

Kingscliff Ambulance Station

Project Details

Project Name	Kingscliff Ambulance Station
Project Location	771 Cudgen Road, Cudgen
REF Prepared by	GeoLINK dated 22 December 2022
Activity Description	Construction of a new ambulance station

NSW Health Infrastructure is proposing the construction of a new ambulance station under the provisions of *State Environmental Planning Policy (Transport & Infrastructure) 2021* (T&I SEPP) which requires determination under Part 5 of the *Environmental Planning & Assessment Act 1979* (EP&A Act). This Statement of Compliance demonstrates that the Review of Environmental Factors (REF) for the proposed activity has met the requirements of Part 5 of the EP&A Act and the *Environmental Planning and Assessment Regulation 2021* (EP&A Regulations).

The REF has identified and considered the following matters:

1. The activity is “development without consent” under the T&I SEPP

The activity:

- Is defined as an *emergency services facility*:

A building or place (including a helipad) used in connection with the provision of emergency services by an emergency services organisation.

- Is being undertaken by, or on behalf of a public authority
- Is for development for the purpose of an emergency services facility
- Is located in a prescribed zone (The site is Zoned SP2 under *Tweed Local Environmental Plan 2014*).
- The development does not exceed 12m in height and is consistent with the property boundary setback provisions for ambulance facilities.

2. The notification requirements of the T&I SEPP have been met in accordance with Sections 2.10, 2.13 and 2.52(7).

- Written notification of the intention to undertake the activity was given to Tweed Shire Council and to occupiers of adjoining land on 19 April 2022.
- The proposed development is located on potential flood liable land and was accordingly notified to State Emergency Service pursuant to Section 2.13 of T&ISEPP.
- Responses to the notification received within 21 days have been taken into account, comprising a submission from the State Emergency Service. No response was received from Council or occupiers of adjoining land.
- Details of consideration of the response is provided in the REF (Section 5.1).

3. Consideration of other environmental planning instruments

- Consideration of the applicable instruments is provided at Sections 4.4 and 4.5 in the REF.

4. The requirements of Section 5.5 of the EP&A Act and Section 170 of the EP&A Regulations have been met:

- Pursuant to Section 5.5(1) of the EP&A Act, the REF has examined and taken into account to the fullest extent possible all matters affecting or likely to affect the environment by reason of the proposed activity.
- The factors to be taken into account under Section 3 of the *Guidelines for Division 5.1 Assessments* (June 2022) (the Guidelines), noting the Guidelines were prepared for the purposes of Section 170 of the EP&A Regulation 2021, have been fully considered in the REF in determining the likely impact of the proposed activity on the environment and measures to mitigate potential singular and cumulative impacts associated with the proposed activity have been identified.
- As demonstrated in the completed Section 5.5 checklist (Section 4.2 of the REF) and the Environmental Factors (in accordance with Section 3 of the Guidelines) checklist (Section 7.1 of the REF), the proposed activity will not have significant effects on the environment or threatened species and as a result, an Environmental Impact Statement is not required before a decision is made whether or not the proposed activity can proceed.

5. Commonwealth Environment Protection and Biodiversity Conservation Act 1999 (EPBC Act)

- The activity will not have any impacts on matters of national significance including impacts on Commonwealth land, listed threatened species, migratory species protected under international agreements, national heritage places, world heritage properties/areas, or Ramsar wetlands of international importance. An approval under the EPBC Act is therefore not required.

6. Approvals, authorisations and notifications under other Acts

- As detailed in the REF, any approvals, authorisations or notifications that are required under other Acts before the activity can proceed have been obtained, or where applicable, have been included in the identified requirements.

Certification

I certify that I have reviewed and endorsed the contents of this REF document, and, to the best of my knowledge, it is in accordance with the *Environmental Planning & Assessment Act 1979* (EP&A Act), the *Environmental Planning & Assessment Regulation 2021* (EP&A Regulation) and the Guidelines approved under Section 170 of the EP&A Regulation, and the information it contains is neither false nor misleading.

Author and endorsements

Author	Position	Date
Nicholas Dowman	Senior Planning Advisor	20/03/2023
Endorsed by	Position	Date
Rachel Mitchell	Manager, Planning	insert date