



Ryan Falkenmire  
Ports Stephens Council  
PO Box 42  
RAYMOND TERRACE NSW

By email: [ryan.falkenmire@portstephens.nsw.gov.au](mailto:ryan.falkenmire@portstephens.nsw.gov.au)

Dear Ryan,

**Re:**  
**DA NO:** 16-2018-772-1  
**DEVELOPMENT** LOT: 41 DP: 1037411, LOT: 4821 DP: 852073  
**SITE:** 3221 Pacific Highway KINGS HILL, 35 Six Mile Road KINGS HILL  
Concept development application for Torrens title subdivision –  
Concept development application for Torrens title subdivision –  
**PROPOSAL:** comprising 1900 lots (within 7 precincts including residential, 6  
mixed use lots, 1 local centre, parks and a school site) and  
associated roadworks and infrastructure, and Stage 1 subdivision  
works for initial site preparation and vegetation clearing

Thank you for your letter dated 13 September 2019 requesting comment from  
Department of Primary Industries (Fisheries NSW) on the above proposal.

Fisheries NSW is responsible for ensuring that fish stocks are conserved and that  
there is no net loss of key fish habitats upon which they depend. To achieve this,  
Fisheries NSW ensures that developments comply with the requirements of the  
*Fisheries Management Act 1994* (namely the aquatic habitat protection and  
threatened species provisions in Parts 7 and 7A of the Act, respectively), and the  
associated *Policy and Guidelines for fish habitat conservation and management*  
*Update 2013*. In addition, NSW DPI is responsible for ensuring the sustainable  
management of commercial and recreational fishing in NSW.

Fisheries NSW has reviewed this proposal in light of these provisions and has the  
following comments:

As a concept plan the Department has no objections to the proposal.

- Any works during construction that involve dredge or reclamation of  
waterways may require a permit from the Department so it is recommended  
that the Department be consulted when final road layout and stormwater  
infrastructure designs are completed.

The Department also has concerns relating to;

- Development of suitable erosion and sediment control mechanisms during  
construction to minimise impacts on receiving waters,

- Development of suitable stormwater controls and on-site stormwater storage and re-use to minimise downstream impacts of increased flows due to hard surfacing the catchments.

If you require any further information please contact me on (02) 4916 3931.

19 September 2019