

18/09/2018

Mr George Koshy
Director, North West Land Release
NSW Department of Planning and Environment
GPO BOX 39
Sydney NSW 2001

Dear Mr Koshy,

Draft Masterplan for West Schofields

Thank you for the opportunity to review the abovementioned proposal, TransGrid operates the NSW high voltage transmission line network to which the subject site is **extensively** constrained by the following Transmission Line, Structures and associated easements:

- Sydney West – Sydney North 330kV Transmission Line 20

TransGrid infrastructure is also located in close proximity to the Draft Masterplan area:

- Sydney North 330kV – Kemps Creek 500kV Transmission Line 14

TransGrid has in place a set of Easement Guidelines titled "TransGrid's Easement Guidelines Third Party Development (attached) which outlines activities, developments or encroachments within and around TransGrid's transmission line easements that are both prohibited and permitted under certain conditions.

TransGrid has also in place Fencing Guidelines which give direction on fences installed on TransGrid easements.

These documents will form the basis of TransGrid's response to this proposal going forward.

As you may know, an easement is a safety clearance zone around our infrastructure. It allows TransGrid staff access to safely construct, operate and maintain our assets. This includes transmission lines, cables, towers, poles and switching stations. An easement is often referred to as a 'right of way' and exists to ensure the safety of people living, working and playing near power infrastructure.

In TransGrid's view, it is essential that buildings, structures or other objects that could interfere with the safe and continuous operation of the electricity transmission line must not be placed within the easement area

Thank you for consulting with TransGrid in respect of this matter. Going forward, TransGrid requests formal notification for each development stage, pursuant to regulation 45 of SEPP (Infrastructure) 2007.

TransGrid will need to review and evaluate the details for each and every listed component of any proposal within the Draft Masterplan for the West Schofields area affecting TransGrid infrastructure as and when the relevant planning approvals are being sought.

It is also preferable and recommended that the Council and or developer consult with TransGrid in the design stage for each stage of the development, but only for the parts of the development situated near the transmission line easement, as listed above.

TransGrid recommends that the Department of Planning and Environment, Local Council and or Developer of future proposals within the Masterplan area meet with TransGrid prior to any residential and or commercial proposal to discuss potential impacts on its infrastructure.

Should you have any queries in respect of this matter, or wish to arrange a meeting with TransGrid please feel free to contact the writer at easements&development@transgrid.com.au or as per the contact details below.

Yours faithfully

Michael Platt

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