

Contact: Department of Planning and Environment—Water  
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Our ref: IDAS-2022-10528  
Your ref: DA22/9507

The General Manager  
Snowy Monaro Regional Council  
PO Box 714  
COOMA NSW 2630

Attention: Sandria Butler

Uploaded to the ePlanning Portal

Dear Sir/Madam



Department of Planning and Environment 13 September 2022

*Issued under the Environmental Planning and Assessment Act 1979*

Approved Application No DA 22/9507

Granted on the 19 January 2023

Signed S Butler

Sheet No 18 of 19

**Re: IDAS-2022-10528 - Controlled Activity Approval**

**Dev Ref: DA22/9507**

**Description: Installation of snowrunner, operator huts and associated works**

**Location: Lot 876 DP1243112, 2 FRIDAY DRIVE THREDBO 2625**

I refer to your recent referral regarding an integrated Development Application (DA) proposed for the above location. Attached, please find Department of Planning and Environment—Water's General Terms of Approval (GTA) for part of the proposed development requiring a Controlled Activity approval under the *Water Management Act 2000* (WM Act), as detailed in the subject DA.

Please note Council's statutory obligations under section 4.46 of the *Environmental Planning and Assessment Act 1979* (EPA Act) which requires consent, granted by a consent authority, to be consistent with the general terms of any approval proposed to be granted by the approval body.

If the proposed development is approved by Council, Department of Planning and Environment—Water requests these GTA be included (in their entirety) in Council's development consent. Please also note the department requests notification:

- if any plans or documents are amended and these amendments significantly change the proposed development or result in additional works or activities (i) in the bed of any river, lake or estuary; (ii) on the banks of any river lake or estuary, (iii) on land within 40 metres of the highest bank of a river lake or estuary; or (iv) any excavation which interferes with an aquifer.

Department of Planning and Environment—Water will ascertain from the notification if the amended plans require review of or variation/s to the GTA. This requirement applies even if the amendment is part of Council's proposed consent conditions and do not appear in the original documentation.

- if Council receives an application under s4.46 of the EPA Act to modify the development consent and the modifications change the proposed work or activities described in the

original DA.

- of any legal challenge to the consent.

As the proposed work or activity cannot commence before the applicant applies for and obtains an approval, the department recommends the following condition be included in the development consent:

**The attached GTA issued by Department of Planning and Environment—Water do not constitute an approval under the *Water Management Act 2000*. The development consent holder must apply to the department for a Controlled Activity approval after consent has been issued by Council and before the commencement of any work or activity.**

A completed application must be submitted to the department together with any required plans, documents, application fee and proof of Council's development consent. Finalisation of an approval can take up to eight (8) weeks from the date the application and all required supporting documentation is received.

Applications for controlled activity approval should be made to the department, by lodgement of a Controlled Activity Approval – New approval application on the NSW Planning Portal at:  
<https://www.planningportal.nsw.gov.au/>

Department of Planning and Environment—Water requests that Council provide a copy of this letter to the development consent holder.

Department of Planning and Environment—Water also requests a copy of the determination for this development application be provided by Council as required under section 4.47(6) the EPA Act.

Yours Sincerely



**For**  
**Jeremy Morice**  
**Manager**  
**Licensing and Approvals**  
**Department of Planning and Environment—Water**

## General Terms of Approval

for proposed development requiring approval under s89,  
90 or 91 of the Water Management Act 2000

<b>Reference Number:</b>	IDAS-2022-10528
<b>Issue date of GTA:</b>	13 September 2022
<b>Type of Approval:</b>	Controlled Activity
<b>Location of work/activity:</b>	Lot 876 DP1243112, 2 FRIDAY DRIVE THREDBO 2625
<b>Waterfront Land:</b>	Tributary of Threadbo River
<b>DA Number:</b>	DA22/9507
<b>LGA:</b>	<b>Snowy Monaro Regional Council</b>

**The GTA issued by Department of Planning and Environment—Water do not constitute an approval under the *Water Management Act 2000*.** The development consent holder must apply to the Department of Planning and Environment—Water for the relevant approval **after development consent** has been issued by Council **and before** the commencement of any work or activity.

Condition Number	Details
TC-G001	Before commencing any proposed controlled activity on waterfront land, an application must be submitted to Department of Planning and Environment—Water, and obtained, for a controlled activity approval under the Water Management Act 2000.
TC-G002	<p>A. This General Terms of Approval (GTA) only applies to the proposed controlled activity described in the plans and associated documents relating to Development Application DA22/9507 provided by Council to Department of Planning and Environment—Water.</p> <p>B. Any amendments or modifications to the proposed controlled activity may render the GTA invalid. If the proposed controlled activity is amended or modified, Department of Planning and Environment—Water, must be notified in writing to determine if any variations to the GTA will be required.</p>