

21 August 2024

Contact: Justine Clarke
Telephone: 0457 535 955
Our ref: D2024/67360

Shaun Williams
Department of Planning, Housing and Infrastructure
Locked Bag 5022
PARRAMATTA NSW 2124

NEXTDC S4 Data Centre Horsley Park (SSD-63741210) – EIS exhibition

Dear Mr Williams,

Thank you for your referral dated 26 July 2024 seeking WaterNSW's comment on the Environmental Impact Statement (EIS) for the NEXTDC Data Centre, located in Horsley Park, NSW. We understand that the project includes construction and operation of a data centre comprising of six data centre buildings, including substation, earthworks, car parking, landscaping and ancillary works.

WaterNSW owns and manages the Warragamba Pipelines, critical water supply infrastructure located downstream of the development site. The Pipelines convey water from Warragamba Dam to the Prospect Water Filtration Plant and are an integral component of the Sydney drinking water supply system. It is essential this water supply infrastructure is protected from the potential impacts of upstream development.

WaterNSW has reviewed the EIS and has the following comments:

1. Stormwater from the site flows north approximately one kilometre to the Warragamba Pipelines corridor. It is critical that stormwater from the site does not increase the flow through this corridor. The EIS states that stormwater on-site detention has been designed in order to discharge at a rate below the permissible site discharge for the 20% and 1% AEP storm as set out in the 327-335 Burley Road Horsley Park DCP. WaterNSW has no objection to the project provided stormwater is managed as proposed.
2. The EIS states that the site is currently serviced by all utilities including potable water, electricity, sewerage, gas and internet. WaterNSW understands that some utilities required by the project would need to be upgraded. In particular WaterNSW is currently communicating with organisations involved in providing additional electricity and internet services to the site which require crossings of the Warragamba Pipelines corridor, outside of the development site. It is requested that the proponent make clear the planning pathway for this ancillary connection to services.

WaterNSW would appreciate being provided the opportunity to review the upcoming Response to Submissions report and requests the Department continues to consult with us on any development that may impact on our assets, or land, via the Environmental.Assessments@waternsw.com.au email address.

If you have any questions regarding this letter, please contact me at justine.clarke@waternsw.com.au.

Yours sincerely,

A handwritten signature in black ink, appearing to be "JC" or similar initials, written in a cursive style.

JUSTINE CLARKE
A/ Environmental Planning Assessments & Approvals Manager