Act 1979 for the New Rouse Hill Hospital (SSD-96248991), located at the corner of Windsor Road and Commercial Road, Rouse Hill for 'Construction and operation of Rouse Hill Hospital, including: site preparation works; internal road construction; multi-level carpark; landscaping; pedestrian and cycle pathways; and ancillary works to Commercial Road'. Submissions need to be made to the Department by 10 December 2025.

Please note Endeavour Energy has already sent an email dated 3 November 2025 to Turner & Townsend Pty Ltd, Project Managers, regarding the notice for the works for the SSDA under Clause 23(2) of the *Environmental Planning and Assessment Regulation 2021* for the impending lodgement by Health Infrastructure NSW (HI) of the State Significant Development Application (SSDA) for the Rouse Hill Hospital (RHH).

The Environmental Impact Statement (EIS) includes the following advice regarding the 'Effect on Endeavour Energy Assets'.

6.9 Infrastructure and Utilities

Electrical and Communications

Effect on Endeavour Energy Assets

Endeavour Energy has been consulted as part of the proposed development, and has provided comments in relation to their assets, including:

- Any impact on Mungerie Park Zone substation transformer runway;
- 132kV underground transmission line easement and depth of cover; and
- Any impact from structures adjacent to the zone substation.

The proposed development will continue to liaise Endeavour Energy to obtain their approval of the proposed electrical utilities. In relation to the proposed Commercial Road / Main Hospital Access Road intersection connection works, an application for asset relocation has been submitted to Endeavour Energy and a supply offer has been received to enable the proposed road widening.

As indicated in the email to Turner & Townsend Pty Ltd, the undertaking of the works that 'will impact on Endeavour Energy assets' are potentially a fatal risk and could have a significant impact on critical network asset and result in a major impact / outages to the electricity distribution network in the surrounding area. Accordingly HI (and their principal contractor / project manager for the project) will need to abide with all the conditions and advice related to the network assets on and near the RHH site as Endeavour Energy may reasonably impose.

The EIS includes the following advice regarding whether electricity services are available and adequate for the development.

6.9 Infrastructure and Utilities

Electrical and Communications

Incoming Electrical Services

An Electrical and Communications Services Report has been prepared by JHA at **Appendix X**.

Three 1500kVA units would therefore be required to facilitate the maximum demand of the site. The following summarises the high-voltage supply strategy for the site:

- Introduction of new high voltage feeders from the adjacent zone substation and Commercial Road.
- Two new chamber substations are proposed in the new building. The chambers will be sized to accommodate 3x1500KVA transformers and be capable of delivering 4.5MVA for the development

A temporary builder's supply padmount substation and main switchboard will be installed on site during the construction phase of the main works until the permanent electrical infrastructure is established. It should be noted that while the services block is being built during the Development Without Consent works, the generators and main switchboards are to be installed during these main works.

The reticulation of the new HV along Hospital Road will require coordination with other proposed services, however, standard roadway services alignment zones will be adhered to.

From the Architectural Plans the proposed 'two new chamber substations' do not appear to be shown / detailed.

Any required distribution substation/s will need to be located within the property (in a suitable and accessible location) and be protected (including any associated cabling not located within a public road / reserve) with an appropriate form of property tenure as detailed in the attached copy of Endeavour Energy's 'Land Interest Guidelines for Network Connection'.


Generally it is the Level 3 Accredited Service Provider's (ASP) responsibility (engaged by the developer) to make sure substation location and design complies with Endeavour Energy's standards the suitability of access, safety clearances, fire ratings, flooding etc. If the substation does not comply with Endeavour Energy's standards, the applicant must request a dispensation.

For further information please also refer to the attached copies of Endeavour Energy's Mains Design Instruction MDI 0044 'Easements and Property Tenure Rights'.

Please find attached for the applicant's reference a copy of Endeavour Energy's Standard Conditions for Development Applications and Planning Proposals, Version 10A, August 2025 which provides some additional and updated information.

For further advice the applicant can call Endeavour Energy via General Enquiries on business days from 9am - 4:30pm on telephone: 133 718 and the following contacts:

- Customer Network Solutions Branch for matters related to the electricity supply or asset removal / relocation who are responsible for managing the conditions of supply with the applicant and their Accredited Service Provider (ASP). Alternatively contact can be made by the [Connect Online](#) page on Endeavour Energy's website.
- Easements Officers for matters related to easement management, protected works or other forms of property tenure / interests. Alternatively contact can be made by email Easements@endeavourenergy.com.au.

The below Site Plan from Endeavour Energy's HxGN NetWorks Core NetViewer Master Facility Model shows a 'Proposed easement' (indicated by the  hatching) for the 132,000 volt / 132 kilovolt (kV) underground transmission lines that traverse the site.

All encroachments, activities and / or works (including subdivision and even if not part of the Development Application) whether temporary or permanent within or affecting an easement, restriction, statutory rights, right of access or protected works (other than those approved / certified by Endeavour Energy's Customer Network Solutions Branch as part of an enquiry / application for load or asset relocation project) need to be referred to Endeavour Energy's Easements Officers for assessment and possible approval if they meet the minimum safety requirements and controls. However please note that this does not constitute or imply the granting of approval by Endeavour Energy to any or all of the proposed encroachments and / or activities.

For further information please refer to the attached copies of Endeavour Energy's:

- General Restrictions for Underground Cables.
- Mains Design Instruction MDI 0044 'Easements and Property Tenure Rights' which deals with activities / encroachments within easements.
- Property Branch for matters related to property tenure. Alternatively contact can be made by email network_property@endeavourenergy.com.au (underscore between 'network' and 'property').
- Construction Works Team for safety advice for building or working near electrical assets or street infrastructure in public areas. Alternatively contact can be made by Alternatively contact can be made by the [Connect Online](#) page on Endeavour Energy's website.
- Design Delivery – Civil Section for any matters which may impact the Mungerie Park Zone Substation.
 - Craig Furness, Design Manager - Civil and Secondary on mobile 0412 772 839 or alternatively contact can be made by email Craig.Furness@endeavourenergy.com.au (who has replaced Peter West).
 - James Castro, Design Engineer Civil on mobile 0491 956 412 or alternatively contact can be made by email James.Castro@endeavourenergy.com.au.

Based on and subject to the foregoing Endeavour Energy has no objection to the Development Application. Could you please pass on a copy of this submission to the applicant? Should you wish to discuss this matter, or have any questions, please do not hesitate to contact me or the contacts identified above in relation to the various matters. Due to the high number of development application / planning proposal notifications submitted to Endeavour Energy, to ensure a response contact by email to Property.Development@endeavourenergy.com.au is preferred.

Yours faithfully

Cornelis Duba | Development Application Specialist

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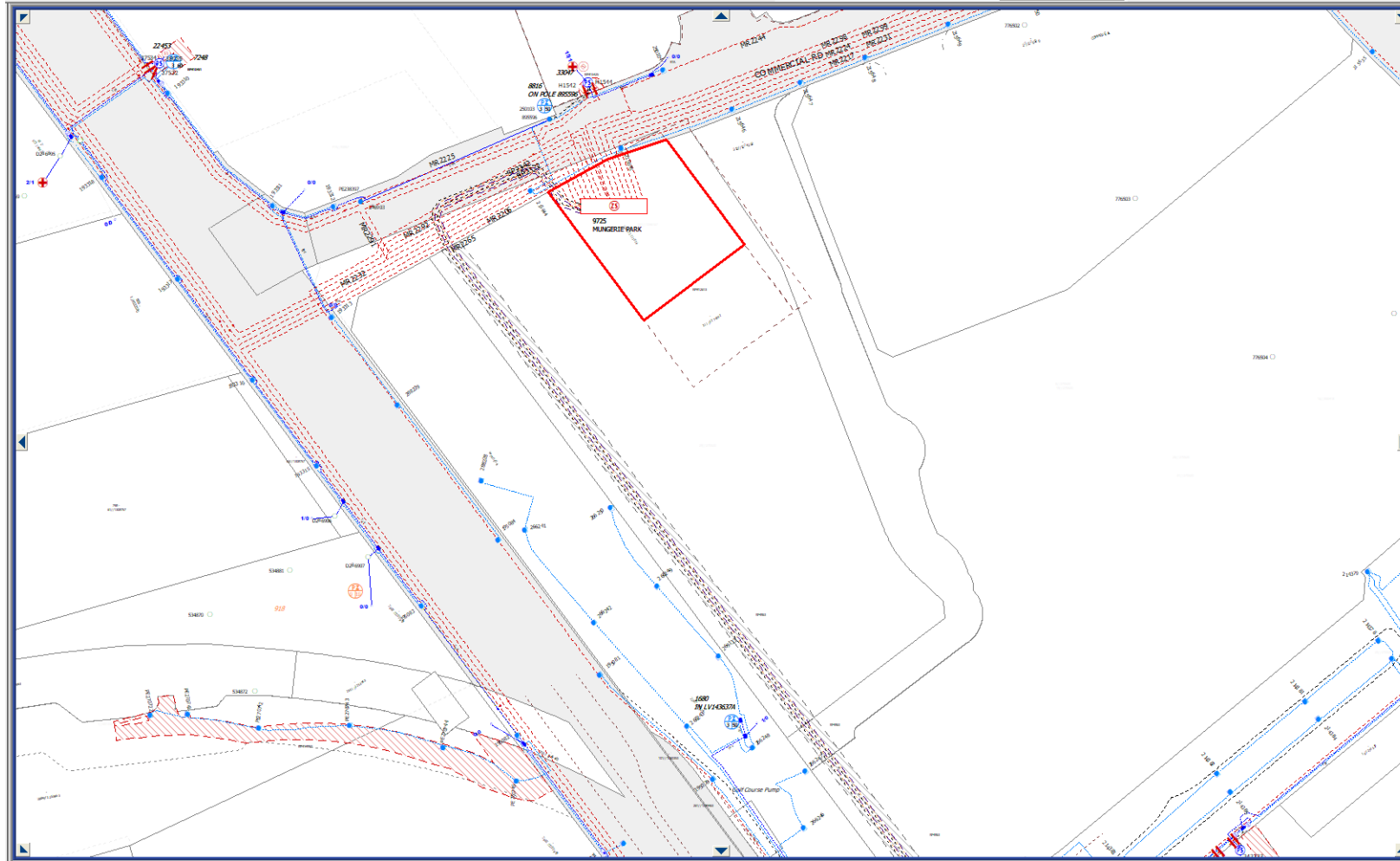
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Energy**

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together**
































Endeavour Energy respectfully acknowledges the Traditional Custodians on whose lands we live, work, and operate and their Elders past and present.

Site Plan from Endeavour Energy's HxGN NetWorks Core NetViewer Master Facility Model. **WARNING: Electricity infrastructure shown is indicative only.**



Please note the location, extent and type of any electricity infrastructure, boundaries etc. shown on the plan is indicative only. In addition it must be recognised that the electricity network is constantly extended, augmented and modified and there is a delay from the completion and commissioning of these works until their capture in the model. Easements benefitting Endeavour Energy are indicated by red hatching. Generally (depending on the scale and/or features selected), low voltage (normally not exceeding 1,000 volts) is indicated by blue lines and high voltage (normally exceeding 1,000 volts but for Endeavour Energy's network not exceeding 132,000 volts / 132 kV) by red lines (these lines can appear as solid or dashed and where there are multiple lines / cables only the higher voltage may be shown). This plan only shows the Endeavour Energy network and does not show electricity infrastructure belonging to other authorities or customer owned electrical equipment beyond the customer connection point / point of supply to the property. This plan does not constitute the provision of information on underground electricity power lines by network operators under Part 5E 'Protection of underground electricity power lines' of the *Electricity Supply Act 1995* (NSW).

LEGEND	
	Padmount substation
	Indoor substation
	Ground substation
	Kiosk substation
	Cottage substation
	Padmount high voltage plugboard
	Pole mounted substation
	Overhead battery substation
	High voltage customer substation
	Metering unit
	Switch station
	Indoor switch station
	Voltage regulator
	Customer connection point
	Low voltage pillar
	Streetlight column
	Life support customer
	Tower
	Pole
	Pole with streetlight
	Customer owned / private pole
	Cable pit
	Load break switch
	Recloser
	Proposed removed
	Easement active
	Easement proposed
	Licence active
	Subject site

