



# *Government Gazette*

of the State of

New South Wales

**Number 66**

**Wednesday, 1 April 2020**

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# Environmental Planning and Assessment (COVID-19 Development—Health Services Facilities) Order 2020

I, the Hon. Rob Stokes, MP, the Minister for Planning and Public Spaces, make the following Order under section 10.17 of the *Environmental Planning and Assessment Act 1979*.

I am satisfied this Order is necessary to protect the health, safety and welfare of members of the public during the COVID-19 pandemic as it will facilitate the use of buildings or places as health services premises and allow health services facilities under construction to be completed sooner. I have consulted with the Minister for Health and Medical Research in relation to the making of this Order.

## 1 Name of Order

This Order is the *Environmental Planning and Assessment (COVID-19 Development—Health Services Facilities) Order 2020*.

## 2 Commencement

This Order commences on the day it is published in the Gazette and remains in force for the prescribed period.

## 3 Definitions

(1) In this Order—

***the Act*** means the *Environmental Planning and Assessment Act 1979*.

***prescribed period*** has the meaning that it has in section 10.17 of the Act.

**Note.** The Act and the *Interpretation Act 1987* contain definitions and other provisions that affect the interpretation and application of this Order.

(2) A word or expression used in this Order has the same meaning as it has in the Standard Instrument set out in the *Standard Instrument (Local Environmental Plans) Order 2006*.

(3) Notes included in this Order do not form part of this Order.

## 4 Relationship with orders under the *Public Health Act 2010*

To the extent that this order is inconsistent with an order under Part 2 of the *Public Health Act 2010*, the order under that Part prevails.

## 5 Development authorised by this Order

The development specified for this Order may be carried out without the need for any approval under the Act if it complies with the conditions specified for the development.

## **6 Health services facilities—change of use and temporary work**

- (1) A change of use of a building or place to a health services facility is development specified for this Order.
- (2) A change of use of a health services facility to another health services facility is development specified for this Order.
- (3) The construction or installation of a temporary structure, and a temporary alteration or addition to a building or work, for a purpose described in subclauses (1) or (2) is development specified for this Order.
- (4) The conditions specified for the development are that the development—
  - (a) is carried out by or on behalf of:
    - (i) the Health Administration Corporation, or
    - (ii) in the case of land owned by another public authority—the public authority that owns the land,
  - (b) if not located within the boundaries of an existing health services facility owned by a local health district or statutory health corporation within the meaning of the *Health Services Act 1997*—has the consent in writing of the owner of the land,
  - (c) when operating outside the hours of operation of the premises that would apply but for this Order, must have taken steps to reduce noise, and
  - (d) in the case of temporary structure or alteration or addition to a building or work—must not remain in place for more than 4 months after the expiry of prescribed period.

## **7 Health services facilities—hours of construction**

- (1) The carrying out of development for the purposes of a health services facility by or on behalf of a public authority, at any time, is development specified for this Order.
- (2) The conditions specified for the development are that the development—
  - (b) must be the subject of a development consent, State significant infrastructure approval or have been the subject of environmental assessment under Division 5.1 of the Act before the commencement of this Order,
  - (c) in the case of development the subject of a development consent or State significant infrastructure approval—must comply with all conditions of the consent or approval for the use of the premises other than any condition that:
    - (i) restricts the hours of construction or the frequency or movement of vehicles,

- (ii) relates to noise, and
  - (iii) requires anything to be done before a building is occupied, and
- (d) in the case of development the subject of environmental assessment under Division 5.1 of the Act—must comply with any limitations on the carrying out of development required by the determining authority when granting an approval in relation to the activity, other than a limitation that:
- (i) restricts the hours of construction,
  - (ii) restricts the frequency or movement of vehicles,
  - (iii) relates to noise,
  - (iv) requires anything to be done before a building is occupied.

The Hon. Rob Stokes, MP  
Minister for Planning and Public Spaces

# Environmental Planning and Assessment (COVID-19 Development—Temporary Workers' Accommodation) Order 2020

I, the Hon. Rob Stokes, MP, the Minister for Planning and Public Spaces, make the following Order under section 10.17 of the *Environmental Planning and Assessment Act 1979*.

I am satisfied this Order is necessary to protect the health, safety and welfare of members of the public during the COVID-19 pandemic as it will allow workers at the Bayswater and Liddell power stations to be isolated in separate accommodation. I have consulted with the Minister for Health and Medical Research in relation to the making of this Order.

## 1 Name of Order

This Order is the *Environmental Planning and Assessment (COVID-19 Development—Temporary Workers' Accommodation) Order 2020*.

## 2 Commencement

This Order commences on the day it is published in the Gazette and remains in force for the prescribed period.

## 3 Definitions

(1) In this Order—

**the Act** means the *Environmental Planning and Assessment Act 1979*.

**prescribed period** has the meaning that it has in section 10.17 of the Act.

**Note.** The Act and the *Interpretation Act 1987* contain definitions and other provisions that affect the interpretation and application of this Order.

(2) Notes included in this Order do not form part of this Order.

## 4 Relationship with orders under the *Public Health Act 2010*

To the extent that this order is inconsistent with an order under Part 2 of the *Public Health Act 2010*, the order under that Part prevails.

## 5 Development authorised by this Order

The development specified for this Order may be carried out without the need for any approval under the Act if it complies with the conditions specified for the development.

## 6 Temporary workers' accommodation—change of use and temporary work

- (1) This clause applies to land that is the site of:
  - (a) the Bayswater Power Station, and
  - (b) the Liddell Power Station.
- (2) A change of use of a building or place to temporary workers' accommodation is development specified for this Order.
- (3) The following development is also development specified for this Order if it is for a purpose described in subclause (2):
  - (a) construction or installation of a temporary structure, and a temporary alteration or addition to a building or work,
  - (b) earth works and hardstand areas, and
  - (c) drainage work.
- (4) The conditions specified for the development are that the development must—
  - (a) not accommodate more than 100 people at each site, and
  - (b) not involve the accommodation of more than 5 people in a dwelling, and
  - (c) not involve any shared dining facilities, and
  - (d) implement measures to ensure that:
    - (i) each dwelling is serviced by a separate bathroom, and
    - (ii) cleaning is undertaken in accordance with *Information about routine environmental cleaning and disinfection in the community – Version 1* dated 25 March 2020 and published by the Commonwealth Department of Health, and
    - (iii) people occupying the development maintain a social distance of at least 1.5 metres at all times, and
    - (iv) any food or beverages prepared outside a dwelling is delivered to dwellings for consumption, and
  - (e) be fitted with smoke alarms in accordance with Division 7A of the *Environmental Planning and Assessment Regulation 2000*, and
  - (f) have appropriate foundations and structural support to ensure that it is safe and stable, and is otherwise safe and suitable for habitation, and

- (g) not affect the means of egress from any building in an emergency, and
  - (h) in the case of a change of use of a building or place—be returned to the previous use within 2 months after the expiry of the prescribed period, and
  - (i) in the case of any other development—be removed within 2 months after the expiry of prescribed period.
- (5) In this clause—

***temporary workers' accommodation*** means any habitable buildings and associated amenities erected or used on a temporary basis for the purpose of providing a place of temporary or short-term accommodation for persons working in the energy or resources sector.

The Hon. Rob Stokes, MP  
Minister for Planning and Public Spaces