

Memorandum

To: Hunter and Central Coast Regional Planning Panel
From: Dylan Mitchell – Principal Development Planner Port Stephens Council
Date: 12 September 2022
DA No: 16-2022-428-1
RPP Ref: PPSHCC-135
DA Address: 55 Slades Road, Williamstown
Subject: Amendment to recommended condition

The purpose of this memorandum is to advise the HCCRPP of an amendment to a recommended condition for PPSHCC-135.

Background:

Following the Council assessment report and recommendations being finalised on Thursday 8 September 2022, further correspondence has been received from Hunter Water Corporation (HWC). The consent authority must consider any comments made by HWC, in accordance with Section 51 of the *Hunter Water Act 1991*.

Issue:

In response to a request from Council, HWC provided comment on condition 2.0(1) of the recommended conditions of consent (Attachment 1). The HWC response was as follows:

“The key issue raised in our most recent letter to PSC is the ability for the proposed stormwater treatment train to effectively manage hydrocarbons. I am comfortable that the proposed stormwater management plan should be able to capture and treat the expected quantity of hydrocarbons, provided it is suitably designed. We therefore agree that the proposed condition is appropriate, but have suggested a brief sentence be added to clearly address the hydrocarbon risk (see below red text).

The proposed condition will also remove the need for Hunter Water to review the MUSIC modelling files, as the main purpose for our review is to check compliance with PSC’s guidelines and policies.”

The revised condition, including the HWC addition in red, is as follows:

2.0(1) Prior to the issue of a construction certificate for stormwater drainage works, a detailed stormwater management plan is to be prepared by a Chartered Professional (hydraulic) Engineer, detailing water quality controls that comply with the Port Stephens Development Control Plan 2014. **The stormwater management plan should address hydrocarbon management.**

Details demonstrating compliance are to be submitted to the certifying authority.

PORT STEPHENS COUNCIL

Implication:

A revised recommended condition set (Attachment 1) has been prepared to incorporate the change to the condition and uploaded to the Planning Portal, concurrently with this memo.

Recommendation:

That the amendment described to condition 2.0(1) above be incorporated in any approval granted for the proposal.

Yours Sincerely,

Dylan Mitchell

Principal Development Planner

Development Assessment and Compliance

12 September 2022

