



20/08/2022

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Dear Steven

**Proposed Development at 144 WOODFORD STREET, MINMI 2287**  
**Development Application No. RE2023/0003**

I refer to your application CNR54963 concerning the above development. This letter is Ausgrid's response under clause 45(2) of the *State Environmental planning Policy (Infrastructure) 2007*.

As you would be aware, the assessment and evaluation of environmental impacts for a new development consent (or where a development consent is modified) is undertaken in accordance with requirements of Section 79C of the *Environmental Planning and Assessment Act 1979*. One of the obligations upon consent authorities, such as local councils, is to consider the suitability of the site for the development which can include a consideration of whether the proposal is compatible with the surrounding land uses and the existing environment.

In this regard, Ausgrid requires that due consideration be given to the compatibility of proposed development with existing Ausgrid's infrastructure, particularly in relation to risks of electrocution, fire risks, Electric & Magnetic Fields (EMFs), noise, visual amenity and other matters that may impact on Ausgrid or the development.

Please note the following information in relation to the construction of the development:

**Electricity Infrastructure**

Ausgrid has overhead lines that are within the proposed subdivision. The connectivity and rating of these overhead lines are required by Ausgrid. During the staging of this development, Ausgrid may require these overhead lines to be relocated underground within the footpath area of the proposed road reserve. This relocation work is generally at the developers cost.

Workcover Code of Practice 2006 – Work Near Overhead Powerlines outlines the minimum safety separation requirements between these mains / poles to structures within the development throughout the construction process. It is a statutory requirement that these distances be maintained throughout construction.

It is recommended that Ausgrid is contacted on (02) 4910 1200 to discuss compliance issues regarding the relevant Workcover Code of Practice 2006 – Work Near Overhead Powerlines.

### **Electricity Supply**

Electricity reticulation systems in new residential subdivisions must be installed underground in accordance with Ausgrid's Network Standard NS110. The developer is responsible for the design, supply of materials and construction of electricity reticulation systems in new residential subdivisions.

These works are classified as Contestable Works and funded by the Developer. Before each stage commences, the developer will need to submit NECF-01 form "Preliminary Enquiry" available on Ausgrid's website.

<https://www.ausgrid.com.au/Connections/Apply-for-a-connection/Subdivisions>

It is a requirement that Notification of Arrangements for the Provision of Electricity Supply letter be issued by Ausgrid for each stage before council release the plan of subdivision for registration at Land and Property Information.

Ausgrid will only issue the Notice of Arrangement after the connection assets have been installed and, if applicable, satisfactory arrangements have been made for Ausgrid to be granted registered easements or leases for any network infrastructure installed on private land

### **Existing Electricity Easements**

A title search of the development site should be completed to check for existing electricity easements. If easements are present, Ausgrid must assess the proposed activity within the easement. Please direct the developer to Ausgrid's website, [www.ausgrid.com.au](http://www.ausgrid.com.au) to download our "Living with Electricity Easements" brochure.

Please do not hesitate to contact me if you require any further information or assistance.

Yours sincerely

*Damien Schweinberger*

**Damien Schweinberger**

**Engineering Officer**

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