

Review of Environmental Factors

Multi-program - Category B

Critical Watermain Renewal T40-S03 Hector Street, Sefton / Bass Hill.

1 Determination

This Review of Environmental Factors Multiprogram - Category B (Category B REF) is to be read in conjunction with the Review of Environmental Factors Multi-program pipeline and related infrastructure replacement, repair and upgrades (Multi-program REF) (August 2025). Together both documents assess the potential environmental impacts of the Critical Watermain (CWM) Renewal T40-S03 Hector Street located in Sefton and Bass Hill (the proposal). These documents were prepared under Division 5.1 of the *Environmental Planning and Assessment Act 1979* (EP&A Act), with Sydney Water both the proponent and determining authority.

The Sydney Water Project Manager is accountable for ensuring the proposal is carried out as described in this Category B REF and Multi-program REF. Additional environmental impact assessment may be required if the scope of work or work methods described in either the Multi-program REF or this Category B REF change significantly following determination.

Decision Statement

The main potential construction environmental impacts of the proposal include impacts to biodiversity, transport, heritage and from noise. No operational impacts are anticipated. The proposal will not be carried out in a declared area of outstanding biodiversity value and is not likely to significantly affect threatened species, populations or ecological communities, or their habitats. Therefore, a Species Impact Statement (SIS) and/or Biodiversity Development Assessment Report (BDAR) is not required.

Given the nature, scale and extent of impacts and implementation of the mitigation measures outlined in this Category B REF and the Multi-program REF, the proposal is unlikely to have a significant impact on the environment. Therefore, we do not require an Environmental Impact Statement (EIS) and the proposal may proceed.

Certification

I certify that I have reviewed and endorsed this REF and, to the best of my knowledge, it is in accordance with the EP&A Act and the Environmental Planning and Assessment Regulation 2021 (EP&A Regulation). The proposal has been considered against matters listed in section 171 (Appendix A) and the guidelines approved under section 170 of the EP&A Regulation. The information it contains is neither false nor misleading.

Prepared by:	Reviewed by:	Endorsed by:	Approved by:
Sam Hudson REF author Sydney Water Date: 23/09/2025	John Eames Senior Environmental Scientist Sydney Water Date: 28/09/2025	Melissa Navarro Project Manager Sydney Water Date: 30/9/25	Murray Johnson Snr Mgr Environment & Heritage Sydney Water Date: 1/10/2025

2 Proposal Summary

Table 1 Description of proposal

Aspect	Detailed description
Location	The proposal is located on Hector Street in the suburbs of Sefton and Bass Hill on land managed by the City of Canterbury-Bankstown, zoned R2 Low Density Residential under the Canterbury-Bankstown Local Environment Plan (LEP) 2023. The pipeline works would occur in the roadway and footpath from 283 Hector Street to 161 Hector Street, and partially within adjacent intersecting roads (up to 8 metres from intersections with Hector Street), including: • Merle Street • Spencer Street • Bulwarra Avenue • Rodd Street. Two existing construction compounds located at Sydney Water's Potts Hill Reservoir would be used for the proposal. The westernmost compound is referred to as compound 1 and the easternmost compound referred to as compound 2. The compounds would be used for storage of backfill materials, excavated materials, pipes and fittings, office space, other amenities, plant and equipment. Compounds would also be used to pre-weld short strings of pipe. The works area and the site compounds are collectively referred to as the proposal area. The regional context of the proposal is shown on Figure 1 and works area and environmental constraints are shown on Figure 2.
Approved REF	Review of Environmental Factors Multi-program pipeline and related infrastructure replacement, repair and upgrades (Multi-program REF) (August 2025).
Proposal description	The proposal is part of the Critical Watermain Renewal Works program as detailed in the Multi-program REF. Renewal of the T40-S03 CWM, requires the renewal of approximately 990 metres of watermain, which was installed in 1954. The scope of works consists of the following main aspects: • Geotechnical survey / soil sampling (if required) • Potholing and services location • Site establishment • Extension of compound 1 by around 420 m², which includes the removal of a dead tree • Connect 65 Properties to a temporary service

- Slip lining
- Removal of two Weeping Bottlebrush (*Callistemon viminalis*) within the road corridor of 267 Hector Street to allow sufficient space for a slip lining launch pit
- Tree trimming
- Exhume and relay tee connections at the intersection of Hector Street with:
 - Merle Street
 - Spencer Street
 - Bulwarra Avenue
 - Rodd Street.
- Recommissioning
- Rehabilitation and reinstatement.

The existing CICL main would remain in situ and would not be removed.

The new alignment will address operational requirements for growth, improve reliability of the water systems and reduce the risk of water main breaks in the future.

Equipment

The equipment list for the proposal includes:

- Concrete Saws
- Jackhammers (Hand)
- Hand Tools
- Excavators (1x14T, 1x8T)
- Small Hydraulic Hammer (300 kg – 5t to 12t excavator)
- Tipper Trucks
- Light Vehicles – Work Utes & Cars
- Compactor – Hand Operated
- Pipe Saw (Demo Saw)
- Light Tower
- Day Makers
- Generators
- Shoring Boxes (4200 mm x 1500 mm x 2000 mm)
- Verti Shores
- Road Plates (3000 mm x 1800 mm x 30 mm)
- Noise Blankets

- 
- 
- Concrete Agitator Trucks
 - Submersible Pumps
 - Site amenities & storage containers
 - Jetting machine / Grinder (Host Pipe Cleaning)
 - Street Sweepers
 - Pole Holder
 - Skip Bins.

Proposal timing

The works at Hector Street are expected to occur outside standard daytime construction hours during the evening and night to avoid and reduce traffic and transport impacts, as follows:

- Monday to Friday 8:00 pm to 5:00 am.

The construction compounds would be used on a 24 hour basis.

The proposal would take approximately nine months from March 2026 to November 2026.

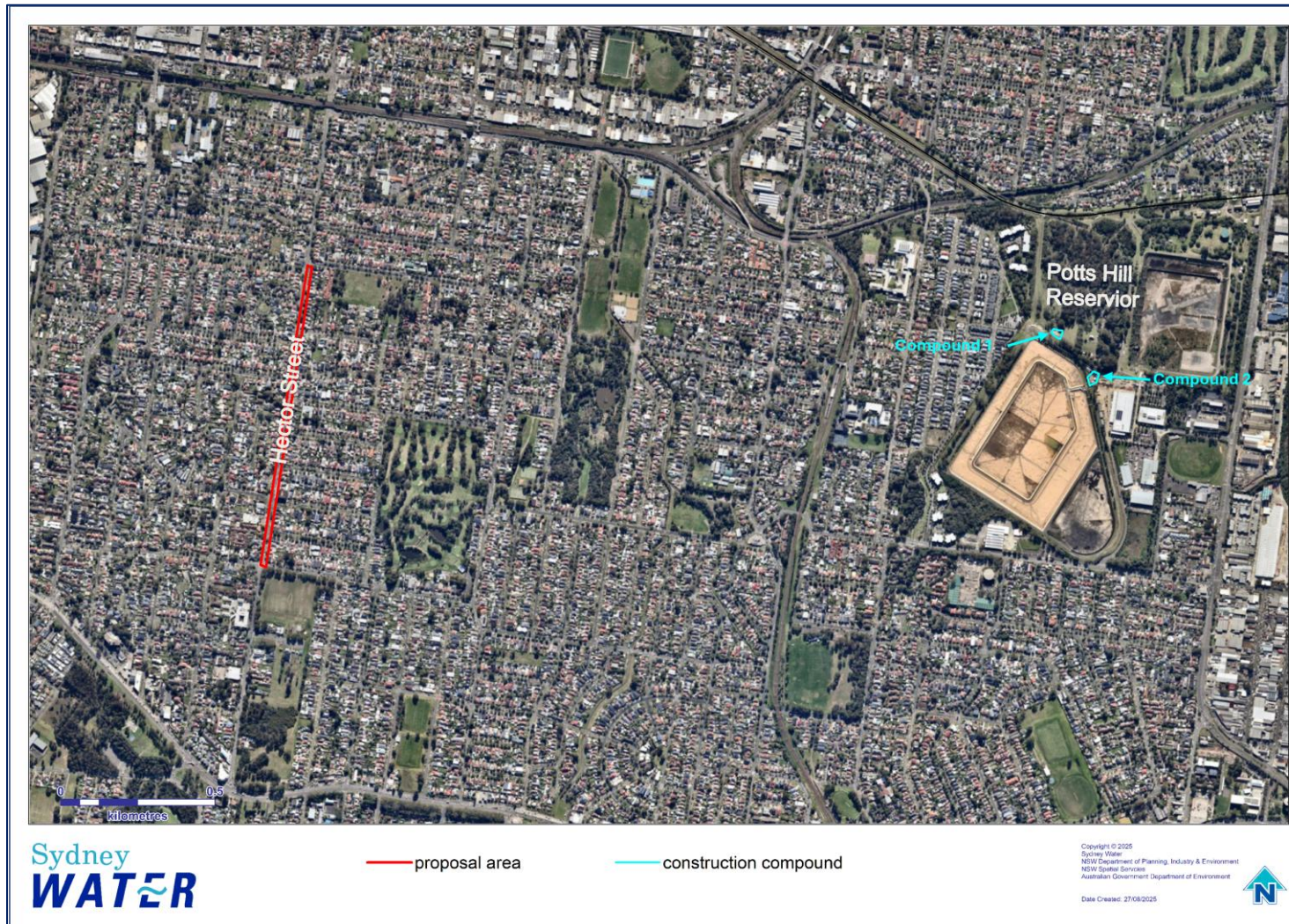
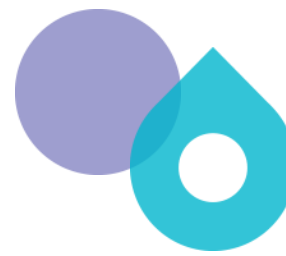


Figure 1 Regional context



Figure 2 Location of proposal and environmental constraints

3 Consultation

Community and stakeholder consultation

Our approach to community and stakeholder consultation is guided by Sydney Water’s community and stakeholder engagement guidelines.

The nature, scale and extent of the proposal’s potential impact has been evaluated in this REF. If our work impacts the community in some way, we will consult with affected groups throughout the proposal. This includes engaging the broader community and stakeholders during plan or strategy development or before making key decisions.

A traffic management plan (TMP) would be prepared in consultation with the City of Canterbury-Bankstown.

Consultation required under State Environmental Planning Policies and other legislation

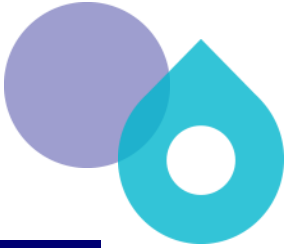
Sydney Water must consult with councils and other authorities for work in sensitive locations or where the work may impact other agencies’ infrastructure or land. This requirement is specified in the State Environmental Planning Policy (Transport and Infrastructure) 2021 (TI SEPP).

Consultation was required under sections 2.10(1)(e), and 2.10(1)(f), as the proposal involves excavation of, and installing structures on, a council owned footpath and council managed land. City of Canterbury Bankstown was notified with a formal TI SEPP notification letter on the 30/07/2025. Council endorsed the proposal, subject to the proposal adhering to proposed conditions that have been integrated into Table 3 (where relevant) and attached as Appendix B. The proposal would adhere to the conditions provided by council through standard and additional mitigation measures. Sydney Waters community engagement team will continue to consult with Canterbury Bankstown Council regarding the proposal. Further detail on TI SEPP consultation requirements is provided in Appendix C.

4 Legislative requirements

Additional legislative requirements beyond those already assessed in the Multi-program REF.

Legislation	Relevance to proposal	Permit or approval	Timing and responsibility
<i>Protection of the Environment Operations Act 1997 (POEO Act)</i>	An Environmental Protection Licence (EPL) is required under Schedule 1 (Clause 42) of the POEO Act if the waste stored on-site exceeds the following limits: - more than 1,000 t of waste stored on the premise at any one time - more than 6,000 t of waste received per year from offsite - more than 5 t of hazardous waste, restricted solid waste, liquid waste, or special waste stored on the premises at any one time.	NA	NA

Legislation	Relevance to proposal	Permit or approval	Timing and responsibility
	During construction, excess spoil generated during night works may be temporarily stored at compounds prior to disposal at relevant waste facilities. It is not expected that the above storage limits would be exceeded.		

5 Additional environmental impacts and mitigation measures

Table 2 list the additional environmental impacts that could result from the proposal and relevant additional mitigation measures and



Figure 3 Proposed extension to compound 1 shown in red



Proposal_area

Sydney
WATER

- 15 m - Highly affected (>75 dB(A)) - N, PC, RO
- 35 m - Highly intrusive (>30 dB(A)) - N, PC, SN, R2, DR
- 105 m - Moderately intrusive (20-30 dB(A)) - N, PC, SN, R2, DR
- 240 m - Clearly audible (10-20 dB(A)) - N, R2, DR
- 360 m - Noticeable (5-10 dB(A)) - N



Copyright © 2025
Sydney Water
NSW Department of Planning, Industry & Environment
NSW Spatial Services
Australian Government Department of Environment
Date Created: 18/08/2025

Figure 4 Noise impact assessment – proposal area

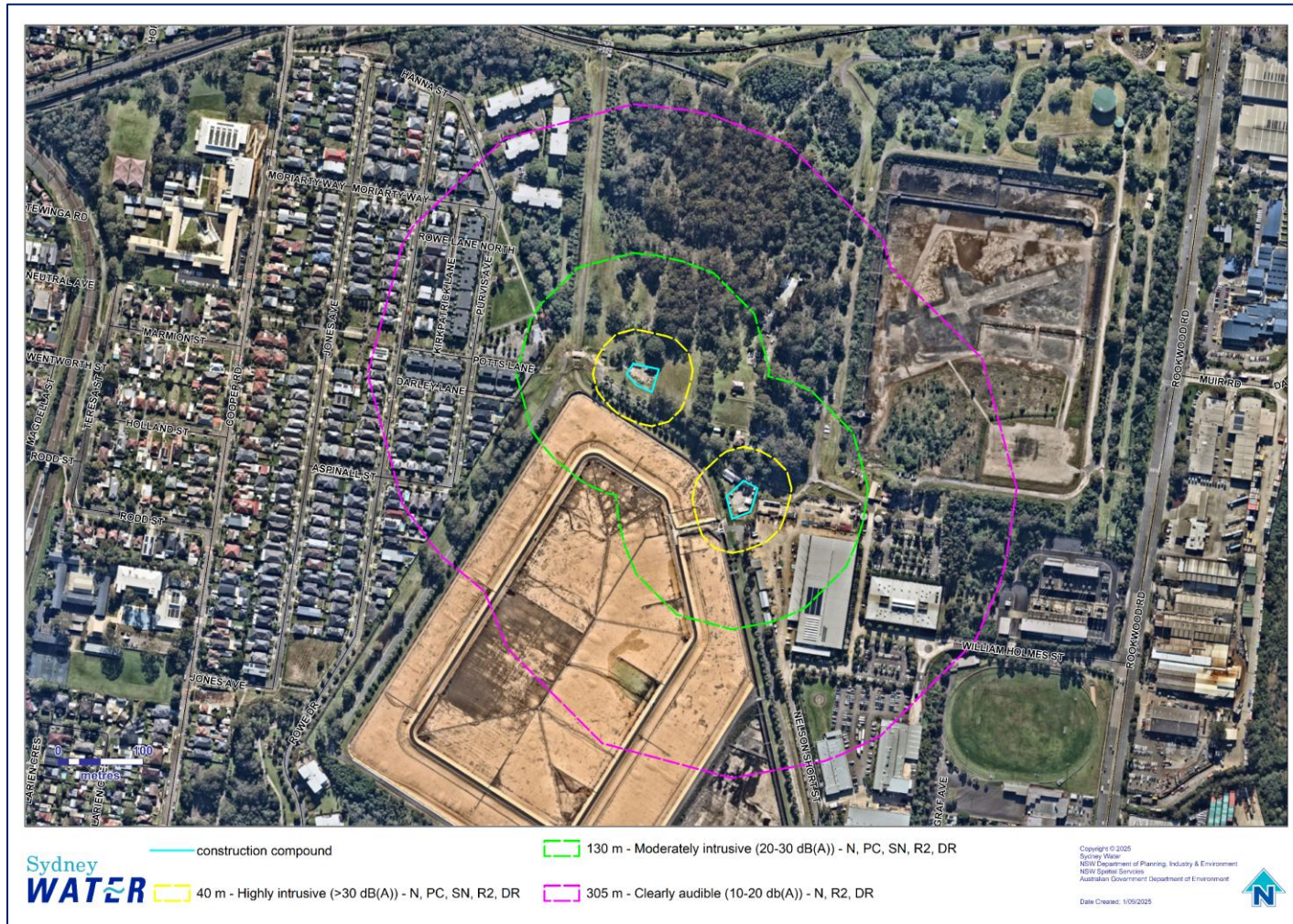
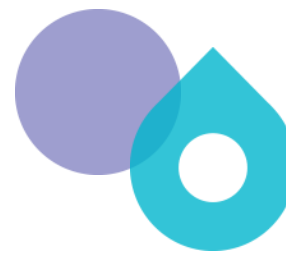




Figure 6 Former (2021) condition of Compound 1



Figure 7 Former (2021) condition of Compound 2

Table 3 outlines other additional mitigation measures. All other environmental impacts and mitigation measures identified in the Multi-program REF remain the same and will be incorporated into the Contractor's Construction Environmental Management Plan (CEMP).

Table 2 Environmental impacts table

Aspect	Additional impacts	Additional mitigation measures
Flora and fauna	No native vegetation communities are located within or directly adjacent to the proposal area. The following threatened species have BioNet sighting records within 200 metres of the proposal area: 1. Grey-headed Flying Fox (<i>Pteropus poliocephalus</i>) 2. Downy Wattle (<i>Acacia pubescens</i>) 3. White-throated Needletail (<i>Hirundapus caudacutus</i>) 4. Little Lorikeet (<i>Parvipsitta pusilla</i>) 5. Large Bent-winged Bat (<i>Miniopterus orianae oceanensis</i>) 6. Eastern Coastal Free-tailed Bat (<i>Micronomus norfolkensis</i>). Species numbered 1, 2 and 3 are considered vulnerable under the <i>Biodiversity and Conservation Act 2016</i> (BC Act) and the <i>Environment Protection and Biodiversity Conservation Act 1999</i>. Species numbered 4, 5 and 6 are only considered vulnerable under the BC Act. There is a known Grey-headed Flying Fox camp within 6 kilometers west of the proposal area, located adjacent to Warwick Farm Racecourse. Grey-headed flying foxes typically forage within a 20 km radius or less. Street trees along Hector Street may provide suitable foraging habitat for the species and other highly mobile species mentioned above. The works may impact species such as bats through lighting at night, loud noises and the removal of foraging habitat. Potential noise impacts (as detailed below) and lighting impacts would be temporary and managed in accordance with mitigation measures outlined in the Multi-program REF and additional measures mentioned in this table. The two Weeping Bottlebrush trees proposed for removal are a known food source for bats such as Grey-Headed Flying Fox and birds such as the Little Lorikeet. However, considering the distance of the proposal area to the nearby Grey-Headed Flying Fox camp and the general lack suitable foraging habitat in the area, the two trees	Apply mitigation measures in the overarching multi program REF and the following additional mitigation measures to manage potential impacts: • Offset residual impacts to native vegetation and trees in accordance with the Biodiversity Offset Guideline (SWEMS0019.13). The proposal would require tree replacement of 6 locally native trees, preferably using Weeping Bottlebrush (<i>Callistemon viminalis</i>). The offset plantings should be within six kilometres of the nearby Grey-heading Flying Fox camp to ensure the offset trees may provide future foraging habitat. • Notify potentially affected residents of any tree removal.



proposed for removal are not considered to be a significant/critical food source for local Grey-Headed Flying Fox populations. Considering this, and the general abundance of Weeping Bottlebrush as street tree plantings, their removal would result in a minor impact.

These trees would be offset at a ratio of 1:3 in accordance with Sydney Waters Biodiversity Offset Guide (SWEMS0019.13) given they are locally native.

The trimming of street trees is considered to have minimal impact and would be managed through the standard mitigation measures outlined in the Multi-program REF.

The likelihood of occurrence for nearby observed threatened flora species 'Downy Wattle', to be located within the proposal area is very low. Due to the highly disturbed nature of the proposal area that is regularly maintained.

The construction compounds at the Potts Hill Reservoirs would be located within or directly adjacent to existing compound areas. The extension of compound 1 would require the removal of grassed areas and a dead tree (stag) (see Figure 3). A qualified ecologist confirmed the tree is dead and does not contain hollows. The tree is not located within a mapped Plant Community Type or in an area where the stag would provide significant ecosystem services to threatened species, such as providing a perch for hunting. It is recommended that the tree trunk and branches are repositioned elsewhere on site or approved adjacent sites to provide habitat.

Considering the above, impacts to biodiversity are considered minor and would be mitigated by the measures outlined in the Multi-program REF.

Offsets

Residual impacts to from the removal of the two Weeping Bottlebrush (*Callistemon viminalis*) would be offset in accordance with the Sydney Water Biodiversity Offset Guideline (SWEMS0019.13). As Weeping Bottlebrush are considered locally native to the Sydney region the offset multiplier of 3 would be applied. Therefore, the proposal would require tree replacement of 6 locally native trees, preferably of the same species. The offset plantings should be within six kilometers of the nearby Grey-heading Flying Fox camp to ensure the offset trees may provide future foraging habitat.

Noise and vibration

Noise

Works area on Hector Street

The likelihood of noise impact from the proposal was reviewed against risk factors (based on Table 2 of the EPA's 2020 Draft Construction Noise Guideline). The review indicated that the construction noise impact would be moderate to high risk and therefore a qualitative noise impact assessment was undertaken (see noise memo attached as Appendix D). The Transport for NSW (TfNSW) Construction and Maintenance noise estimator tool (TfNSW, 2022) was used for the assessment.

The purpose of the noise assessment is to assess the predicted worst-case noise impacts to surrounding receivers. Quantifying these impacts will assist in identifying how many receivers may be impacted at different times and during different activities. Where receivers are predicted to experience noise impacts, recommended mitigation measures at different noise impact levels have been identified, which will guide the community engagement for the sites.

The proposal area at Hector Street is located in a primarily low-density residential area with the existing noise environment characterised by traffic along Hector Street, retail trade and residential activities. The closest sensitive receivers are residences and commercial businesses along Hector Street that are around 3 metres from the proposal area and have a direct line of sight.

The works would generate noise and vibration during the works and general operation of machinery and equipment, in particular from cutting asphalt and concrete.

Works are proposed across 5 shifts per week. Construction would occur during standard evening and nighttime hours for around 9 months, due to limited nighttime ROLs. The TfNSW noise estimator tool was run using a worst-case scenario (concrete saw) and this recommended Respite Period 2 or duration respite to mitigate impacts. Community engagement will determine if the schedule can proceed more than 2 nights per week using a work pattern which allows the works to progress in a timely fashion that is acceptable to the community.

Results from the assessment are summarised below:

- Residents within 35 m are predicted to experience noise levels of 75dB(A) or greater during evening and night work (highly affected) (Figure 4).

Apply mitigation measures in the overarching multi program REF and the following additional mitigation measures to manage potential impacts:

- The community team will engage with nearby stakeholders while considering the recommended mitigation measures from the Noise Estimator (e.g. community consultation on night work schedule).
- Regular project update newsletters will be sent to surrounding community and emailed to key stakeholders including the City of Canterbury-Bankstown.
- Consider use of noise blankets where reasonable and feasible.
- Brief workers on the need to minimise noise.
- Complete noisy and vibration intensive works before midnight if possible. Less vibration intensive equipment such as hand held jackhammers should be used after midnight if possible.
- Noisy works at the compounds are to be avoided at night and postponed to standard daytime working hours where possible.

- Noise impacts are also predicted for retail outlets within 15 m of the proposal.
- Works will advance along the alignment and noise levels will increase as the work approaches a receiver and then decrease as they move past. Typically, equipment would not be in front of any one property or receiver for an extended period of time.
- The noisiest activity is the use of a concrete saw prior to midnight, which may be required for cutting asphalt and concrete.
- A concrete saw will be used intermittently between the start of the shift and midnight for some shifts.
- Community consultation will be performed prior to construction to inform the preferred construction schedule. Agreement from the community will be required for more than two nights a week of night work.
- Appropriate mitigation measures have been identified to reduce the risk of construction noise impacts. This includes, but is not limited to, community engagement, respite periods, noise barriers, staff awareness and training.
- The worst case noise impacts (up to 360 m for sensitive receivers) and relevant additional feasible and reasonable mitigation measures have been displayed in Figure 4.
- Attended monitoring will be in place to evaluate construction noise and where appropriate, vibration levels. Recordings will be measured to evaluate whether mitigation measures are adequate or require revision, and to address complaints.
- For high impact noise affected residents, identified during community engagement consultation, the following provisions may apply:
 - earplugs for night work
 - vouchers/gift cards to allow respite away from the property.

These predicted noise impacts represent a conservative approach, as they assume use of the concrete saw every shift.

Construction compound operation

The compounds are located within an industrial land use area. The closest resident is located at 105 m from the compounds. Other nearby sensitive receivers include:

- Recreational receivers at 90 m from the compounds
- Commercial / industrial receivers at 60 m from the compounds.

The compounds would be required for 24 hours use throughout the nine month construction period for the receipt, storage and load out of plant, equipment and materials. It is expected that there would be around 10 heavy vehicle movements in and out per 12 hour period.



The compounds would be accessed via Rookwood Road, through a mainly industrial area. When compared to accessing compounds from the west, through a mainly residential area, this arrangement poses less risk of impacts to sensitive receivers

The modelled scenario using the TfNSW noise estimator tool for the use of the construction compound comprised of the following inputs:

- Representative noise environment – R3
- Distance based scenario – Compound operation
- Line of sight to receiver – Yes
- Line of sight to receiver – No (behind substantial solid barrier).

The worst-case noise impacts for nighttime operation of the construction compound (up to 305 m for sensitive receivers) and relevant feasible and reasonable mitigation measures have been displayed in Figure 5.

Worst case scenario impacts for daytime compound operation have not been displayed, as the noise estimator predicts that no intrusive noise would be experienced by sensitive receivers. Day time impacts are predicted to be intrusive up to 40 m and the nearest sensitive receiver is 60 m from compound locations.

Feasible and reasonable mitigation measures

Figure 4 and Figure 5 display recommended mitigation measures at different distances. These are to be considered by the community team and offered where appropriate and include:

- N: Notification (e.g. letterbox drops)
- PC: Phone calls
- RO: Respite Offer (e.g. work blocks of 2 hours with one hour breaks in between)
- SN: Specific notification (e.g. door knock)
- R2: Respite Period 2 (work up to 2 nights a week and 6 nights a month, with at least a week between the blocks of 2 shifts. This schedule does not require community consultation)
- DR: Duration Respite (completing the works over more nights a week than R2 following community engagement and support of the work schedule).



Further additional mitigation measures have been identified to avoid and mitigate noise impacts to nearby sensitive receivers and have been included in this table.

Considering the implementation of mitigation measures significant impacts to sensitive receivers are not anticipated.

Operational noise

There are no expected noise or vibration impacts from the proposal during operation.

Vibration

Works would involve the use of vibration intensive plant such as a small hydraulic hammer. During the use of such equipment, recommended minimum working distances should be maintained to avoid cosmetic damage to structures. Based on the TfNSW noise estimator tool minimum working distances of 2 m are recommended for light-framed structures (i.e. residential buildings made with wooden framing) and 5 m for heritage and other sensitive structures. The human response distance is 7 m. All residential buildings are set back over 2 metres from the proposal area and there are no heritage structures within or adjacent to the proposal area. Considering residents at some locations are located within 7 m of the proposal area, it is recommended to use vibration intensive equipment prior to midnight and a hand held jackhammer instead of a hydraulic hammer where possible. For reference, jackhammer has a human response distance of 3 metres.

Overall, considering vibration intensive activities would be intermittent in nature, temporary and occur at distinct areas along the alignment impacts are expected to be minor.

Given the works would be occurring outside the minimum working distance for cosmetic damage to structures, vibration impacts to buildings are not anticipated.

Traffic and transport

The proposal would impact traffic, particularly due to planned road closures and lane closures. Night works are necessary to minimise impacts on traffic, such as reducing congestion, and safety risks for workers and pedestrians. Conducting the works during the day would result in significant delays, especially during morning and afternoon peak periods.

A TMP will be prepared as part of the Construction Environmental Management Plan (CEMP) to support the application for a ROL. The TMP will detail traffic control measures, staging of works, and strategies to minimise

Apply appropriate safeguards from the Multi-program REF (August 2025).

disruption to road users and will be submitted to council and other stakeholders such as TfNSW (for public transport interruptions) for review and approval prior to the commencement of works.

Work may be required in and adjacent to residential driveways and may temporarily disrupt vehicular access to driveways. Residents would be notified of the works and any potential disruption with reasonable notice. Impacts would be short term and temporary and therefore are not considered significant.

Non-Aboriginal Heritage

No non-Aboriginal heritage items are mapped within or directly adjacent to the proposal area at Hector Street. The nearest mapped heritage item is the 'Site of "Rannah"' (heritage ID# A5) that is listed on the Canterbury-Bankstown LEP 2023, located over 80 metres east of the proposal area. Considering this large distance, no impacts to this heritage item are anticipated.

The Potts Hill Reservoirs 1 and 2, where the construction compounds are located, are listed on the NSW Heritage Register as item #01333. Potts Hill Reservoirs are also listed on the Canterbury-Bankstown LEP 2023 and on the Sydney Water State Agency Heritage and Conservation Register (s170).

A Section 57(2) Exemption Record of Use (#2526_S57_002) has been prepared for the proposal (see Appendix E). The proposal was assessed against the specified activities and relevant standards of the following Standard Exemptions, issued under Section 57(2) of the *Heritage Act 1977* (Government Gazette No. 262, 17 June 2022):

- Standard Exemption 3: Alteration to Non-Significant Fabric
- Standard Exemption 13: Vegetation.

Regarding compound 1, the proposal is to continue using the compound (beyond the proposed period it was established for) and extend it further to the south. This will take the extent of the compound closer to the avenue of Canary Island Date Palms, identified as being of exceptional heritage value. However, the compound will be located outside of the tree canopy and, as with the existing compound, will not require extensive ground disturbance and no placement of hardstand materials. The dead tree required to be removed for the extension of the compound, does not have heritage significance.

Apply mitigation measures in the overarching multi program REF and the following additional mitigation measures to manage potential impacts:

- The Avenue of Canary Island Date Palms and Storage Shed at the heritage listed Potts Hill Reservoirs 1 and 2 and Site, should be adequately protected during the works to prevent accidental damage. Protection measures could include physical barriers, exclusion zones or other methods as appropriate.
- An arborist should be engaged to establish tree protection zones prior to commencement of the proposal and undertake a health check for the Avenue of Canary Island Date Palms within three months of commencement. Any recommendations by the arborist should be discussed with the Sydney Water Principal Heritage Advisor and Environmental

Regarding compound 2, the area is currently operating as a compound and has been utilised as a compound historically.

Overall, the assessment determined the proposal would not result in significant adverse heritage impacts when adopting the standard mitigation measures in the overarching Multi program REF and the additional mitigation measures listed in this table.

Professional prior to actioning.

- All project team members, including contractors, should be informed about the heritage significance of the site as part of the general site induction packages. The inductions would identify why the Potts Hill Reservoirs 1 & 2 and Site is significant, the contractors' statutory obligations relating to heritage and the protection methods to be used during construction to prevent accidental damage.
- Upon completion of the critical watermain renewal program of works, the compound sites should be returned to the state prior to use as a compound site (see Figure 6 and Figure 7 showing the baseline condition in 2021) (excluding the presence of the dead tree at site 1). The period of use for compound 1 and compound 2, including removal of all fencing, equipment, spoil, infrastructure and rehabilitation, shall not extend beyond April 2028.

Waste and hazardous materials

Small quantities of waste will be stored at the compound sites. This is for waste that would not be able to be taken directly to a licenced waste facility or re-used elsewhere.

Apply mitigation measures in the overarching multi program REF and the following



Typical waste material generated during construction would include material scraped from the surface during site establishment. Typical waste streams during operation include spoil, construction waste, and vegetation. Waste quantities are expected to be below the limits that trigger the requirement for an EPL. Waste stored on site will be monitored to ensure the EPL trigger is not exceeded.

additional mitigation measures to manage potential impacts:

- Contractor to monitor quantities of waste material e.g. excavated spoil being stored on site at any one time and annually. Quantities should not exceed the requirements under clause 42 of Schedule 1 of the POEO Act. Contractor to obtain an EPL from the EPA if these requirements are exceeded.



Figure 3 Proposed extension to compound 1 shown in red



Proposal_area

Sydney
WATER

- 15 m - Highly affected (>75 dB(A)) - N, PC, RO
- 35 m - Highly intrusive (>30 dB(A)) - N, PC, SN, R2, DR
- 105 m - Moderately intrusive (20-30 dB(A)) - N, PC, SN, R2, DR
- 240 m - Clearly audible (10-20 dB(A)) - N, R2, DR
- 360 m - Noticeable (5-10 dB(A)) - N



Copyright © 2025
Sydney Water
NSW Department of Planning, Industry & Environment
NSW Spatial Services
Australian Government Department of Environment
Date Created: 18/08/2025

Figure 4 Noise impact assessment – proposal area

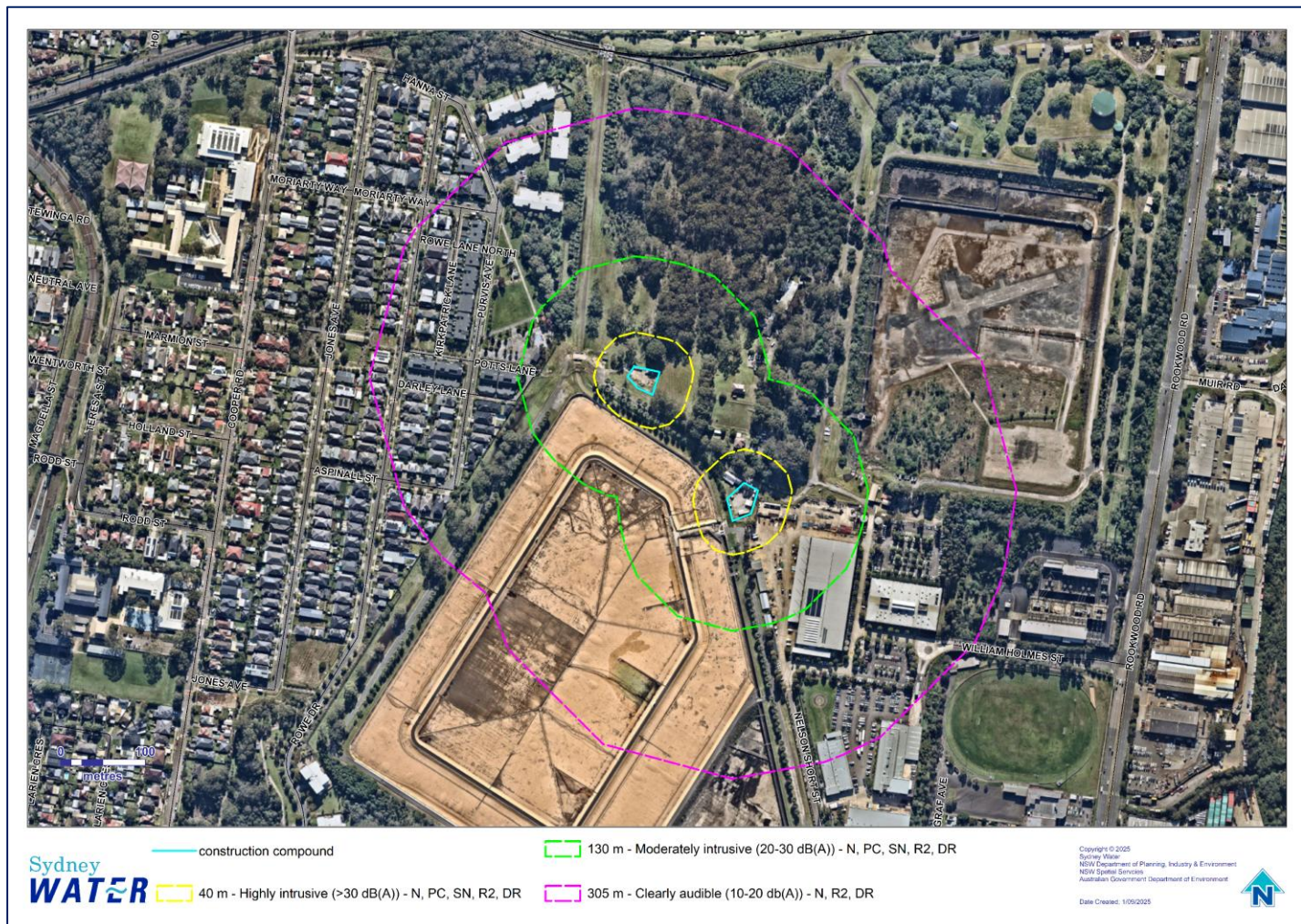


Figure 5 Noise impact assessment – construction compounds



Figure 6 Former (2021) condition of Compound 1



Figure 7 Former (2021) condition of Compound 2

Table 3 Environmental mitigation measures

General	
1.1	Should the methodology change from the EIA, no further environmental assessment is required provided the change: • remains within the proposal area for the REF and has no net additional environmental impact or • is outside the proposal area for the REF but: ○ reduces impacts to biodiversity, heritage or human amenity or ○ avoids engineering (for example, geological, topographical) constraints and ○ after consultation with any potentially affected landowners and relevant agencies. The Contractor must demonstrate in writing how the changes meet these requirements, for approval by Sydney Water's Project Manager in consultation with the environmental and community representatives.
1.2	Assign single person with accountability for coordinating communication and information flow across contractors and consultants and provide the contact details of this person in the Environmental Works Method Statement and/or CEMP.
Land use and property	
2.1	All concerns and objections from adjacent property owners and residents will be addressed prior to proceeding with work. The City of Canterbury-Bankstown Council would be notified of the outcome of such communications.
2.2	All disturbed footway areas shall be properly restored with matching turf.
2.3	Footpath and roadway restorations works are to comply with AUS-SPEC 2 NSW Specification 221 Pipe Drainage, AUS-SPEC 2 NSW Specification 306U Road Openings & Restorations and The City of Canterbury-Bankstown Council's Standard Drawings and specifications.

6 Conclusion

This Category B REF outlines potential environmental impacts associated with biodiversity, noise, heritage and traffic as part of the CWM Renewal T40-S03 Hector Street. Any additional environmental impacts are considered minor and potential impacts can be mitigated through implementation of the measures outlined in this Category B REF and the Multi-program REF. The proposal is not likely to significantly impact the environment.



Appendix A – Section 171 checklist

There are no requirements in addition to those considered in the Multi-program REF.



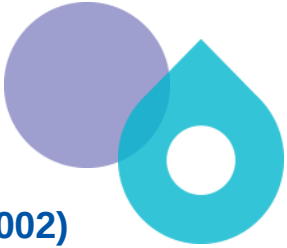
Appendix B – City of Canterbury-Bankstown Council TI SEPP conditions of approval

Appendix C – Consideration of TISEPP consultation

TISEPP section	Yes	No
Section 2.10, council related infrastructure or services – consultation with council		
Will the work:		
Potentially have a substantial impact on stormwater management services provided by council?		X
Be likely to generate traffic that will strain the capacity of the road system in the LGA?		X
Connect to, and have a substantial impact on, the capacity of a council owned sewerage system?		X
Connect to, and use a substantial volume of water from a council owned water supply system?		X
Require temporary structures on, or enclose, a public space under council's control that will disrupt pedestrian or vehicular traffic that is not minor or inconsequential?		X
Excavate a road, or a footpath adjacent to a road, for which the council is the roads authority, that is not minor or inconsequential?	X	
Section 2.11, local heritage – consultation with council		
Is the work likely to affect the heritage significance of a local heritage item, or of a heritage conservation area (not also a State heritage item) more than a minor or inconsequential amount?		X
Section 2.12, flood liable land – consultation with council		
Will the work be on flood liable land (land that is susceptible to flooding by the probable maximum flood event) and will works alter flood patterns other than to a minor extent?		X
Section 2.13, flood liable land – consultation with State Emergency Services		
Will the work be on flood liable land (land that is susceptible to flooding by the probable maximum flood event) and undertaken under a relevant provision*, but not the carrying out of minor alterations or additions to, or the demolition of, a building, emergency works or routine maintenance? * (e) Div.14 (Public admin buildings), (g) Div.16 (Research/ monitoring stations), (i) Div.20 (Stormwater systems)?		X
Section 2.14, development with impacts on certain land within the coastal zone– council consultation		
Is the work on land mapped as coastal vulnerability area and inconsistent with a certified coastal management program?		X
Section 2.15, consultation with public authorities other than councils		
Will the proposal be on land adjacent to land reserved under the <i>National Parks and Wildlife Act 1974</i> or land acquired under Part 11 of that Act? <i>If so, consult with DPE (NPWS).</i>		X
Will the proposal be on land in Zone C1 National Parks and Nature Reserves or on a land use zone that is equivalent to that zone? <i>If so, consult with DPE (NPWS).</i>		X
Will the proposal include a fixed or floating structure in or over navigable waters? <i>If so, consult TfNSW.</i>		X
Will the proposal be on land in a mine subsidence district within the meaning of the <i>Coal Mine Subsidence Compensation Act 2017</i> ? <i>If so, consult with Subsidence Advisory NSW.</i>		X
Will the proposal be on land in a Western City operational area specified in the <i>Western Parkland City Authority Act 2018</i> , Schedule 2 and have a capital investment value of \$30 million or more? <i>If so, consult the Western Parkland City Authority.</i>		X
Will the proposal clear native vegetation on land that is not subject land (ie non-certified land)? <i>If so, notify DPE at least 21 days prior to work commencing. (Requirement under s3.24 Chapter 3 Sydney Region Growth Centres - of the SEPP (Precincts – Central River City) 2021).</i>		X



Appendix D – Noise memo



Appendix E – Section 57(2) exemption record of use (#2526_S57_0002)