

Director General's Environmental Assessment Requirements

Section 115Y of the *Environmental Planning and Assessment Act 1979*

Application number	SSI 13_5931
Infrastructure Project	Rapid Transit Rail Facility , including the construction and operation of: <ul style="list-style-type: none"> • train stabling and maintenance facilities; • a section of track for train testing; • administration, staff and training facilities, including an Operations Control Centre; • access and maintenance roads; and • ancillary infrastructure, services and utilities.
Location	Between Tallawong Road, Schofields Road and First Ponds Creek in Rouse Hill and Schofields
Proponent	Transport for NSW
Date issued	3 June 2013
General Requirements	<p>The Environmental Impact Statement (EIS) must be prepared in accordance with and meet the minimum requirements of Part 3 of Schedule 2 of the <i>Environmental Planning and Assessment Regulation 2000</i> (the Regulation), and include the following:</p> <ol style="list-style-type: none"> 1. the information required by clause 6 of Schedule 2 of the Regulation; and 2. the content listed in clause 7 of Schedule 2 of the Regulation, including but not limited to: <ul style="list-style-type: none"> • a summary of the environmental impact statement; • a statement of the objectives of the project, including a description of the strategic need and justification of the project, and objectives of the relevant Commonwealth, State and Regional strategic planning and transport policies, including <i>NSW 2021</i>, <i>Metropolitan Plan for Sydney 2036</i>, the <i>Draft Metropolitan Plan for Sydney</i> and the <i>NSW Long Term Transport Master Plan</i>; • a description of the project's relationship and/or interaction with other development in the vicinity including the North West Rail Link (SSI-5100 & SSI-5414); • an analysis of feasible alternatives to the carrying out of the project and project justification, including an analysis of alternatives/options considered, having regard to the project objectives (including an assessment of the environmental costs and benefits of the project relative to alternatives and the consequences of not carrying out the project), and whether or not the project is in the public interest; • an analysis of the project, including an assessment, with particular focus on the requirements of the listed key issues, in accordance with clause 7(1)(d) of Schedule 2 of the Regulation (where relevant); • an identification of how relevant planning, land use and development matters (including relevant strategic and statutory matters) have been considered in the impact assessment (direct, indirect and cumulative impacts) and/or in developing management/mitigation measures; • a compilation of measures proposed to mitigate and/or manage any adverse affects of the project on the environment; • justification for the preferred project taking into consideration the objects of the <i>Environmental Planning & Assessment Act 1979</i>; and • detail how the principles of ecologically sustainable development will be incorporated in the design, construction and ongoing operation phases of the project.

Key Issues	<p>Where relevant, the assessment of key issues below, and any other significant issues identified in the risk assessment, must include:</p> <ul style="list-style-type: none"> • adequate baseline data; • consideration of potential cumulative impacts due to other development in the vicinity; and • measures to avoid, minimise, manage and if necessary, offset the predicted impacts, including detailed contingency plans for managing any significant risks to the environment. <p>The EIS must address the following key issues:</p> <p>Noise and Vibration – including but not limited to:</p> <ul style="list-style-type: none"> • an assessment of the noise and vibration impacts from construction activities; • the nature and sensitivity of, and impact to, potentially affected receivers and structures; • a strategy for managing construction noise and vibration and out of hours activities, with a particular focus placed on those activities identified as having the greatest potential for adverse noise or vibration impacts, and a broader, more generic approach developed for lower-risk activities; • an assessment of the noise and vibration impacts from operating the facility; • a description of measures to mitigate and manage operational noise and vibration impacts; • taking into account the <i>Interim Construction Noise Guideline</i> (DECC, 2009), the <i>NSW Industrial Noise Policy</i> (NSW Government, 2000) and <i>Assessing Vibration: a Technical Guideline</i> (DEC, 2006). <p>Access, Traffic and Transport – including but not limited to:</p> <ul style="list-style-type: none"> • access to, from and within the site during the construction and operation of the project (for all modes and needs); • interaction and integration with existing and planned transport infrastructure including the North West Rail Link; • a traffic impact assessment in the local and regional road network, including a traffic analysis on existing intersections and consideration of existing road constraints; • taking into account the <i>Guide to Traffic Generating Developments</i> (RTA, 2002). <p>Land Use, Property and Infrastructure – including but not limited to:</p> <ul style="list-style-type: none"> • impacts on affected properties and land uses, including impacts related to access, land use, business activities, future development potential and property acquisition; • interaction with existing and proposed services and utilities, including provision of any relocation or protection measures; and • taking into account relevant local, regional and State planning policies including the <i>State Environmental Planning Policy (Sydney Region Growth Centres) 2006</i> and related precinct and structure planning. <p>Visual Impact, Landscaping and Urban Design – including but not limited to:</p> <ul style="list-style-type: none"> • a description of the layout and design of the project including plans and sections to show the height, bulk and scale of the proposed buildings; • identification and evaluation of the visual impacts of the project on surrounding areas, including privacy and amenity impacts to surrounding receivers; and • a description of the measures proposed to mitigate and manage these impacts.
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Ecology – including but not limited to:

- a assessment of the potential impacts of the project on terrestrial, riparian and aquatic areas including critical habitats, threatened species, populations or ecological communities and groundwater dependent ecosystems;
- consideration of the relevant biodiversity measures of the Biodiversity Certification conferred on the *Environmental Planning Policy (Sydney Region Growth Centres) 2006*;
- a description of the measures that would be implemented to avoid, mitigate, manage and offset the ecological impacts of the project, noting that any clearing of existing native vegetation proposed within the non-certified areas of the Growth Centre should be offset in accordance with the relevant biodiversity measures of the Biodiversity Certification; and
- taking into account the *Guidelines for Threatened Species Assessment* (DPI, 2008) and the *NSW State Groundwater Dependent Ecosystems Policy* (DLWC, 2002).

Heritage – including but not limited to:

- impacts to Aboriginal heritage (including cultural and archaeological significance), in particular impacts to Aboriginal heritage sites identified within or near the project. Where impacts are identified, the assessment shall:
 - outline the proposed mitigation and management measures (including measures to avoid significant impacts and an evaluation of the effectiveness of the measures), demonstrate effective consultation with Aboriginal communities in determining and assessing impacts and developing and selecting options and mitigation measures (including the final proposed measures);
 - demonstration that an appropriate archaeological assessment methodology, including research design, (where relevant) has been undertaken, including results; and
 - take into account the *Draft Guidelines for Aboriginal Cultural Heritage Impact Assessment and Community Consultation* (Department of Environment and Conservation, 2005) and be undertaken by a suitably qualified heritage consultant.
- impacts to historic heritage (including archaeology, heritage items conservation areas and natural areas). Where impacts to State or locally significant historic heritage items are identified, the assessment shall:
 - outline the proposed mitigation and management measures (including measures to avoid significant impacts and an evaluation of the effectiveness of the mitigation measures);
 - include a statement of heritage impact for heritage items (including significance assessment);
 - demonstrate that an appropriate archaeological assessment methodology, including research design, (where relevant) has been undertaken, including results; and
 - take into account the guidelines in the *NSW Heritage Manual* (1996) and be undertaken by a suitably qualified heritage consultant.

Water – including but not limited to:

- modelling and assessment of the potential impacts of the project on:
 - the quantity and quality of existing surface and ground water resources;
 - affected licensed water users and basic landholder rights;
 - water courses and riparian areas and their associated catchments;
 - flooding up to and including the probable maximum flood;
- a description of the water management system for the project (including all infrastructure and storages); and
- a description of measures to minimise water discharges and to mitigate

	<p>and manage surface and ground water impacts.</p> <p>Soil and Contamination – including but not limited to:</p> <ul style="list-style-type: none"> • geological and soil characteristics (physical and chemical), including potential constraints such as the presence of acid sulphate soil and soil salinity; • land contamination and identification of the need for management or remediation of contaminated land, having regard to the ecological and human health risks posed by the contamination in the context of past, existing and future land uses. Where remediation of contaminated land is required, presentation of a remediation strategy taking into account relevant OEH (EPA) guidelines and in accordance with the <i>Contaminated Land Management Act 1997</i>; • quantification of bulk earthworks and spoil balance and disposal of excess spoil and waste; and • a strategy for managing earthworks with a particular focus on those works that have the greatest potential to disturb soils that are contaminated, have a high erosion and run off hazard. <p>Air Quality – including but not limited to:</p> <ul style="list-style-type: none"> • modelling and assessment of air pollutants, including an assessment of atmospheric pollutants of concern for local air quality including fugitive and point sources; • potential odour from exhaust emissions; • greenhouse gas emissions; • taking into account the <i>Approved Methods for the Modelling and Assessment of Air pollutants in NSW</i> (DEC, 2005) and the <i>Australian Greenhouse Office Factors and Methods Workbook</i> (AGO, 2006). <p>Hazards, Risks and Wastes – including but not limited to:</p> <ul style="list-style-type: none"> • consideration of the hazards and risks associated with the use, storage and transportation of dangerous goods consistent with the Department's <i>Applying SEPP 33</i> (DUAP, 1994), and if relevant, a Preliminary Hazard Analysis in accordance with the Department's <i>Hazardous Industry Advisory Paper No. 6, Guidelines for Hazard Analysis</i>; • an assessment of bushfire hazards, including the identification of access and egress from the site and evacuation routes; and • the identification and management of chemicals and waste material.
Environmental Risk Analysis	<p>Notwithstanding the above key assessment requirements, the EIS must include an environmental risk analysis to identify potential environmental impacts associated with the project (construction and operation), proposed mitigation measures and potentially significant residual environmental impacts after the application of proposed mitigation measures. Where additional key environmental impacts are identified through this environmental risk analysis, an appropriately detailed impact assessment of this additional key environmental impact must be included in the EIS.</p>
Consultation	<p>During the preparation of the EIS, you must consult with the relevant local, State or Commonwealth Government authorities, service providers, community groups and affected landowners.</p> <p>In particular, you must consult with:</p> <ul style="list-style-type: none"> • local, State or Commonwealth government authorities, including the: <ul style="list-style-type: none"> – Department of Planning and Infrastructure (Land Release); – Environment Protection Agency; – Department of Primary Industries (including NSW Office of Water, Agriculture NSW and Fisheries NSW); – Office of Environment and Heritage; – NSW Heritage Office; – NSW Rural Fire Service; and

	<ul style="list-style-type: none"> - Blacktown City Council. • service and infrastructure providers such as: <ul style="list-style-type: none"> - Roads and Maritime Services. • specialist interest groups, including Local Aboriginal Land Councils; and • the public, including community groups and adjoining and affected landowners. <p>The EIS must describe the consultation process and the issues raised, and identify where the design of the project has been amended in response to these issues. Where amendments have not been made to address an issue, a short explanation should be provided.</p>
Further Consultation after 2 years	<p>If you do not lodge an EIS for the project within 2 years of the issue date of these DGRs, you must consult with the Director General in relation to the preparation of the EIS.</p>

ATTACHMENT A
Government Authority Responses to Request for Key Issues