

Water Industry Competition Act 2006

Section 7K(14)

Notice of decision – Replacement of scheme approval

Approval No. 24_024SA


The Independent Pricing and Regulatory Tribunal (**IPART**) grants a replacement approval to correct errors and mis-descriptions in the scheme approval 24_024SA for the Huntlee scheme under section 7K(14) of the *Water Industry Competition Act 2006* (**Act**).

The replacement approval takes effect on 16 June 2025.

In granting the replacement approval, IPART was satisfied that the scheme approval 24_024SA, as in force since 14 August 2024, contained obvious errors and mis-descriptions.

The scheme approval 24_024SA, as replaced, is attached.

13/06/2025

> 

Signed by carmel.donnelly@ipart.nsw.gov.au

Carmel Donnelly PSM
Chair

On behalf of the Independent Pricing and Regulatory Tribunal



Scheme Approval

*Water Industry Competition Act
2006 (NSW)*

Scheme Approval no. 24_024SA
Huntlee

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Scheme Approval

Approval Authorisation Table

Scheme name	Huntlee
Approval number	24_024SA
Version history	<p>Current approval in force since: 16 June 2025.</p> <p>Details about grant, variation, replacement, cancellation or surrender of this approval are set out in Schedule A.</p>
Regulated scheme (retailer required)	Yes
Staged scheme (the Act, s 7F(1)(f))	No
Area of operations (the Act, s 7F(1)(a))	<p>The area specified in Schedule H.</p> <p>(The map in Schedule B shows a simple illustration of the area of operations. Refer to Schedule H for the precise area of operations.)</p>
Authorised location of infrastructure, other than pipelines within the reticulation network connected to the infrastructure (the Act, s 7F(1)(b))	<p>The locations specified in Schedule I.</p> <p>(The map in Schedule B shows a simple illustration of the locations of infrastructure. Refer to Schedule I for the precise location.)</p>
Authorised classes (the Act, s 7F(1)(c))	<div><input type="checkbox"/> Infrastructure for the purpose of the production or supply of drinking water</div> <div><input checked="" type="checkbox"/> Infrastructure for the purpose of the supply of drinking water</div> <div><input type="checkbox"/> Infrastructure for the purpose of the collection and treatment of sewage for disposal and the disposal of the treated sewage</div> <div><input checked="" type="checkbox"/> Infrastructure for the purpose of the collection and treatment of sewage for the production, supply and use of recycled water</div>

-
- ☐ Infrastructure for the purpose of the capture and treatment of stormwater for the production, supply and use of recycled water
 - ☐ Infrastructure for the purpose of the collection and further treatment of recycled water for the supply and use of the further treated recycled water
 - ☐ Infrastructure for the purpose of the collection and treatment of groundwater for the production, supply and use of water
 - ☐ Infrastructure for the purpose of the collection and treatment of wastewater, other than sewage, stormwater or recycled water, for the production, supply and use of water

Authorised drinking water infrastructure

(the Act, s 7F(1)(d) and (e))

Infrastructure for the purpose of the supply of drinking water that:

- a. is specified in Schedule C, Item C1,
- b. has a design capacity of no more than 2000 kilolitres of drinking water supply capacity per day, and
- c. is to be operated for the purposes specified in Schedule C, Item C2.

Authorised sewerage infrastructure

(the Act, s 7F(1)(d) and (e))

Infrastructure for the purpose of the collection and treatment of sewage for the production, supply and use of recycled water that:

- a. is specified in Schedule D, Item D1,
 - b. has a design capacity of no more than 1500 kilolitres of sewage processing capacity per day, and
 - c. is to be operated for the purposes specified in Schedule D, Item D2.
-

**Authorised recycled water
infrastructure**

(the Act, s 7F(d) and (e))

Infrastructure for the purpose of the collection and treatment of sewage for the production, supply and use of recycled water that:

- a. is specified in Schedule E, Item E1,
 - a. has a design capacity of no more than 1500 kilolitres of sewage processing capacity per day, and
 - b. is to be operated for the purposes specified in Schedule E, Item E2.
-

Approval Terms

1. Grant and authorisation

- 1.1 The Independent Pricing and Regulatory Tribunal grants this approval under section 7K(14) of the Act.
- 1.2 This approval authorises the registered operator to construct the authorised infrastructure for the authorised purposes in the area of operations in accordance with the specifications set out in this approval.
- 1.3 This clause authorises the registered operator to carry out certain activities that would otherwise be prohibited under section 6 of the Act. This authorisation does not provide an exemption from obligations under other laws unless expressly provided by those laws.

2. Approval conditions

- 2.1 The authorisation in this approval is subject to the standard approval conditions specified in Schedule G, Item G2 and the special approval conditions specified in Schedule G, Item G3.

Note: The Act and Regulation contain additional conditions.

3. Interpretation

- 3.1 Expressions used in this approval that are defined in the Act or Regulations have the meanings set out in the Act or the Regulation unless the context otherwise requires.
- 3.2 In this approval, unless the context otherwise requires:
 - a. the singular includes the plural and vice versa,
 - b. a reference to this approval includes any schedule to this approval,
 - c. a reference to a schedule is to a schedule to this approval, and
 - d. explanatory notes and headings do not form part of this approval, but in the case of uncertainty may be relied on for interpretation purposes.

- 3.3 In this approval:

Act means the *Water Industry Competition Act 2006*.

area of operations means the area specified in the approval authorisation table.

authorised infrastructure means the water industry infrastructure specified in the approval authorisation table, including (as specified):

- a. authorised drinking water infrastructure,
- b. authorised sewage disposal infrastructure, and
- c. authorised recycled water infrastructure.

Regulations means any regulations made under the Act.

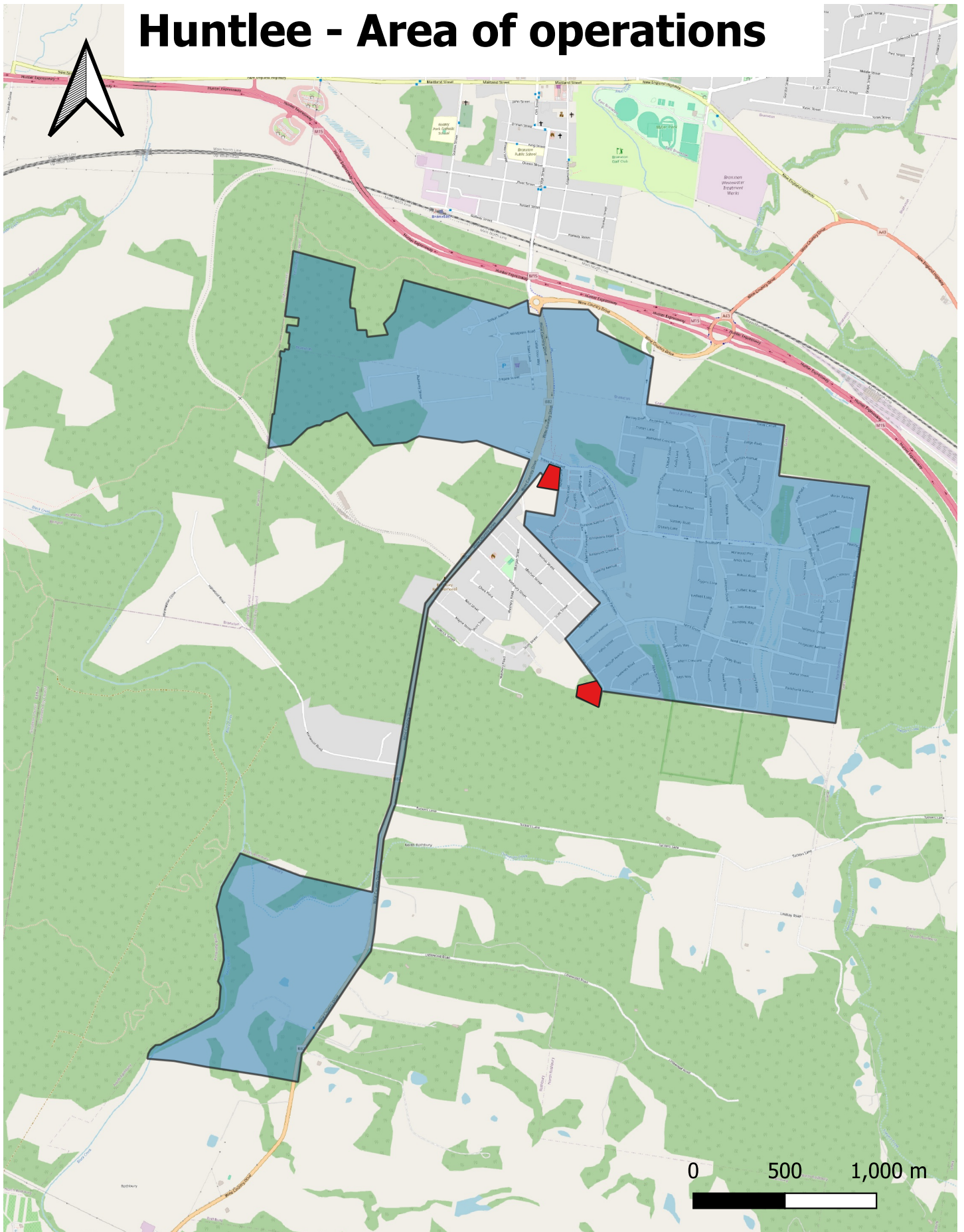
Schedule A Version History

Current approval in force since	16 June 2025
Original grant date	3 March 2015
Transition date	Transitioned approval granted under the Act, Schedule 4, cl 10(1) on: 14 August 2024
Variation history	Varied under the Act, s. 7K(6) on: 14 August 2024 Varied under the Act, s. 10 (now repealed) on: 27 August 2015 Varied under the Act, s. 15 (now repealed) on: 13 October 2022
Replacement history	Replaced under the Act, s. 7K(14) on: 16 June 2025
Cancellation or surrender	Not applicable

Schedule B Illustrative map

The area of operations and authorised location of infrastructure are set out in Schedule H and Schedule I using GIS coordinates. The map in this schedule is included for illustrative purposes only. If there is an inconsistency between the map and the GIS coordinates in Schedule H or Schedule I, the GIS coordinates prevail unless they contain an obvious error or misdescription. If there is an obvious error or misdescription, this map may be used as an interpretative tool to assist to identify the boundary.

Huntlee - Area of operations



- the area (the area of operations) within which the water industry infrastructure, including a reticulation network connected to the infrastructure, is authorised to be constructed
- the location that the water industry infrastructure, other than pipelines within the reticulation network connected to the infrastructure, is authorised to be constructed

Schedule C Authorised drinking water infrastructure

Item C1 Specified infrastructure

The following water infrastructure used, or to be used, for or in connection with the supply only of drinking water:

- (a) infrastructure for connection to Hunter Water Corporation's drinking water infrastructure,
- (b) reticulation network, including pipelines and pumping stations,
- (c) storage tanks, and
- (d) infrastructure for the further chlorination of drinking water.

Item C2 Authorised purposes

The authorised purposes for which the drinking water infrastructure specified in Item C1 is intended to be operated, are the:

- (a) further treatment of drinking water,
- (b) storage of drinking water,
- (c) conveyance of drinking water, and
- (d) supply of drinking water to customers.

Schedule D Authorised sewerage infrastructure

Item D1 Specified infrastructure

The following sewerage infrastructure used, or to be used, for or in connection with the collection and treatment of sewage for the production, supply and use of recycled water:

- (a) sewage reticulation network and pumping stations,
- (b) storage tanks, and
- (c) treatment plant and ancillary infrastructure.

Item D2 Authorised purposes

The authorised purposes for which the sewerage infrastructure specified in Item D1 is intended to be operated are the:

- (a) production of recycled water from sewage,
- (b) treatment of sewage,
- (c) filtration of sewage,
- (d) storage of sewage,
- (e) conveyance of sewage.

Schedule E Authorised recycled water infrastructure

Item E1 Specified infrastructure

The following water infrastructure used, or to be used, for or in connection with the collection and treatment of sewage for the production, supply and use of recycled water:

- (a) treatment plant and ancillary infrastructure,
- (b) water reticulation network and pumping stations,
- (c) water storage tanks, and
- (d) infrastructure for the further chlorination of recycled water.

Item E2 Authorised purposes

The authorised purposes for which the recycled water infrastructure specified in Item E1 is intended to be operated are the:

- (a) production of recycled water from sewage,
- (b) treatment of recycled water,
- (c) filtration of recycled water,
- (d) storage of recycled water, and
- (e) conveyance of recycled water, and
- (f) supply of recycled water to customers.

Schedule F Staged scheme

Not applicable.

Schedule G Approval conditions

Item G1 Interpretation

If any condition, or part of any condition, is unlawful, that condition, or part of the condition, is severable and does not affect the validity of the approval or the balance of the conditions or condition.

Item G2 Standard approval conditions

G2.1 Maintaining appropriate insurance – design phase

- 2.1.1 The registered operator must hold, or ensure that any person it engages to design water industry infrastructure for the scheme holds, professional indemnity insurance in relation to the scheme during the design phase and for a minimum of 6 years from the date of the completion of the design phase.
- 2.1.2 In this condition G2.1, **design phase** means the period during which any design works are carried out in relation to the water industry infrastructure for the scheme.

Item G3 Special approval conditions

G3.1 Infrastructure designed and constructed to be fit for end-uses

- 3.1.1 The registered operator must ensure the water industry infrastructure for the scheme is designed and constructed to enable the supply of recycled water that is fit for the end-uses specified in Table G3.1 below.

Table G3.1

- | |
|--|
| <ol style="list-style-type: none"> 1. Car washing 2. Clothes washing 3. Dust suppression 4. General wash-down 5. Irrigation 6. Ornamental water features 7. Process water at recycled water treatment plant 8. Street cleaning 9. Toilet flushing |
|--|

3.1.2 In this condition G3.1, **ornamental water feature** means a water feature that:

- (a) is provided primarily for aesthetic or beautification purposes, and
- (b) does not, by its design or accessibility, encourage interaction with the water.

G3.2 Environmental risk mitigation measures

3.2.1 The registered operator must implement environmental risk mitigation measures substantially consistent with the environmental risk mitigation measures identified in the REF where the registered operator carries out any activities authorised by this approval.

3.2.2 In this condition G3.2, **REF** means the documents titled:

- (a) "Review of Environmental Factors for the Proposed Sewage, Recycled Water and Drinking Water Reticulation Systems", version 4, prepared by RPS Australia East Pty Ltd and dated June 2015; and
- (b) "Review of Environmental Factors for the Extension of a Sewage Reticulation System, North Rothbury", version 3, prepared by RPS Australia East Pty Ltd and dated June 2015;
- (c) "Review of Environmental Factors for the Huntlee Local Water Centre", version 4, prepared by RPS Australia East Pty Ltd and dated June 2015;

and does not include any modified version of those documents or any documents replacing them.

G3.3 Construction Environmental Management Plan

3.3.1 The registered operator must ensure that the construction of any authorised infrastructure is carried out in accordance with the construction environmental management plan.

3.3.2 In this condition G3.3:

- (a) **construction environmental management plan** means a site or project specific plan which:
 - (i) complies with the basic structure detailed in the environmental management plan guidelines; and
 - (ii) identifies how the licensee will implement the environmental risk mitigation measures identified in the REF to the extent they relate to construction.
- (b) **environmental management plan guidelines** means the document titled *Guideline for the Preparation of Environmental Management Plans*, 2004, published by the Department of Infrastructure, Planning and Natural Resources that provides guidance to stakeholders preparing environmental management plans for environmental impact assessments and approvals under the *Environmental Planning and Assessment Act 1979*.

G3.4 [Not applicable]

G3.5 [Not applicable]

G3.6 [Not applicable]

Schedule H Area of operations

The area of operations is the area bounded by the GIS coordinates listed in Item H1.

Item H1 GIS coordinates for outer bounds of area of operations

Note: Coordinate reference system is MGA 56

No.	Eastings	Northings	No.	Eastings	Northings
1	344058.3189	6384734.664	33	345542.4247	6382617.265
2	344396.4066	6384643.306	34	345733.5488	6382813.04
3	344369.0613	6384466.804	35	345318.6902	6383236.264
4	344371.5472	6384424.543	36	345328.6339	6383315.814
5	344396.4066	6384419.571	37	345485.2481	6383288.469
6	344408.8363	6384302.732	38	345505.1356	6383427.682
7	344458.5551	6384302.732	39	345393.2684	6383447.569
8	344463.527	6384265.443	40	345421.6686	6383510.372
9	344575.3943	6384277.873	41	345408.184	6383524.633
10	344553.0208	6384337.535	42	345331.1199	6383432.653
11	344615.1693	6384404.656	43	345229.1964	6383303.385
12	344662.4022	6384576.186	44	345050.2087	6383099.537
13	345236.6542	6384422.057	45	344888.6227	6382915.578
14	345338.5777	6384466.804	46	344796.6429	6382783.823
15	345346.0355	6384394.712	47	344722.0647	6382341.326
16	345405.6981	6384379.796	48	344694.7194	6382172.282
17	345415.6418	6384422.057	49	344667.374	6381978.379
18	345669.2077	6384414.599	50	344617.6552	6381714.869
19	345723.8983	6384359.909	51	344600.2537	6381670.122
20	345718.9264	6384300.246	52	344553.0208	6381523.452
21	346024.697	6384153.576	53	344535.6192	6381361.866
22	345989.8938	6383897.524	54	344500.8161	6381013.834
23	344058.3189	6384734.664	55	344483.4145	6380911.911
24	346740.6476	6383783.171	56	344401.3785	6380797.558
25	346710.8163	6383507.232	57	344105.5517	6380350.088
26	347203.0323	6383450.055	58	344085.6642	6380198.446
27	347019.0728	6382157.366	59	343881.8172	6380235.735
28	345743.7858	6382331.382	60	343588.4763	6380280.482
29	345726.3843	6382246.86	61	343262.8182	6380325.229
30	345603.9986	6382299.637	62	343267.7901	6380352.574
31	345617.0029	6382361.213	63	343280.2198	6380374.948
32	345716.4405	6382386.073	64	343307.5651	6380399.807

No.	Eastings	Northings	No.	Eastings	Northings
65	343334.9105	6380402.293	93	344497.0872	6383671.304
66	343394.573	6380437.096	94	344352.9027	6383852.777
67	343523.8419	6380499.245	95	344306.9128	6383833.511
68	343623.2795	6380558.907	96	344259.68	6383806.166
69	343653.1107	6380601.168	97	344231.7131	6383803.68
70	343658.0826	6380650.887	98	344205.6108	6383783.171
71	343663.0545	6380720.493	99	344188.8307	6383783.171
72	343648.1388	6380747.839	100	344137.2474	6383765.148
73	343680.4561	6380864.678	101	344045.8892	6383678.14
74	343675.4842	6380959.144	102	343922.8352	6383658.252
75	343660.5685	6381043.666	103	343945.8301	6383844.698
76	343640.681	6381155.533	104	343954.5309	6383844.076
77	343668.0264	6381262.428	105	343992.4415	6384149.847
78	343769.9499	6381446.388	106	343984.9836	6384159.791
79	344095.608	6381324.577	107	343988.7126	6384188.379
80	344490.8723	6381235.083	108	344011.086	6384185.272
81	344503.302	6381356.894	109	344012.9505	6384198.944
82	344525.6755	6381548.311	110	344034.7024	6384195.837
83	344590.3099	6381717.355	111	344039.0528	6384226.911
84	344645.0006	6382062.901	112	344032.838	6384228.776
85	344779.2413	6382811.169	113	344039.6743	6384287.817
86	345277.7239	6383424.005	114	344021.0298	6384290.924
87	345276.1246	6383420.806	115	344026.6231	6384331.321
88	345348.5215	6383596.725	116	344084.4212	6384324.484
89	345060.774	6383698.649	117	344089.3931	6384367.988
90	344981.2239	6383689.327	118	344014.1934	6384377.31
91	344745.0596	6383722.887	119	344058.3189	6384734.664
92	344677.9393	6383689.327			

Schedule I Location of infrastructure

The location of the following water industry infrastructure is to be within the area bounded by the GIS coordinates listed in Item I1:

- (a) Schedule C (drinking water infrastructure), Item C1(c) and Item C1(d).
- (b) Schedule D (sewerage infrastructure), Item D1(b) and Item D1(c).
- (c) Schedule E (recycled water infrastructure), Item E1(a), Item E1(c) and Item E1(d).

Item I1 GIS coordinates for location of water industry infrastructure

Note: Coordinate reference system is MGA 56

[List of coordinates]

Local water centre	No.	Eastings	Northings
	1	345456.3376	6383571.181
	2	345516.8432	6383550.59
	3	345506.7061	6383428.628
	4	345388.8627	6383447.002
	5	345456.3376	6383571.181

Additional water storage tanks	No.	Eastings	Northings
	1	345742.4653	6382343.853
	2	345726.1085	6382243.289
	3	345604.3406	6382303.264
	4	345612.822	6382362.633
	5	345715.8097	6382388.077
	6	345742.4653	6382343.853