

Contact: Simone Tonkin
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Queanbeyan Palerang Regional Council

Our ref: IDAS1168260.
Your ref: DA2025/0541

jacinta.tonner@qprc.nsw.gov.au

18 June 2026

Dear Applicant,

**RE: Integrated Development Referral – General Terms of Approval
Proposed Development DA2025/054
Lots 331,332 and 333 DP 755915
ADDRESS 552 Larbert Road, Larbert NSW**

I refer to your recent request regarding an integrated Development Application (DA) proposed for the above location. Please find attached the WaterNSW General Terms of Approval (GTA) for part of the proposed development requiring a Water Supply Work approval under the *Water Management Act 2000* (WM Act), as detailed in the subject DA.

Please note Council's statutory obligations under section 4.47(3) of the *Environmental Planning and Assessment Act 1979* (EP&A Act) which requires a 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, WaterNSW requests these GTA be included (in their entirety) in Council's development consent. Please also note WaterNSW requests notification:

- if Council receives an application under s4.55 of the EP&A 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.

Works cannot commence before the applicant applies for and obtains an approval, WaterNSW recommends the following condition be included in the development consent:

The attached GTA issued by WaterNSW do not constitute an approval under the Water Management Act 2000. The development consent holder must apply to WaterNSW for a Water Supply Work approval **after consent** has been issued by Council **and before** the commencement of any works commence.

A completed application form must be submitted to WaterNSW together with any required plans, documents, application fee, and proof of Council's development consent.

Application forms are available from the WaterNSW website which can be found [here](#).

WaterNSW requests that Council provides a copy of this letter to the development consent holder.

WaterNSW also requests a copy of the determination for this development application be provided by Council as required under section 4.47(6) of the EP&A Act.

Information to the proponent:

Any GTAs issued are based on the assumed take volume identified in the application information. Should at the time of water supply work approval /licence application , the take volume or the impact s exceed what was estimated at the time of consent, or it is shown that the development application was poorly informed , then significant delay could occur in obtaining an approval and modification of consent could be required.

A water access licence must be obtained for all affected water sources and sufficient shares held in the relevant account to cover the maximum annual volume of water taken before quarry expansion commences. A work approval application must be obtained to authorise the structures and equipment used to take groundwater (i.e. excavations and pumps) .

Site -specific data gathering must be continued by the proponent for the period between the determination of the development application and the lodgement of a water supply works approval application with WaterNSW (should a consent be granted) , this data must be provided with any water supply work approval or licence applications submitted .

A minimal harm assessment to satisfy the requirements of the NSW Aquifer Interference Policy (NSW AIP, 2012) is to be included in the Groundwater Management Plan to support any water supply work approval or licence applications .

An extraction limit will be determined by the Department of Climate Change, Energy, the Environment and Water based on the information provided at the time of development consent and further information such as the Groundwater Management Plan provided with the water supply work approval application. The extraction limit (volume and duration) will be included as a condition on the water supply work approval.

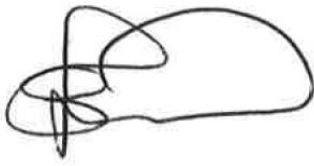
Any impact because of construction and/or pumping from or near any areas identified with potential for acid sulfate soils and/or contaminated or poor -quality groundwater, must be characterised and management actions documented in the Groundwater Management Plan.

Note:

A water supply work approval must not be granted without the applicant demonstrating that extraction will not induce migration of contamination in the aquifer or connected water sources.

Where disposal of collected water is proposed to be back to , or risks leakage to, any water source, the method and impacts must be documented in the Groundwater Management Plan . Risk to groundwater quality changes , and risk of mounding and water logging must be characterised and management actions detailed.

Yours sincerely

A handwritten signature in black ink, appearing to read "Simone Tonkin", with a large, stylized loop at the end.

SIMONE TONKIN

Water Regulation Specialist