



Hunter Water Corporation
ABN 46 228 513 446

PO Box 5171
HRMC NSW 2310
36 Honeysuckle Dr
NEWCASTLE NSW 2300
1300 657 657 (T)
enquiries@hunterwater.com.au
hunterwater.com.au

16 May 2024

JOHN FARRAGHER PTY. LIMITED
C/- ACOR Consultants Pty Ltd
SUITE 1 LEVEL 1 240-244 PACIFIC HWY
CHARLESTOWN NSW 2290

Requirements for your Development Application

Application service:	Development Assessment (Section 50)
Property address:	70 BILLABONG PDE, CHISHOLM NSW 2322
Lot & Plan number:	Lot 7 DP 1269397
Development description:	Development of Sporting Amenities Block and Sporting Field
Hunter Water reference:	2024-667

We have assessed your application for the above development and include the following requirements. All requirements will need to be met before a Compliance Certificate will be issued.

Financial Requirements

A Developer Charge is required to be paid

We are phasing in developer charges for water and wastewater services from 1 July 2023 ([find out more here](#)). We have detailed what this transition looks like for your development in each financial year in your calculation below.

Developer charges must be paid to Hunter Water prior to connecting to our networks. The estimated total developer charge for your proposed development appears in the table below. Further information on how developer charges are calculated [is here](#).

Please note, payment of the developer charge can only be made when:

- All requirements of this letter have been met; and
- A valid DA Consent or Complying Development Consent has been provided to us; and
- In the case of water or sewer works being required, once these works have been completed and a finalisation package has been submitted by your Accredited Design Consultant.

Once you have met all requirements, you will need to contact us and request a final calculation of your developer charge (CPI and phasing adjustment). We will issue an invoice for the final payment amount.

We require more information from you

At the time of assessment, we have been unable to determine what the system utilisation will be for your proposed development and therefore you will be required to engage the services of a [Hydraulic Design Consultant](#) to estimate the **annual water consumption** and anticipated **meter sizing** for your development. Once you have these details you will need to provide a **Hydraulic Assessment Summary Report** to us in order for us to calculate the developer charge applicable for your development. You can upload this Report directly to your Property Self Service Portal.

Water Supply

The development site does not have a direct frontage to the 150mm watermain located in Billabong Parade as there is a strip of land, being Lot 8 DP 1275180, 76 Billabong Parade blocking your frontage. Our records indicate Lot 8 is owned by Maitland City Council, who we expect will take over ownership of your development site at some time.

If this is not the case, you will need to create an easement for services over Lot 8 for your connecting water service to ensure your long-term access rights for maintenance of the water service.

Please provide Hunter Water with confirmation regarding the final ownership of your development site.

Works Requirements

Major Works Required

You need to complete [Routine Minor Works](#) for your application.

Water:

- Water services will need to be determined and delivered by way of the Hydraulic Assessment process.

Sewer:

- Extend sewer mains to provide your development site with a suitable sewer point of connection.

All works are to be designed and constructed under a [Routine Minor Works Deed](#).

Your Deed number is **2024-667/2**.

Please email your completed deed to developer.deed@hunterwater.com.au. For guidance in completing the Deed please refer to the Hunter Water website.

You will need to engage an [Accredited Design Consultant](#) to arrange for the design and inspection of works. The works may need to be carried out by an [Accredited Construction Contractor](#). Please confirm this with your nominated Project Delivery Team representative.

Permit to Enter

You will need to access a neighbouring property for the works. If so, please provide a signed [Entry Permit](#) with the design submission package.

Administrative & Document Requirements

Development Consent

To confirm that the application you have submitted to us is consistent with the development consent, you will need to upload a copy of either your **DA consent** from Council or your **Complying Development Consent** from your private certifier to your Property Self Service Portal.

Connection Requirements

Hydraulics

Submit an application for a hydraulic design assessment of internal water and sewerage services for this development, including rainwater tanks and any alternative water supply systems. More information including the steps on submitting a hydraulic design assessment can be found on our [website](#). Alternately, if you need to confirm specific requirements for your development, you can contact our Technical Services Team via email plumbing@hunterwater.com.au.

Trade Waste

Your proposed development has the potential to discharge trade waste into our system. More information about trade waste requirements and applying for a Trade Waste Agreement can be found on our [website](#).

Once the above requirements have been completed, you can have your plumber submit a [connection application](#) to have water meters and sewer connections completed.

These requirements are valid for 12 months from the date of this letter. For further details on developing, please see the [Supplementary Information and Guidance Sheet](#) or visit our [website](#).

If you have any enquiries, please contact your designated assessment officer below.

Kym Lorenz - Land Development Officer

T: 02 4081 5791

E: kym.lorenz@hunterwater.com.au

Deed, Design or Construction enquiries please contact our Project Delivery Team below.

Project Delivery Team

T: (02) 4081 5705 or contact your nominated Project Delivery Team representative

Deeds - developer.deed@hunterwater.com.au

Design Submissions & REF's - design.submission@hunterwater.com.au

Construction Notifications - deliveryteam@hunterwater.com.au

Finalisation & Construction Enquiries - finalise.project@hunterwater.com.au