

Hydraulic Infrastructure Report
Grocon Group
Development Application Submission
31 Wheat Rd, Sydney
The Ribbon Hotel, Serviced Apartments & Retail

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1. Introduction

1.1. Purpose

This report has been produced by EFWF Pty Ltd in response to the request from Justin Clark from Grocon Group.

The purpose of this report is to provide an assessment of the hydraulic infrastructure within the vicinity of the proposed development at 31 Wheat Rd, Sydney.

This report shall not be relied upon as providing any warranty or guarantee of the building, its services or equipment.

1.2. Authority

Authority to undertake this report was provided by Justin Clark of Grocon Group on 20 October 2015.

1.3. Objectives of Study

The objectives of the report are to:

- Outline the details of the surrounding infrastructure.
- Nominate areas of concern.
- Outline the steps that will be taken to ensure that the infrastructure is considered.
- Provide recommendations.

1.4. Outline

The following services have been assessed in this report:

- Water services
- Sewer services
- Stormwater
- Gas Services

1.5. Terminology

The abbreviations and notations referred to within this report relate to the following:

CICL	Cast Iron Concrete Lined
DICL	Ductile Iron Concrete Lined
kPa	Kilopascals
mm	Millimetres
NOR	Notice of Requirements (Sydney Water)
SWC	Sydney Water Corporation
VC	Vitrified Clay

2. Technical Information

2.1. Author Details

EWWF Pty Ltd

Level 4, 362 Kent St
Sydney NSW 2000
ABN: 48 130 395 827
Phone: + 61 2 9212 1000
Fax: + 61 2 9212 1000
E-mail: ewfw@ewfw.com.au

Author: Dominic De Gioia
Director

Reviewer: Luke De Gioia
Director

2.2. Information Sources

- Information provided by Sydney Water as part of the Dial Before you Dig Program.
- Information provided by Jemena as part of the Dial Before you Dig Program.
- Information provided by Justin Clark of Grocon.
- Information obtained during site inspections and from drawings provided on site.
- Various manufacturers and suppliers.

2.3. Disclaimer of Liability

The information contained in this document is provided for the sole use of the recipient and no reliance should be placed on the information by any other person. In the event that the information is disclosed or furnished to any other person, EWWF accepts no liability for any loss or damage incurred by that person whatsoever as a result of using the information.

2.4. Copyright©

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2.5. Revision History

Revision	Date Issued	Comment
A	22 November 2012	Draft
B	4 December 2012	Final Issue
C	11 December 2012	Final Issue – Revised site title
D	21 June 2013	Final Issue – Revised building
E	19 July 2013	For Development Application
F	28 October 2015	For Development Application
G	10 December 2015	For Development Application

3. Area of consideration

The area of consideration relates to 31 Wheat Rd, Sydney.

The proposed area (bounded approximately by the red square in the picture below) currently consists of the IMAX Theatre and associated retail areas. The future building is to have a GFA of approximately 55,000m².

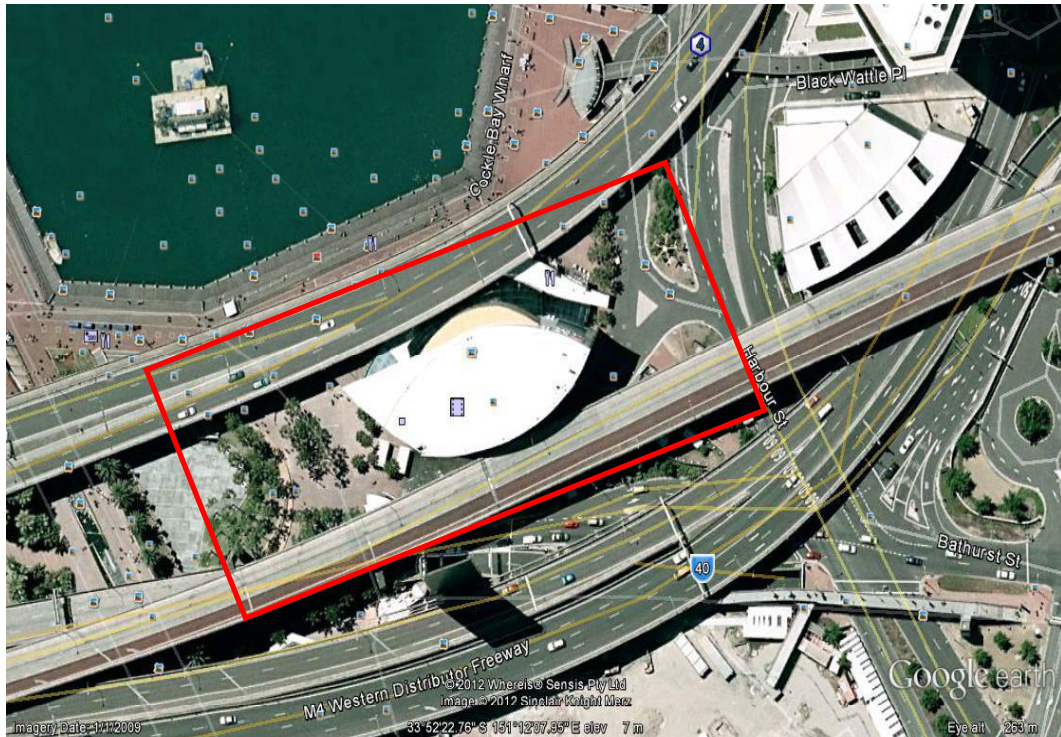


Figure 3.1. Proposed site

4. Existing Infrastructure Services

4.1. SWC Water Main

The site is flanked by two (2) Sydney Water water mains. These mains are:

- A 200mm DICL main located on the western end of the site
(See Appendix 1 – Note 1)
- A 150mm CICL dead leg capped main located on the eastern end of the site
(See Appendix 1 – Note 2)

From the proposed footprint of the development both mains will be within the line of the building construction. It will be proposed to move the line of the water services to ensure they are diverted clear of the proposed building line. In addition to this, it is proposed that the 150mm and 200mm mains will be interconnected to extend the Sydney Water network within this region. This is in line with the requirements put forward by Sydney Water in their Letter of Feasibility for the site (Refer to Appendix 4).

4.2. SWC Sewer Main

The site is flanked by several Sydney Water sewer mains and associated equipment. These include:

- A 525 VC sewer main located at the eastern end of the site
(See Appendix 1 – Note 3)
- A 300 VC sewer main located at the southern end of the site
(See Appendix 1 – Note 4)
- A pump station and a vent shaft adjacent the site. This site pump station is also heritage listed.
- Access chambers along both of the sewer mains nominated above

From the proposed footprint of the development both mains will be within the line of the building construction. It will be proposed to move the line of the sewer services to ensure they are diverted clear of the proposed building line. This is in line with the requirements put forward by Sydney Water in their Letter of Feasibility for the site (Refer to Appendix 4).

The Southern Lease Area of the proposed development (See Appendix 3) is located clear of the 750 VC sewer main (See Appendix 1 – Note 5). Further assessment will be conducted in conjunction with Structural Engineers as part of the design process to ensure that the proposed structure will have no impact on the service. This shall also be confirmed with Sydney Water as part of the Sydney Water Notice of Requirements.

4.3. SWC Stormwater Main

As there are two significant stormwater mains running below the site there will be a protection requirement as part of the works. These mains include a set of culverts which traverse through the centre of the site in a north-south direction (known as the Hay Lackey Culverts) and a set which are located at the western side of the proposed development site.

The existing development currently sits above culverts and these will continue to be affected by the proposed development. Whilst the building footprint does not directly impinge the culverts at the western end of the site Sydney Water will be consulted in order to ensure all steps are taken to protect their adjacent assets.

Any works will be at the discretion of Sydney Water and their conditions as nominated.

4.4. Jemena Gas Main

The site is flanked at the south-eastern corner and along the eastern boundary by Jemena gas infrastructure. This includes:

- A 110mm Nylon main located at the eastern end of the site
(See Appendix 2 – Note 1)

- A 50mm Nylon main located at the south-eastern end of the site
(See Appendix 2 – Note 2)
- A Secondary gas main (1050kPa) and a pressure reduction station located at the south-eastern end of the site
(See Appendix 2 – Note 3)
- Authority infrastructure to supply the Aquarium located at the south-eastern end of the site
(See Appendix 2 – Note 4)

From the proposed footprint of the development both mains will be within the line of the building construction. It will be proposed to move the line of the gas services to ensure they are diverted clear of the proposed building line. These lines will run to the west and then the north of the building line, remaining clear of all adjacent supply authority infrastructure. This will be at the discretion of Jemena and their conditions nominated.

5. Consideration of Authority Infrastructure

5.1. SWC Water Main

Sydney Water's Letter of Feasibility has deemed that the adjacent water mains will be sufficient to satisfy the requirements of the proposed building. Sydney Water has nominated that the 150mm and 200mm water mains need to be relocated clear of the building line and interconnected. These works will be completed as part of the development. Subject to the final requirements set forth by Sydney Water, the building will be connected to the 200mm service.

A Sydney Water Co-ordinator will be engaged once the Development Application has been submitted. The Sydney Water Co-ordinator will provide the submission of a Section 73 Application to Sydney Water in order to obtain the Notice of Requirements for the development.

Works outlined within the Notice of Requirements will be undertaken by the Sydney Water Co-ordinator in accordance with Sydney Water's Design Guidelines. Any works to the mains will be undertaken by Sydney Water approved contractors as nominated by the Water Co-ordinator.

5.2. SWC Sewer Main

Sydney Water's Letter of Feasibility has deemed that the adjacent sewer mains will be sufficient to satisfy the requirements of the proposed building. Sydney Water has nominated that the 525mm and 300mm sewer mains need to be relocated clear of the building line. These works will be completed as part of the development. Subject to the final requirements set forth by Sydney Water, the building will be connected to the 525 VC service through a connection at one of the adjacent access chambers.

A Sydney Water Co-ordinator will be engaged once the Development Application has been submitted. The Sydney Water Co-ordinator will provide the submission of a Section 73 Application to Sydney Water in order to obtain the Notice of Requirements for the development.

Works outlined within the Notice of Requirements will be undertaken by the Sydney Water Co-ordinator in accordance with Sydney Water's Design Guidelines. Any works to the sewer mains will be undertaken by Sydney Water approved contractors as nominated by the Water Co-ordinator.

5.3. SWC Stormwater Main

Presently we have commenced discussions with Jeya Jeyadevan and Raymond Parsell of the Sydney Water Stormwater Group. Several meetings have been undertaken to date in order to determine the requirements for any works which will affect the stormwater culverts, particularly the Hay Lackey culverts which traverse below the building line. Sydney Water has outlined the information they require which we will provide to Sydney Water as part of the Design Development.

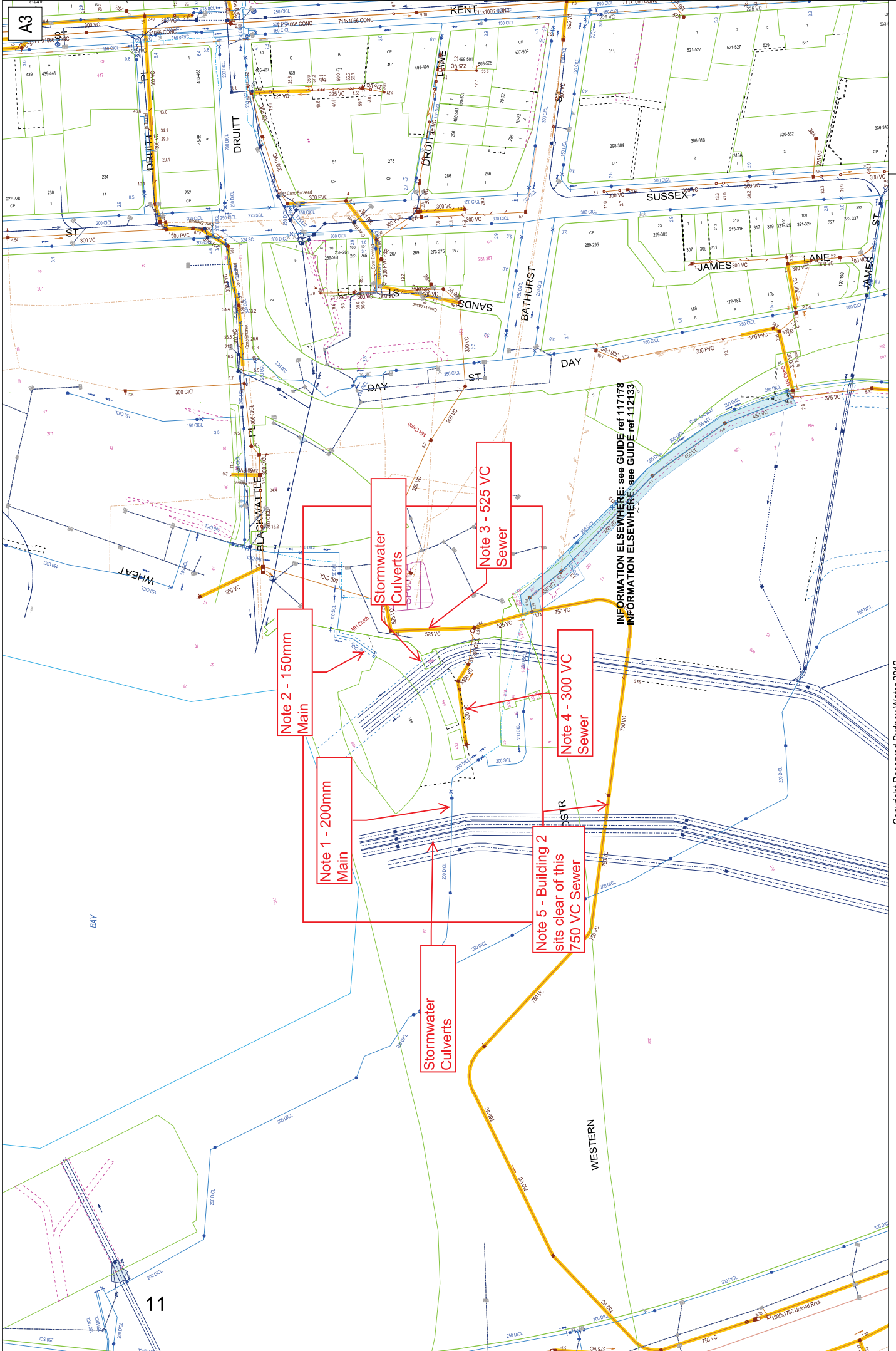
Any direction or requirements provided by Sydney Water's stormwater group in terms of construction over, or protection of these assets will be undertaken in strict accordance with the requirements nominated.

5.4. Jemena Gas Main

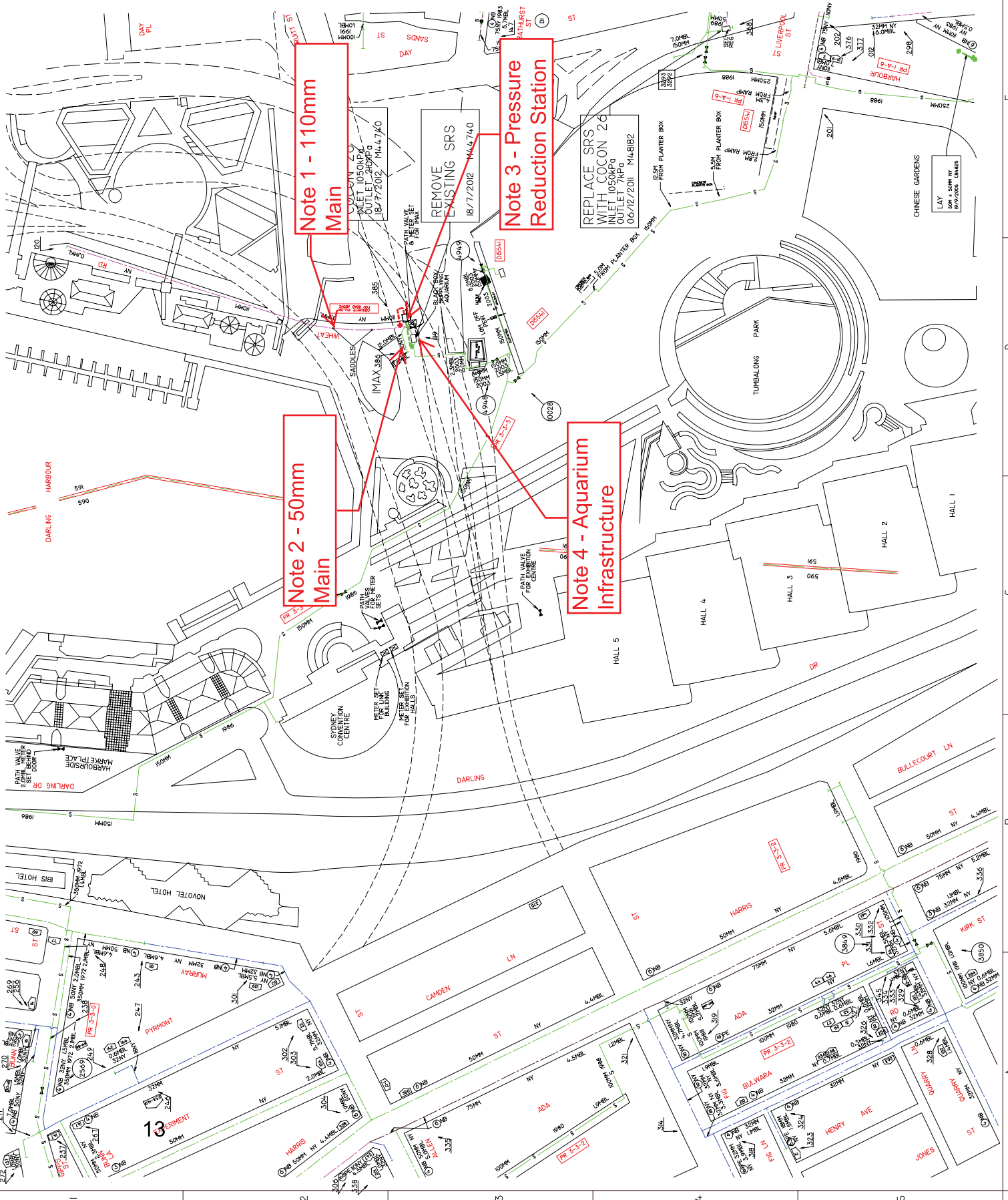
Based on the initial site meeting with Anne Westwood and Andrew Lelliott of Jemena, the adjacent gas mains are running close to capacity. Jemena are in the process of reviewing their capabilities within the region and the strategy for supply to this area and the adjacent CBD. This will see additional supply within the region which will satisfy the supply required for the calculated building demand. Presently it is proposed that connection be made to the main located at the rear of the site (pending final gas diversion routes).

Any direction or requirements provided by Jemena in terms of construction over, relocation or protection of these assets will be undertaken in strict accordance with the requirements nominated.

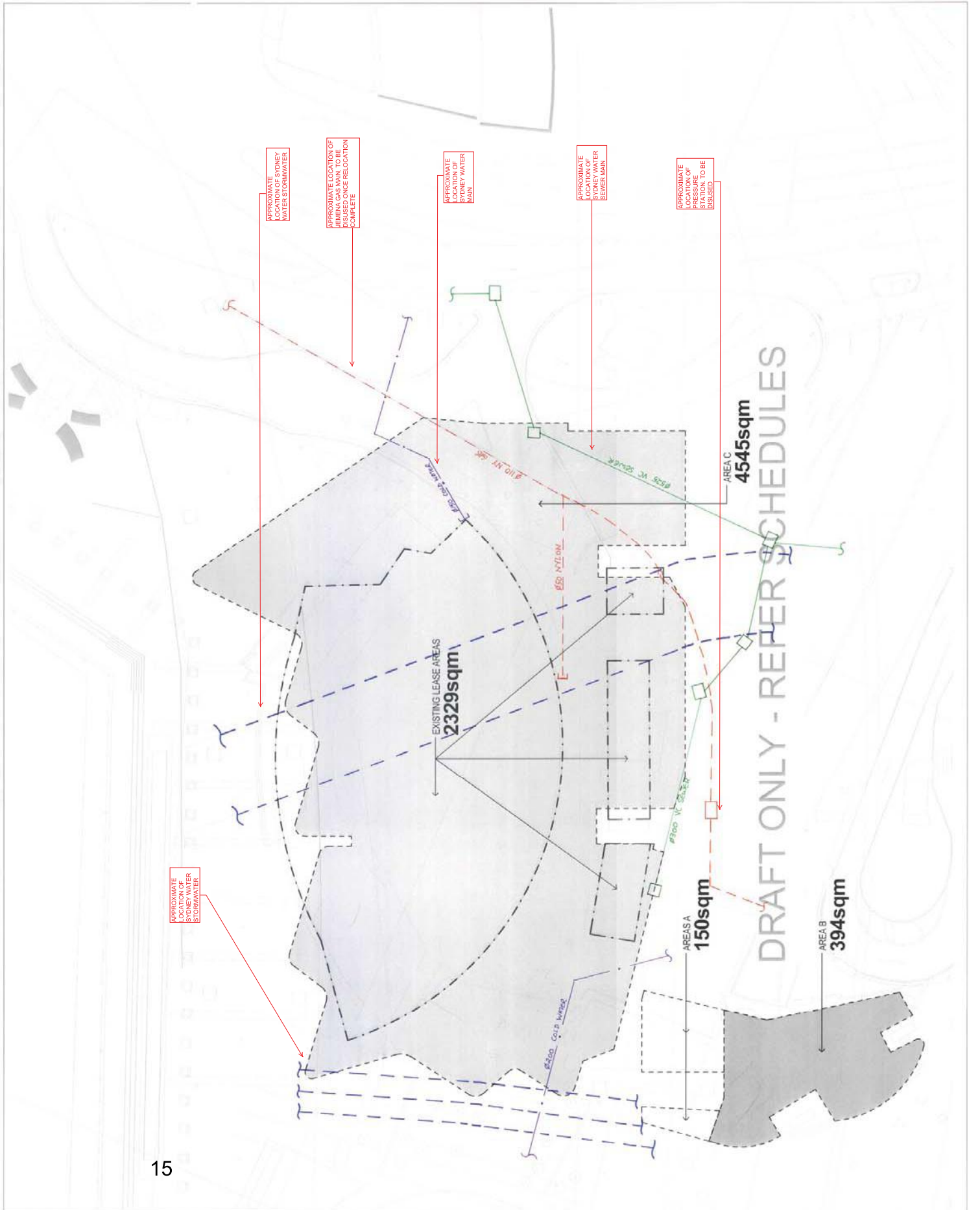
6. Appendix 1 – Sydney Water Mains Map



7. Appendix 2 – Jemena Mains Map



8. Appendix 3 – Indicative Infrastructure Location



9. Appendix 4 – Sydney Water Letter of Feasibility

Case Number: 131752

11 April 2013

GROCON PTY LTD
c/- BILLBERGIA PTY LTD

FEASIBILITY LETTER

Developer: GROCON PTY LTD
Your reference: 3867
Development: Lot 401 DP862501 DARLING HARBOUR Unset, Sydney
Development Description: The development comprises a 20 storey building component of approximately 73,000sqm total Gross Floor Area plus an Urban Renewal / Landscape component of approximately 10,000sqm. The total proposed site area for the development including the building footprint is 15,060sqm on, and adjacent to, the site currently occupied by the IMAX Cinema, Darling Harbour, Sydney.

Dear Applicant

This Feasibility Letter (Letter) is a guide only. It provides general information about what Sydney Water's requirements could be if you applied to us for a Section 73 Certificate (Certificate) for your proposed development. **The information is accurate at today's date only.**

If you obtain development consent for that development from your consent authority (this is usually your local Council) they will require you to apply to us for a Section 73 Certificate. You will need to submit a new application (and pay another application fee) to us for that Certificate by using your current or another Water Servicing Coordinator (Coordinator).

Sydney Water will then send you either a:

- Notice of Requirements (Notice) and Developer Works Deed (Deed); or
- Certificate.

These documents will be the definitive statement of Sydney Water's requirements.

There may be changes in Sydney Water's requirements between the issue dates of this Letter and the Notice or Certificate. The changes may be:

- if you change your proposed development, e.g. the development description or the plan/

site layout, after today, the requirements in this Letter could change when you submit your new application; and

- if you decide to do your development in stages then you must submit a new application (and pay another application fee) for each stage.

No warranties or assurances can be given about the suitability of this document or any of its provisions for any specific transaction. It does not constitute an approval from Sydney Water and to the extent that it is able, Sydney Water limits its liability to the reissue of this Letter or the return of your application fee. You should rely on your own independent professional advice.

What You Must Do To Get A Section 73 Certificate

To get a Section 73 Certificate you must do the following things. You can also find out about this process by visiting www.sydneywater.com.au > Building and Developing > Developing Your Land.

1. **Obtain Development Consent from the consent authority for your development proposal.**
2. **Engage a Water Servicing Coordinator (Coordinator).**

You must engage your current or another authorised Coordinator to manage the design and construction of works that you must provide, at your cost, to service your development. If you wish to engage another Coordinator (at any point in this process) you must write and tell Sydney Water.

For a list of authorised Coordinators, either visit www.sydneywater.com.au > Building and Developing > Developing Your Land or call **13 20 92**.

The Coordinator will be your point of contact with Sydney Water. They can answer most questions that you might have about the process and developer charges and can give you a quote or information about costs for services/works (including Sydney Water costs).

3. Developer Works Deed

After the Coordinator has submitted your new application, they will receive the Sydney Water Notice and Developer Works Deed. You and your accredited Developer Infrastructure Providers (Providers) will need to sign and lodge both copies of the Deed with your nominated Coordinator. After Sydney Water has signed the documents, one copy will be returned to the Coordinator.

The Deed sets out for this project:

- your responsibilities;
- Sydney Water's responsibilities; and
- the Provider's responsibilities.

You must do all the things that we ask you to do in that Deed. This is because your development will have an impact on existing water, sewer and storm water services and you may be required to adjust/deviate these assets and pay for the following works under this Deed to provide these services.

Note: The Coordinator must be fully authorised by us for the whole time of the agreement.

4. Water and Sewer Works

4.1 Water

Your development must have a frontage to a water main that is the right size and can be

used for connection.

Sydney Water has assessed your application and found that:

There is sufficient trunk capacity to service your development.

Adjustments will be required to the existing DN150 water main currently supplying the IMAX Theatre and the DN 200 water main that loops through Tumberlong Park to accommodate the proposed development footprint.

A link main will need to be constructed between the two existing aforementioned DN150 and DN200 water mains to provide a point of connection with adequate capacity for domestic and commercial services.

Fire services have not been assessed as part of this application. Sydney Water provides no guarantee that the proposed infrastructure will have sufficient capacity for fire services – **Refer to Fire Fighting in 'Other Things You Need to Do or Know' below.**

These works must be constructed by a constructor with the appropriate capability. Your Coordinator will be able to provide further advice about this.

4.2 Sewer

Your development must have a sewer main that is the right size and can be used for connection. That sewer must also have a connection point within your development's boundaries.

Sydney Water has assessed your application and found that:

There is sufficient trunk capacity for the proposed development.

Adjustments to the existing DN525 & DN300 sewer mains will be required to accommodate the proposed development footprint.

A Sewer main extension will be required if the point of connection is remote from the property boundary.

The terms of the Deed define this extension as 'Major Works'.

4.3 Stormwater Requirements.

Sydney Water has assessed your application and found that indicatively:

- The proposed development is in close proximity to existing Sydney Water stormwater assets.
- There is insufficient information / clarity within the submitted documentation to facilitate a clear understanding of the potential impacts of the proposed development on Sydney Water stormwater assets or the potential impacts of the proposed development on local

flooding.

- The applicant is requested to provide a Stormwater Impacts Report to assist Sydney Water in the assessment of the proposed development and the formulation of further requirements related to Stormwater.
 - The Stormwater Impacts Report is to be prepared by a suitably qualified and experienced person (Water Servicing Coordinator to verify) with access to the current Sydney Water GIS Asset Database (Hydra) via the lodging Water Servicing Coordinator.
 - Any component of the proposed development within 10 metres of an existing Sydney Water stormwater asset is to be clearly identified by the Water Servicing Coordinator in plan and described / itemised in the report.

On receipt of a suitable Stormwater Impacts Report, as part of either a new feasibility application or Section 73 Compliance application, Sydney Water shall issue further requirements related to stormwater.

Approval for any element of the proposed development that is within 10 metres of an existing Sydney Water stormwater asset shall not be inferred, notwithstanding the content of any documentation provided to date, unless specifically approved in writing by Sydney Water following receipt and review of a suitable Stormwater Impacts Report.

- In general terms the proposed development is required to meet the following requirements:
 - Where an existing structure is already placed in, on or near the stormwater asset in a manner that interferes with the operation of or accessibility to the asset and the structure is to be demolished then any replacement structure shall generally not be installed in a similar configuration / footprint without the written concurrence of Sydney Water.
 - Sydney Water will consider on merit any proposal to reinstate a replacement building or structure in a similar configuration / footprint.
 - No new structure is to be placed in, on or near the stormwater asset in a manner that interferes with the operation of or accessibility to the asset.
 - Sydney Water would consider a proposal to deviate / relocate an existing Sydney Water stormwater asset to facilitate an improved development outcome.
 - The development is to be configured and include any necessary design elements or works to ensure that local flood risks are suitably managed and appropriately mitigated. The proposed development shall incorporate sufficient flood management elements to ensure that the development shall not increase flood risks to the community nor shall there be any potential for increased community expectation or demand for stormwater asset amplification to be undertaken by Sydney Water in the future.

- A detailed 2D flood study will be submitted describing flood extents, velocities and depths for a range of events (5yr, 20yr, 100yr) and provisional hydraulic and hazard categories (low and high).
- The proposed development will need to demonstrate a best practice approach to managing people and property in high flood hazard areas.

If the proposed development is required to discharge stormwater into Sydney Water's stormwater channel, then a separate application is to be forwarded to Sydney Water.

All stormwater connections should comply with Sydney Water's On-Site Detention policy and connection requirements. For further details please contact Sydney Water's Stormwater Team on (02) 8849 4459 (or fax (02) 8849 3063)

5. Ancillary Matters

5.1 Asset adjustments

After Sydney Water issues this Notice (and more detailed designs are available), Sydney Water may require that the water main/sewer main/stormwater located in the footway/your property needs to be adjusted/deviated. If this happens, you will need to do this work as well as the extension we have detailed above at your cost. The work must meet the conditions of this Notice and you will need to complete it **before we can issue the Certificate**. Sydney Water will need to see the completed designs for the work and we will require you to lodge a security. The security will be refunded once the work is completed.

5.2 Entry onto neighbouring property

If you need to enter a neighbouring property, you must have the written permission of the relevant property owners and tenants. You must use Sydney Water's **Permission to Enter** form(s) for this. You can get copies of these forms from your Coordinator or the Sydney Water website. Your Coordinator can also negotiate on your behalf. Please make sure that you address all the items on the form(s) including payment of compensation and whether there are other ways of designing and constructing that could avoid or reduce their impacts. You will be responsible for all costs of mediation involved in resolving any disputes. Please allow enough time for entry issues to be resolved.

5.3 Costs

Construction of these **future** works will require you to pay project management, survey, design and construction costs **directly to your suppliers**. Additional costs payable to Sydney Water may include:

- water main shutdown and disinfection;
- connection of new water mains to Sydney Water system(s);
- design and construction audit fees;
- contract administration, Operations Area Charge & Customer Redress prior to project finalisation;

- creation or alteration of easements etc; and
- water usage charges where water has been supplied for building activity purposes prior to disinfection of a newly constructed water main.

Note: Payment for any Goods and Services (including Customer Redress) provided by Sydney Water will be required prior to the issue of the Section 73 Certificate or release of the Bank Guarantee or Cash Bond.

Your Coordinator can tell you about these costs.

6. Stamping and Approval of your Building Plans

You must have your building plans stamped and approved **before the Certificate can be issued. Building construction work MUST NOT commence until Sydney Water has granted approval.** Approval is needed because construction/building works may affect Sydney Water's assets (e.g. water and sewer mains).

Your Coordinator can tell you about the approval process including:

- Your provision, if required, of a "Services Protection Report" (also known as a "peg-out"). This is needed to check whether the building and engineering plans show accurately where Sydney Water's assets are located in relation to your proposed building work. Your Coordinator will then either approve the plans or make requirements to protect those assets before approving the plans;
- Possible requirements;
- Costs; and
- Timeframes.

You can also find information about this process (including technical specifications) if you either:

- visit www.sydneywater.com.au > Building and Developing > Building and Renovating. Here you can find Sydney Water's *Guidelines for Building Over/Adjacent to Sydney Water Assets*; or
- call 13 20 92.

Notes:

- **The Certificate will not be issued until the plans have been approved and, if required, Sydney Water's assets are altered or deviated;**
- **You can only remove, deviate or replace any of Sydney Water's pipes using temporary pipework if you have written approval from Sydney Water's Urban Growth Business. You must engage your Coordinator to arrange this approval; and**
- **You must obtain our written approval before you do any work on Sydney Water's systems. Sydney Water will take action to have work stopped on the site if you do not have that approval. We will apply Section 44 of the *Sydney Water Act 1994*.**

OTHER THINGS YOU MAY NEED TO DO OR KNOW

Shown below are other things you need to do that are NOT a requirement for the Certificate. They may well be a requirement of Sydney Water in the future because of the impact of your development on our assets. You must read them before you go any further.

Individual metering of units

All multi-level unit developments now have the option (not mandatory) to prepare their building's plumbing for individual unit metering. For more information visit www.sydneywater.com.au > Plumbing > Meters and look at our *Multi-level individual metering guide*. It is important that you understand that this will become mandatory from late 2013 and that you should consider this in planning your development.

Disused Sewerage Service Sealing

Please do not forget that you must pay to disconnect all disused private sewerage services and seal them at the point of connection to a Sydney Water sewer main. This work must meet Sydney Water's standards in the NSW Code of Practice for Plumbing and Drainage (the Code) and be done by a licensed drainer. The licensed drainer must arrange for an inspection of the work by a NSW Fair Trading Plumbing Inspection Assurance Services (PIAS) officer. After that officer has looked at the work, the drainer can issue the Certificate of Compliance. The Code requires this.

Soffit Requirements

Please be aware that floor levels must be able to meet Sydney Water's soffit requirements for property connection and drainage.

Requirements for Business Customers for Commercial and Industrial Property Developments

If this property is to be developed for Industrial or Commercial operations, it may need to meet the following requirements:

Trade Wastewater Requirements

If this development is going to generate trade wastewater, the property owner must submit an application requesting permission to discharge trade wastewater to Sydney Water's sewerage system. You must wait for approval of this permit before any business activities can commence.

The permit application should be emailed to Sydney Water's Business Customer Services at businesscustomers@sydneywater.com.au

It is illegal to discharge Trade Wastewater into the Sydney Water sewerage system without permission.

A **Boundary Trap** is required for all developments that discharge trade wastewater where arrestors and special units are installed for trade wastewater pre-treatment.

If the property development is for Industrial operations, the wastewater may discharge into a sewerage area that is subject to wastewater reuse. Find out from Business Customer Services if this is applicable to your development.

Backflow Prevention Requirements

Backflow is when there is unintentional flow of water in the wrong direction from a potentially polluted source into the drinking water supply.

All properties connected to Sydney Water's supply must install a testable **Backflow Prevention Containment Device** appropriate to the property's hazard rating. Property with a high or medium hazard rating must have the backflow prevention containment device tested annually. Properties identified as having a low hazard rating must install a non-testable device, as a minimum.

Separate hydrant and sprinkler fire services on non-residential properties, require the installation of a testable double check detector assembly. The device is to be located at the boundary of the property.

Before you install a backflow prevention device:

1. Get your hydraulic consultant or plumber to check the available water pressure versus the property's required pressure and flow requirements.
2. Conduct a site assessment to confirm the hazard rating of the property and its services. Contact PIAS at NSW Fair Trading on **1300 889 099**.

For installation you will need to engage a licensed plumber with backflow accreditation who can be found on the Sydney Water website:

<http://www.sydneywater.com.au/Plumbing/BackflowPrevention/>

Water Efficiency Recommendations

Water is our most precious resource and every customer can play a role in its conservation. By working together with Sydney Water, business customers are able to reduce their water consumption. This will help your business save money, improve productivity and protect the environment.

Some water efficiency measures that can be easily implemented in your business are:

- Install water efficiency fixtures to help increase your water efficiency, refer to WELS (Water Efficiency Labelling and Standards (WELS) Scheme, <http://www.waterrating.gov.au/>
- Consider installing rainwater tanks to capture rainwater runoff, and reusing it, where cost effective. Refer to <http://www.sydneywater.com.au/Water4Life/InYourBusiness/RWTCalculator.cfm>
- Install water-monitoring devices on your meter to identify water usage patterns and leaks.
- Develop a water efficiency plan for your business.

It is cheaper to install water efficiency appliances while you are developing than retrofitting them later.

Contingency Plan Recommendations

Under Sydney Water's [customer contract](#) Sydney Water aims to provide Business Customers with a continuous supply of clean water at a minimum pressure of 15 meters head at the main tap. This is equivalent to 146.8kpa or 21.29psi to meet reasonable business usage needs.

Sometimes Sydney Water may need to interrupt, postpone or limit the supply of water services to your property for maintenance or other reasons. These interruptions can be planned or unplanned.

Water supply is critical to some businesses and Sydney Water will treat vulnerable customers, such as hospitals, as a high priority.

Have you thought about a **contingency plan** for your business? Your Business Customer Representative will help you to develop a plan that is tailored to your business and minimises productivity losses in the event of a water service disruption.

For further information please visit the Sydney Water website at: <http://www.sydneywater.com.au/OurSystemsandOperations/TradeWaste/> or contact Business Customer Services on **1300 985 227** or businesscustomers@sydneywater.com.au

Fire Fighting

Definition of fire fighting systems is the responsibility of the developer and is not part of the Section 73 process. It is recommended that a consultant should advise the developer regarding the fire fighting flow of the development and the ability of Sydney Water's system to provide that flow in an emergency. Sydney Water's Operating Licence directs that Sydney Water's mains are only required to provide domestic supply at a minimum pressure of 15 m head.

A report supplying modelled pressures called the Statement of Available pressure can be purchased through any Quickcheck agent and may be of some assistance when defining the fire fighting system. The Statement of Available pressure, may advise flow limits that relate to system capacity or diameter of the main and pressure limits according to pressure management initiatives. If mains are required for fire fighting purposes, the mains shall be arranged through the water main extension process and not the Section 73 process.

Large Water Service Connection

A water main will be available, once you have completed your drinking water main construction to provide your development with a domestic supply. The size of your development means that you will need a connection larger than the standard domestic 20 mm size.

To get approval for your connection, you will need to lodge an application with a Quick Check Agent. You, or your hydraulic consultant, may need to supply the following:

- A plan of the hydraulic layout;
- A list of all the fixtures/fittings within the property;
- A copy of the fire flow pressure inquiry issued by Sydney Water;

- A pump application form (if a pump is required);
- All pump details (if a pump is required).

You will have to pay an application fee.

Sydney Water does not consider whether a water main is adequate for fire fighting purposes for your development. We cannot guarantee that this water supply will meet your Council's fire fighting requirements. The Council and your hydraulic consultant can help.

Disused Water Service Sealing

You must pay to disconnect all disused private water services and seal them at the point of connection to a Sydney Water water main. This work must meet Sydney Water's standards in the NSW Code of Practice for Plumbing and Drainage (the Code) and be done by a licensed plumber. The licensed plumber must arrange for an inspection of the work by a NSW Fair Trading Plumbing Inspection Assurance Services (PIAS) officer. After that officer has looked at the work, the drainer can issue the Certificate of Compliance. The Code requires this.

Other fees and requirements

The requirements in this Notice relate to your Certificate application only. Sydney Water may be involved with other aspects of your development and there may be other fees or requirements. These include:

- plumbing and drainage inspection costs;
- the installation of backflow prevention devices;
- trade waste requirements;
- large water connections and
- council fire fighting requirements. (It will help you to know what the fire fighting requirements are for your development as soon as possible. Your hydraulic consultant can help you here.)

No warranties or assurances can be given about the suitability of this document or any of its provisions for any specific transaction. It does not constitute an approval from Sydney Water and to the extent that it is able, Sydney Water limits its liability to the reissue of this Letter or the return of your application fee. You should rely on your own independent professional advice.

END