

PCU019455

Sydney  
**WATER**

07 February 2011

Michael Woodland  
Director, Metropolitan Projects  
Department of Planning  
GPO Box 39  
Sydney NSW 2000

Department of Planning  
Received  
14 FEB 2011  
Scanning Room

**Re: MP 08\_0207 and MP 10\_0219 Residential Development at Avon, Beechworth and Arilla Roads, Pymble**

Attention: Simon Truong

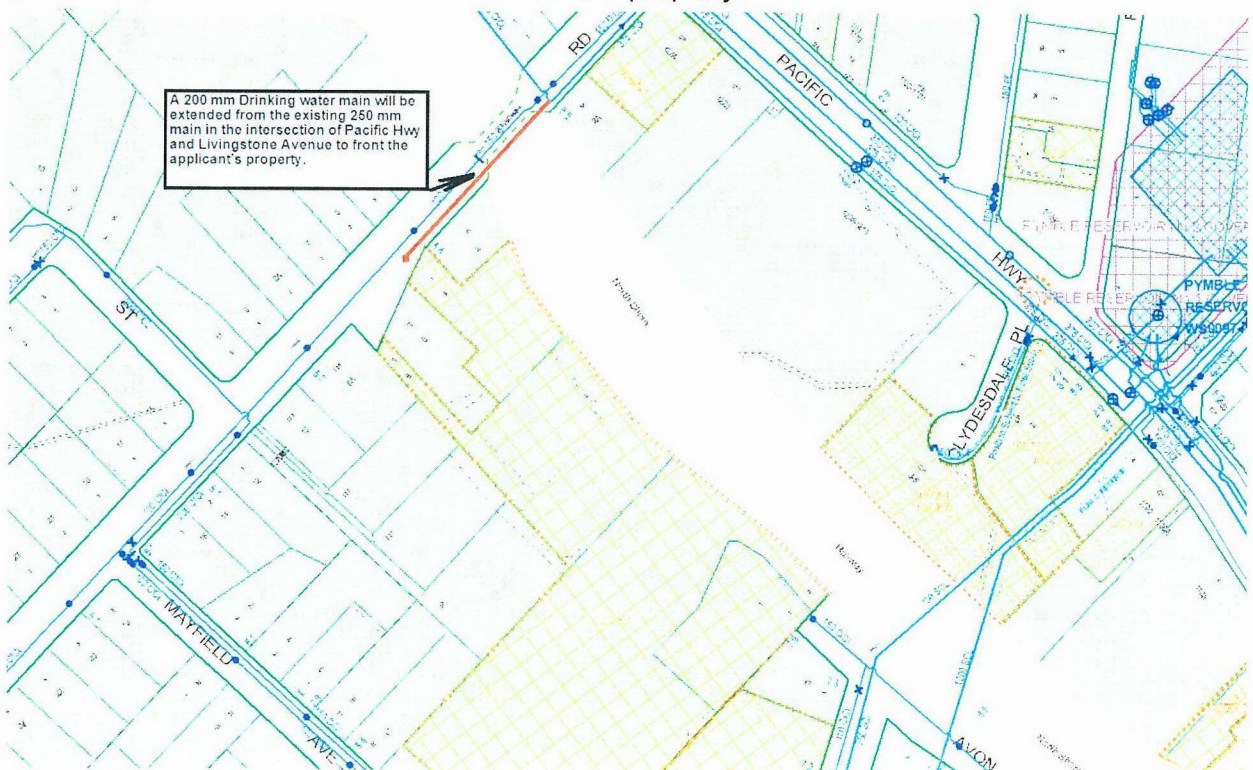
Dear Mr Woodland,

Thank you for your letter of 13 December 2010 about the proposed residential development at Avon, Beechworth and Arilla Roads, Pymble. Sydney Water has reviewed the proposal and provides the following comments for the Department's consideration.

**Water**

The site does not front an available drinking water main with sufficient capacity. To service the site with drinking water, the developer can either:

1. Design and construct a 200 mm extension from the existing 250 mm main at the intersection of the Pacific Highway and Livingstone Avenue (refer to the below plan). This will provide a point of connection to the front of the property.





2. Design and construct a 200 mm extension from the existing 375 mm main at the intersection of Beechworth Road and Avon Road. This extension will run parallel to the North Shore Railway line, as seen on the plan below. This will provide a point of connection to the front of the property.

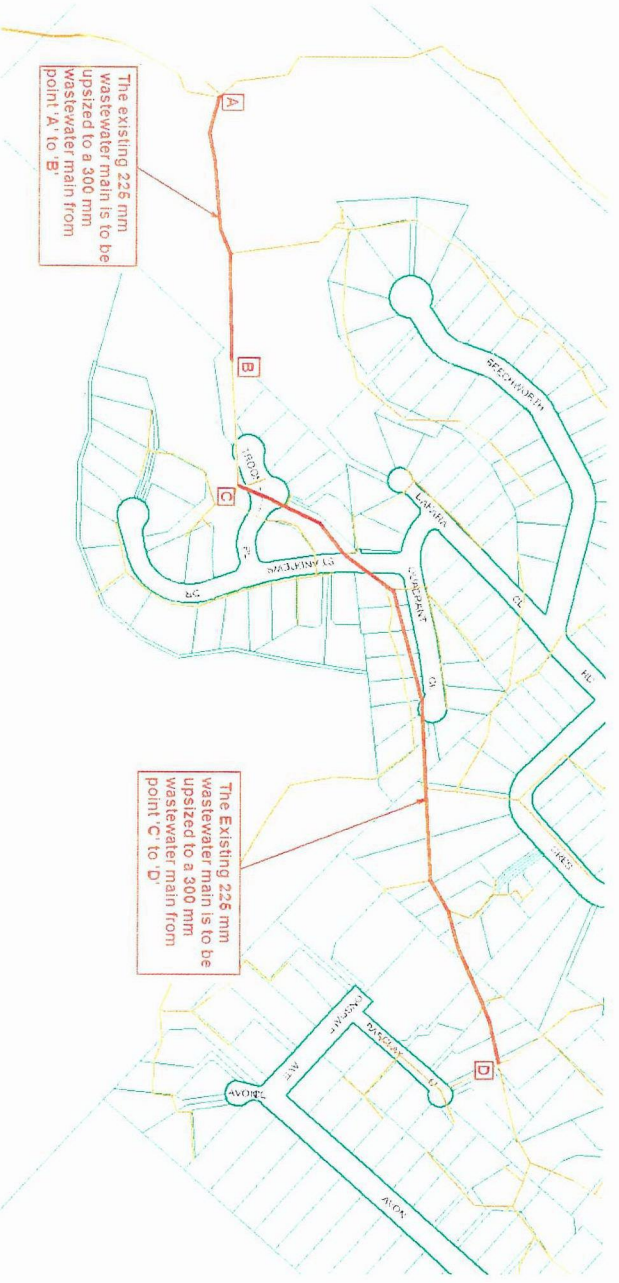


The extension will need to be sized and configured according to the Water Supply Code of Australia (Sydney Water Edition WSA 03-2002). Evidence of Code compliance should be attached with the extension design.

### Wastewater

The 225 mm wastewater mains need to be upsized to a 300 mm wastewater main from Point A to Point B and Point C to Point D in the diagram below.

The 300 mm wastewater main from Point B to Point C does not need to be upsized.





The proposed wastewater infrastructure for this development will be sized & configured according to the Sewerage Code of Australia (Sydney Water Edition WSA 02-2002).

### **Sydney Water Servicing**

Sydney Water will further assess the impact of the development when the proponent applies for a Section 73 Certificate. This assessment will enable Sydney Water to specify any works required as a result of the development and to assess if amplification and/or changes to the system are applicable. The proponent must fund any adjustments needed to Sydney Water infrastructure as a result of any development.

The proponent should engage a Water Servicing Coordinator to get a Section 73 Certificate and manage the servicing aspects of the development. The Water Servicing Coordinator will ensure submitted infrastructure designs are sized & configured according to the Water Supply Code of Australia (Sydney Water Edition WSA 03-2002) and the Sewerage Code of Australia (Sydney Water Edition WSA 02-2002).

Sydney Water requests the Department to continue to instruct proponents to obtain a Section 73 Certificate from Sydney Water. Details are available from any Sydney Water Customer Centre on 13 20 92 or Sydney Water's website at [www.sydneywater.com.au](http://www.sydneywater.com.au).

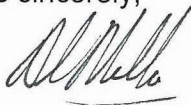
### **Sydney Water e-planning**

Sydney Water has created a new email address for planning authorities to use to submit statutory or strategic planning documents for review. This email address is [urbangrowth@sydneywater.com.au](mailto:urbangrowth@sydneywater.com.au). The use of this email will help Sydney Water provide advice on planning projects faster, in line with current planning reforms. It will also reduce the amount of printed material being produced. This email should be used for:

- Section 62 consultations under the Environmental Planning and Assessment Act 1979
- consultations where Sydney Water is an adjoining land owner to a proposed development
- Major Project applications under Part 3A of the Environmental Planning and Assessment Act 1979
- consultations and referrals required under any Environmental Planning Instrument
- draft LEPs, SEPPs or other planning controls, such as DCPs
- any proposed development or rezoning within a 400m radius of a Sydney Water Wastewater Treatment Plant
- any proposed planning reforms or other general planning or development inquiries

If you require any further information, please contact David Demer of the Urban Growth Branch on 02 8849 5241 or e-mail [david.demer@sydneywater.com.au](mailto:david.demer@sydneywater.com.au)

Yours sincerely,



Adrian Miller  
Manager of Urban Growth Strategy and Planning