

Planning Assessment Report

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Lot 3 Dawson Street, Sale VIC 3850

Proposed Telecommunications Facility



Prepared by Catalyst ONE Pty Ltd for Telstra Corporation Limited

Reference: 18473 Sale

Revision: V2

August 2024

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1 Introduction

This Planning Assessment Report (Report) has been prepared by Catalyst ONE Pty Ltd (Catalyst) to support an application for planning permit for a telecommunications facility at Lot 3 Dawson Street, Sale (the proposal). The Report identifies the statutory controls relating to the proposed use and development and provides an assessment of the proposal against these controls.

The subject land is privately owned and is approximately 5.9 hectares in size fronting Dawson Street. The subject land is vacant, containing no buildings or significant structures. There are two separate parcels of land fronting Dawson Street that contain single dwellings that are bordered by the site on three sides.

Telstra Corporation Limited (Telstra) is partnering with Starlink Services LLC (Starlink) to establish Low Earth Orbit (LEO) satellite connectivity to Australians representing a significant investment and benefits for regional and remote communities. The current Telstra-Starlink program involves establishing several ground stations on the eastern seaboard: the functionality involves sending signals to and from LEO satellites which is then connected into the terrestrial (fibre) network via the Telstra exchange. People in regional and remote communities can connect instantly by attaching a simple receiving antenna to their rooftop for immediate connectivity.

Sale was identified as a location which is consistent with the continental architecture / positioning of the ground stations which need to be sufficiently separated to avoid interference and also positioned considering the fibre route connectivity to the exchange and back to capital cities.

From a technical perspective, the site should ideally be within 1.5km of the Telstra Exchange, flat, with good access and power, with a clear view-shed to the sky and outside flood impacted areas. We are conscious of selecting sites which are also compatible with adjoining land uses: the Sale site is within a large vacant lot zoned as 'Farming' and adjoins the industrial area to the east. Whilst it is slightly more than the 1.5km from the exchange, it is deemed technically acceptable.

The subject land and the proposed works are described in more detail in **Section 2** and **Section 3** of the Report.

The respective carriers, as licensed telecommunications carriers, must operate under the provisions of the *Telecommunications Act 1997* (the Act) and the *Telecommunications Code of Practice 2021* (the Code of Practice). In some instances, the Act exempts carriers from the requirements of State and Territory planning laws when the proposed telecommunications facility is a low-impact facility in accordance with the *Telecommunications (Low Impact Facilities) Determination 2018* (the Determination).

A planning permit is sought from Wellington Shire Council (Council) in accordance with the *Planning and Environment Act 1987* (the P&E Act) and the Wellington Planning Scheme (the Scheme) to progress the proposal. A description of the regulatory framework is provided in **Section 4** and an assessment of the environmental impacts associated with the proposed development and its compliance with the regulatory framework is provided in **Section 5**.

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2 Subject Land and Locality

The subject land is a vacant, privately owned parcel covering 5.9 hectares and is described as Lot 3 on Plan of Subdivision 090917. A Certificate of Title is enclosed in **Appendix A**.

The subject land contains a drainage reserve that runs north-south centrally and along the western side of the reserve, with the rest of the subject land being vacant and containing no buildings. The land is fenced off by a stock fence along the boundary with Dawson Street. There are also several internal fences separating different portions of the subject land into fields. The land is generally flat with no significant variations in elevation.

The subject land is bordered by farming and rural residential to the north (opposite Dawson Street), single storey residential to the west, industrial uses to the east and the Godfrey Baldwin Reserve to the south (fronting Raglan Street). There are also two separate land parcels containing single dwellings fronting Dawson Street that are bordered by the subject land on the west, south and east, and Dawson Street to the north. The Dawson Street frontage of the subject land consists of high grasses and open cut drainage with an entry gate at the northeastern corner of the property.

Figures 1 through 5 depict the subject land and its surrounds.



Figure 1: Aerial photograph of the subject land and lot parcels (Source: Nearmap)

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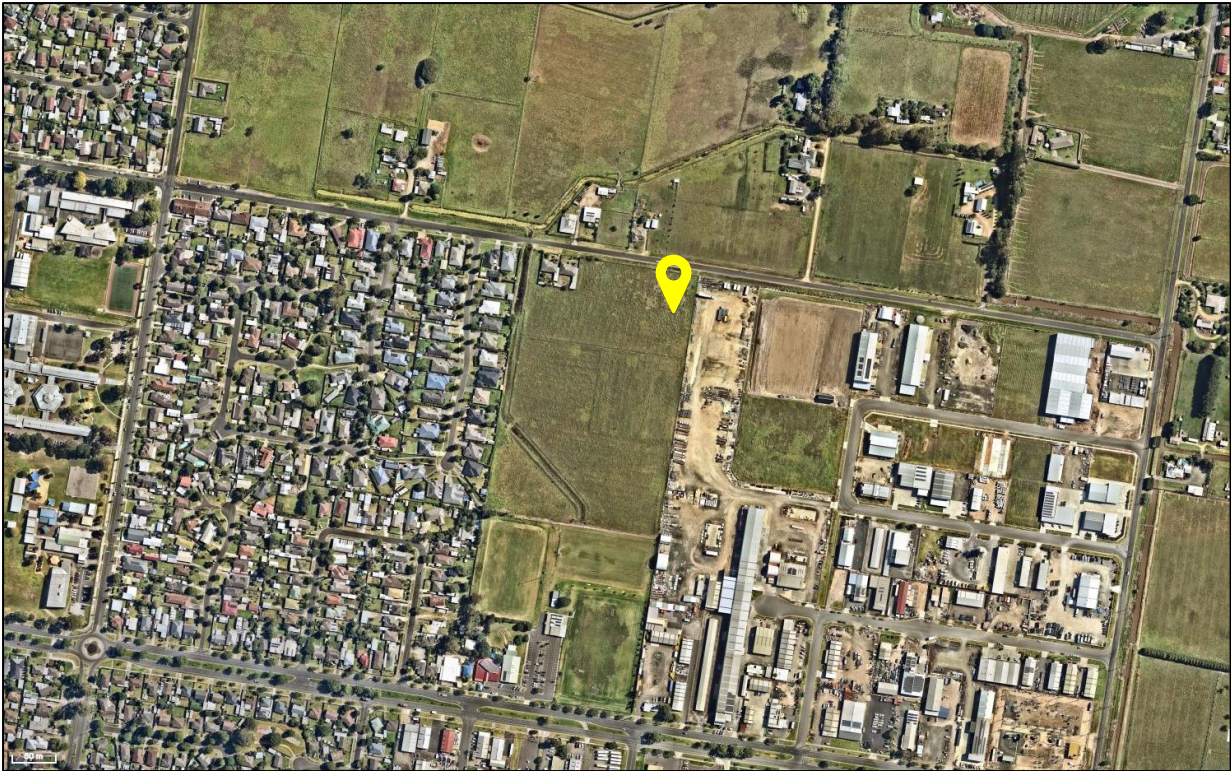


Figure 2: Broader aerial view showing site context (Source: Nearmap)



Figure 3: Drone photo of the site looking south from Dawson Street.

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Figure 4: View of the existing site access from Dawson Street looking south



Figure 5: View of the existing site access from Dawson Street looking southwest

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3 The Proposal

The proposal consists of a LEO ground site to provide Starlink services to the surrounding community. The purpose of the ground infrastructure is to send and receive the network signal from the LEO satellite constellation and direct the signal into a terrestrial network administered by Telstra.

The proposal consists of the following components:

- Establishment of a fenced compound to accommodate the proposed facility.
- Establishment of an access track providing a connection to Dawson Street.
- Installation of forty array dishes within the compound.
- Installation of one Telstra communications hut within the compound.
- Provision of power and fibre connections as required.

Development plans are enclosed in **Appendix B**. Further information on the above components is provided below.

3.1 Proposed fenced compound

The proposal includes a fenced compound located 30 metres from the northern boundary of Dawson Street and set back 6 metres from the eastern boundary. The proposed compound is rectangular and measures 57 metres by 27 metres, and is to be bound by fencing to consist of the following materials and finishes:

- Eastern and southern boundaries to consist of a 2.465 metre high Colorbond fence.
- Western and northern boundaries to consist of a 2.5-metre-high masonry wall.
- Provision of a 4.88 metre wide Colorbond gate on the southern boundary of the compound.

Climb-deterrent wire is also proposed to be installed on the fence to prevent trespass and injury. The colour and finishes of the Colorbond and brick fences will be subject to the detailed design.

The internal compound area is proposed to be cleared of all vegetation, levelled and finished with a 20mm blue metal aggregate to a depth of 100mm.

3.2 Proposed access track

The access for the facility is proposed to consist of a 120-metre-long, 5-metre-wide access track connecting Dawson Street to the southern gate of the compound. A box culvert is proposed for the driveway to allow for the necessary drainage. The gate depicted in **figure 4** above is also proposed to be replaced to allow for access into the site.

3.3 Proposed dish array

The proposal includes an array of forty spherical dishes within the compound in four groups of ten, spaced five metres apart in their respective sections. The purpose of the dishes is to send and receive the signal for the terrestrial fibre network. The profile of each dish is as follows:

- 2.1 metres in diameter per radome.
- 2.7 metres total overall height.
- To be mounted on a concrete base measuring 2.1 metres by 2.1 metres.
- Spacing of 5.0 metres between dishes.

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3.4 Proposed communications hut

The communications hut is proposed to contain the necessary IT equipment to allow transmission of the signal through the Telstra network. The communications hut is to be located on the southwestern corner of the compound and is proposed to have a direct entrance access from the outside of the compound. The communications hut is proposed to measure 2 metres (length) by 2 metres (width).

3.5 Provision of fibre and power utility services

The proposal is to draw a power supply from electrical power pole 2505998 as located opposite Dawson Street. A mower guard will also be installed on the pole to ensure conduit and cable protection, with an electrical pit to be installed at the base of the pole. The power is subsequently proposed to be fed to a power meter cabinet against the compound and subsequently to an equipment head located centrally within the compound.

There is currently no direct terrestrial fibre connection outside of the compound, although a fibre pit is proposed to be located to the west of the driveway and is to be provided separately by Telstra.

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4 Regulatory Framework

The following legislation is relevant to the preparation of this planning assessment report:

- *Telecommunications Act 1997* (“the Act”)
- *Telecommunications Code of Practice 2021* (“the Code of Practice”)
- *Telecommunications (Low-Impact Facilities) Determination 2018* (“the Determination”)
- *Environmental Protection and Biodiversity Act 1999* (“the EPBC Act”)
- *Aboriginal Heritage Act 2006* (“the AH Act”)
- *Aboriginal Heritage Regulations 2018* (“the AH Regulations”)
- *Planning and Environment Act 1987* (“the P&E Act”)
- *Victoria Planning Provisions* (“the VPPs”)
- *Wellington Planning Scheme*.

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4.1 Commonwealth

4.1.1 Telecommunications Act 1997

In 1991, the Commonwealth Government initiated a major reform of the communications industry in Australia. The reforms allowed limited competition until July 1997 at which time full competition was permitted. In July 1997, the Act was introduced, replacing the 1991 Act, which facilitated this competition.

Under the Act, the Government established the Code of Practice which sets out the conditions under which a carrier must operate. Licensed telecommunications carriers must comply with the Act and the Code of Practice for all telecommunication facilities. The Determination, made under subclause 6(3) of Schedule 3 of the Act, establishes the criteria for ‘low-impact’ telecommunications facilities.

A proposal is a low-impact facility if it meets the requirements of the Determination, exempting Carriers from State and Local planning controls. Under the Act and the Determination certain telecommunications facilities cannot be classified as low-impact facilities. In this instance, facility cannot be classified as a low-impact facility under the legislation, and accordingly, State and Local planning laws apply.

4.1.2 Environmental Protection and Biodiversity Act 1999

The EPBC Act relates to the assessment and approval of proposals where those proposals involve actions that have a significant impact on matters of national environmental significance (MNES). Under this legislation, an action will require approval from the Minister of Environment if the action has or is likely to have an impact on a ‘matter of national environmental significance’ (MNES). In the EPBC Act there are nine MNES which must be considered.

- world heritage properties
- national heritage places
- wetlands of international importance (often called ‘Ramsar’ wetlands after the international treaty under which such wetlands are listed)
- nationally threatened species and ecological communities
- migratory species
- Commonwealth marine areas
- the Great Barrier Reef Marine Park
- nuclear actions (including uranium mining)
- a water resource, in relation to coal seam gas development and large coal mining development.

The proposal does not involve the clearing of any native vegetation, and no assessment has therefore been undertaken on the above matters within this report. The subject land is not located within the curtilage of any world, national, commonwealth, state or local heritage lists or registers.

4.2 State

4.2.1 Aboriginal Heritage Act 2006 and Aboriginal Heritage Regulations 2007

The AH Act and the AH Regulations provide for the protection of Aboriginal cultural heritage in Victoria. Aboriginal heritage is defined in the Act as “Aboriginal places, Aboriginal objects and Aboriginal human remains”. The regulations are intended to provide for the effective protection and management of Aboriginal Cultural Heritage in Victoria by, amongst other things, specifying the circumstances in which a cultural heritage management plan (CHMP) is required and prescribing standards for the preparation of CHMPs.

Refer to Section 6.1 in this report for an assessment under the AH Act and the AH Regulations.

4.2.2 Planning and Environment Act 1987

The P&E Act provides the framework for the use, development and protection of land in Victoria. It sets out the principles of the planning system and established the legal instruments, including the VPPs, that manage the planning system and the relevant procedural matters arising from proposals to use and develop land.

4.2.3 Victoria Planning Provisions

The VPPs provide the long-term framework for land use planning objectives in Victoria. The VPPs require all local authorities to implement planning schemes in accordance with the VPPs. The Planning Policy Framework (PPF) provides a consistent framework for the assessment of planning proposals. Section 5 in this report provides an assessment of Clause 19.03-4S Telecommunications as identified as relevant to the proposal.

4.3 Local

4.3.1 The Wellington Planning Scheme

The subject site is located within the local government area of Wellington Shire Council and is therefore subject to the statutory controls of the Wellington Planning Scheme, which sets out controls for the use and development of land and provides an assessment framework for any proposals to use and develop land.

The site is in the Farming Zone pursuant to Clause 35.07 of the Scheme. The proposal is also justified against the following overlays as identified as relevant to the proposal:

- Clause 43.02 Design and Development Overlay (Schedule 6)
- Clause 45.01 Public Acquisition Overlay (Map 3)

Telecommunications Infrastructure is referred to in the Particular Provisions of the Wellington Planning Scheme. The provisions at Clause 52.19-1 for a permit for buildings and works apply to this proposal as it is not one exempted under Clause 52.19. Section 5 of this report addresses the Wellington Planning Scheme provisions noted above.

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Figure 6 below provides a map depicting the zoning of the proposal.



Figure 6: Zoning Map depicting the proposal within the Farming Zone.

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5 Planning Assessment

5.1 Planning Policy Framework

The PPF sets out the broad planning policies for Victoria and is common in all Victorian planning schemes. In this case, Clause 19.03-4S Telecommunications has been identified as relevant to the proposal. The objective of Clause 19.03-4S is to facilitate the orderly development, extension and maintenance of telecommunication infrastructure.

Strategies include:

- *Facilitate the upgrading and maintenance of telecommunications facilities.*
- *Ensure that modern telecommunications facilities are widely accessible and that the telecommunications needs of business, domestic, entertainment and community services are met.*
- *Encourage the continued deployment of telecommunications facilities that are easily accessible by:*
 - *Increasing and improving access for all sectors of the community to the telecommunications network.*
 - *Supporting access to transport and other public corridors for the deployment of telecommunications networks in order to encourage infrastructure investment and reduce investor risk.*
- *Ensure a balance between the provision of telecommunications facilities and the need to protect the environment from adverse impacts arising from telecommunications infrastructure.*
- *Co-locate telecommunications facilities wherever practical.*
- *Planning should have regard to national implications of a telecommunications network and the need for consistency in infrastructure design and placement.*

The PPF recognises the importance of telecommunications facilities whilst acknowledging the need to ensure the environment and the amenity of areas do not suffer from adverse impacts. In line with the PPF, the proposal aims to ensure the orderly provision of services to Sale, with the location being carefully chosen to minimise impacts to the surrounding area. Whilst it is acknowledged that some amenity impacts are associated with the proposal, the importance of the services to the community are recognised in the PPF.

The proposal is considered to be appropriately located and designed. It is within the townsite where it can best be utilised by the community, and its location on the property is directly adjacent to an industrial area. The setbacks have been chosen to avoid impacts on the streetscape and the residential area to the west. The brick construction of the compound wall ensures that any impact relating to noise from the equipment is minimised as much as possible.

Telecommunications facilities are utility installations and serve a fundamental purpose in the provision of important communication services. The proposal is therefore consistent with the PPF in Clauses 19.03-4R and 19.03-4S outlined above.

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5.2 Zoning

The site is located in the Farming Zone, with the purpose specified at Clause 36.01:

- *To implement the Municipal Planning Strategy and the Planning Policy Framework.*
- *To provide for the use of land for agriculture.*
- *To encourage the retention of productive agricultural land.*
- *To ensure that non-agricultural uses, including dwellings, do not adversely affect the use of land for agriculture.*
- *To encourage the retention of employment and population to support rural communities.*
- *To encourage use and development of land based on comprehensive and sustainable land management practices and infrastructure provision.*
- *To provide for the use and development of land for the specific purposes identified in a schedule to this zone.*

Under Clause 35.07-1 any use listed in Clause 62.01 that meets the requirements of 62.01 is a Section 1, permit not required use. Clause 62.01 provides:

Any requirement in this scheme relating to the use of land, other than a requirement in the Public Conservation and Resource Zone, does not apply to:

- *The use of land for a telecommunications facility.*

A telecommunications facility is therefore a Section 1 use, and a permit is not required for the use of the land.

Decision guidelines at Clause 35.07- 6 state the following:

Before deciding on an application to use or subdivide land, construct a building or construct or carry out works, in addition to the decision guidelines in Clause 65, the responsible authority must consider, as appropriate:

- *The Municipal Planning Strategy and the Planning Policy Framework.*
- *Any Regional Catchment Strategy and associated plan applying to the land.*
- *The capability of the land to accommodate the proposed use or development, including the disposal of effluent.*
- *How the use or development relates to sustainable land management.*
- *Whether the site is suitable for the use or development and whether the proposal is compatible with adjoining and nearby land uses.*
- *How the use and development makes use of existing infrastructure and services.*

There are no identified abovementioned incorporated documents that relate to the proposal. The site is capable of accommodating the proposed use and it is considered appropriate.

The following considerations apply for agricultural issues and the impacts from non-agricultural uses.

- *Whether the use or development will support and enhance agricultural production.*
- *Whether the use or development will adversely affect soil quality or permanently remove land from agricultural production.*
- *The potential for the use or development to limit the operation and expansion of adjoining and nearby agricultural uses.*
- *The capacity of the site to sustain the agricultural use.*
- *The agricultural qualities of the land, such as soil quality, access to water and access to rural infrastructure.*
- *Any integrated land management plan prepared for the site.*

- *Whether Rural worker accommodation is necessary having regard to:*
- *The nature and scale of the agricultural use.*
- *The accessibility to residential areas and existing accommodation, and the remoteness of the location.*
- *The duration of the use of the land for Rural worker accommodation.*

In relation to how the surrounding horticultural land is used, produce growers rely on an effective network connection for sowing, monitoring, growing and selling of produce. Furthermore, the proposal can also assist with monitoring and measuring the weather, communicating, fighting fire, managing emergencies, paying staff and bills, accessing medical and mental health support, researching new ideas and improving the ways food is grown to ensure less of an environmental impact in a changing climate and for an increasing global population.

The below considerations apply regarding environmental issues:

- *The impact of the proposal on the natural physical features and resources of the area, in particular on soil and water quality.*
- *The impact of the use or development on the flora and fauna on the site and its surrounds.*
- *The need to protect and enhance the biodiversity of the area, including the retention of vegetation and faunal habitat and the need to revegetate land including riparian buffers along waterways, gullies, ridgelines, property boundaries and saline discharge and recharge area.*
- *The location of on-site effluent disposal areas to minimise the impact of nutrient loads on waterways and native vegetation.*

The proposal does not require a water connection. The site has previously been cleared, and only grass is anticipated with no native vegetation. There is therefore a minimal environmental impact associated with the proposal.

The below considerations apply regarding design and siting issues:

- *The need to locate buildings in one area to avoid any adverse impacts on surrounding agricultural uses and to minimise the loss of productive agricultural land.*
- *The impact of the siting, design, height, bulk, colours and materials to be used, on the natural environment, major roads, vistas and water features and the measures to be undertaken to minimise any adverse impacts.*
- *The impact on the character and appearance of the area or features of architectural, historic or scientific significance or of natural scenic beauty or importance.*
- *The location and design of existing and proposed infrastructure including roads, gas, water, drainage, telecommunications and sewerage facilities.*
- *Whether the use and development will require traffic management measures.*
- *The need to locate and design buildings used for accommodation to avoid or reduce noise and shadow flicker impacts from the operation of a wind energy facility if it is located within one kilometre from the nearest title boundary of land subject to:*
 - *A permit for a wind energy facility; or*
 - *An application for a permit for a wind energy facility; or*
 - *An incorporated document approving a wind energy facility; or*
 - *A proposed wind energy facility for which an action has been taken under section 8(1), 8(2), 8(3) or 8(4) of the Environment Effects Act 1978.*
- *The need to locate and design buildings used for accommodation to avoid or reduce the impact from vehicular traffic, noise, blasting, dust and vibration from existing or proposed extractive industry operation if it is located within 500 metres from the nearest title boundary of land on which a work authority has been applied for or granted under the Mineral Resources (Sustainable Development) Act 1990.*

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The proposal has been carefully designed and located to avoid any impact on the surrounding area. This has been done through setting the proposal back from Dawson Street and thereby minimising any impact on the streetscape and its character.

Noise assessment

An preliminary assessment of potential noise from mechanical and air conditioning unit was undertaken, with the recommendations incorporated into the design.

To any possible noise impacts associated with the proposal in addition to the proposal being set back from any nearby dwelling, the western and northern walls will be sized appropriately as needed to mitigate the noise impact on sensitive receivers. Particular focus has been given specifically to the dwellings between 326 to 328 Dawson Street, together with the residential on the eastern side of Thornley Court located to the west of the proposal.

The proposal based on the above is considered to meet the requirements for siting and design as relevant to the zoning.

5.3 Overlays

The following overlays are considered to apply to the site:

5.3.1 Clause 43.02 Design and Development Overlay (Schedule 6)

The objective of Clause 43.02 is to ensure that building height does not adversely affect the operation of the East Sale Royal Australian Air Force Base (RAAF Base East Sale).

The proposed development will be no more than three metres in height at any point, and it's not anticipated there would be any adverse impact on the East Sale Royal Australian Air Force Base or its operations.

The proposal would require a separate application to the Minister for Defence under Part 11A of the *Defence Regulation 2016* (the Defence Regulations) made under the *Defence Act 1903*. The Defence Regulations specify at Part 11A Defence aviation areas for which there are approvals for certain activities that may interfere with Defence aviation-related communications, navigation or surveillance. Division 1 68B (e) provides:

(e) a reference to an object hazardous to aircraft or to aviation-related communications, navigation or surveillance is to be read as a reference to an object:

(i) that is, or may become, an obstacle or hazard to aircraft; or

(ii) that interferes, or may interfere, with the control of aircraft; or

(iii) that interferes, or may interfere, with aviation-related communications, navigation or surveillance required for the control of aircraft or for the defence of Australia.

The proposal includes the installation of infrastructure that has potential to meet an item referenced in 68B (e) and an application for approval under Division 2 68J should be made in accordance with the Defence Regulations. The proposal would be carried out in accordance with any approval under Division 2 68K of the Defence Regulations.

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5.3.2 Clause 45.01 Public Acquisition Overlay (Map 3)

The subject land is subject to a Public Acquisitions Overlay for the purpose of a “park” according to the schedule to Clause 45.01 Public Acquisition Overlay. Decision guidelines for this overlay are as follows:

- *The Municipal Planning Strategy and the Planning Policy Framework.*
- *The effect of the proposed use or development on the purpose for which the land is to be acquired as specified in the schedule to this overlay.*

There is sufficient space on the subject land to accommodate the proposed facility and other proposed uses as required. The overlay for future public acquisition is ostensibly for long term public recreation. Council has confirmed that acquisition and expansion of land the expansion of public recreation area northwards (from the formal recreation area off Raglan Street) into the private lot is not likely in the short to medium term. However, in the unlikely event that the schedule for this acquisition of private land and expansion of formal recreation facilities be brought forward, there would still be substantial room for expansion in the area to the south of the proposed ground station. The proposal is therefore not inconsistent with this potential future use: an indicative diagram in **Figure 7** below demonstrates this.



Figure 7: Indicative layout relating to the future of acquisition of land for Ballin Reserve.

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5.4 Particular Provisions

5.4.1 Clause 52.19 Telecommunications Facility

Clause 52.19 of the Wellington Planning Scheme has particular requirements for the provision of telecommunications infrastructure.

The purpose of Clause 52.19 is:

To ensure that telecommunications infrastructure is provided in an efficient and cost-effective manner to meet community needs.

To facilitate an effective state-wide telecommunications network consistent with proper and orderly planning.

To support the provision of telecommunications facilities with minimal impact on the amenity of the area.

Under Clause 52.19, a permit is required to construct a building or construct or carry out works for a telecommunications facility.

Clause 52.19-5 of the Wellington Planning Scheme provides decision guidelines for the assessment of a Telecommunications Facility. These are:

Before deciding on an application, in addition to the decision guidelines of Clause 65, the responsible authority must consider, as appropriate:

- *The design, siting, construction and operation of the telecommunications facility.*
- *The effect of the telecommunications facility on adjacent land.*

In relation to the design, siting, construction and operation of the telecommunications facility, the subject site will be seen in the context of the streetscape from passing vehicles and pedestrian movement. Views of the proposal will include momentary glimpses from vehicle traffic, and moderate visibility from foot traffic considering the 30-metre setback. The proposal has been sited appropriately to minimise visual impact associated with the development. Visual impact and the effect the proposed facility has on the visual amenity.

In relation to the effect of the proposal on adjacent land, it has been noted the proposed location of the facility is optimally located to avoid any impact on the amenity, resulting from its visibility, noise emissions, or otherwise.

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6 Other Impacts

6.1 Heritage

6.1.1 Indigenous

The AH Act and the AH Regulations provide for the protection of Aboriginal cultural heritage in Victoria. To determine whether a Cultural Heritage Management Plan (CHMP) is required under the AH Act and the AH Regulations there are three triggers for a telecommunications facility:

- The site must be in an identified area of cultural heritage sensitivity;
- The ground must not have been significantly disturbed; and
- The proposal is a “high impact” activity, which for a telecommunications facility includes an underground telecommunications line of over 500 metres.

If all three apply to a proposal, a CHMP is required. The subject site is not identified as an area of 'cultural heritage sensitivity' that has not previously been subject to 'significant ground disturbance' and is not associated with the use of land identified as a high impact activity. It is therefore submitted that the proposal is not subject to the requirements of CHMP and that the proposal does not require approval under the relevant legislation.

It is considered that the area is of low archaeological sensitivity. However, should any item of archaeological importance be discovered during the construction, work would cease immediately, and all appropriate authorities would be notified.

6.1.2 Non-Indigenous

Heritage registers exist at the Commonwealth, state and local level. The proposed facility will not have a significant impact on a place that is entered in a register relating to heritage conservation, a terrestrial or marine reserve for nature conservation purposes, a site on the world heritage list or a place covered by International Treaties.

6.2 Electromagnetic Energy

In Australia, the Australian Communications and Media Authority (ACMA) is responsible for regulating electromagnetic energy (EME) from mobile phone base stations. The Australian standard, known as the *Standard for Limiting Exposure to Radiofrequency Fields – 100 kHz to 300 GHz (2021), RPS S-1*, was published by the Australian Radiation Protection and Nuclear Safety Agency (ARPANSA) in 2021. The Australian standard is based upon recommendations from International Commission for Non-Ionizing Radiation Protection (ICNIRP), an agency associated with the World Health Organization (WHO).

EME from mobile phone base stations would normally comply with the Australian Communications and Media Authority (ACMA) EME regulatory arrangements. To demonstrate compliance with the standard, ARPANSA created a prediction report using a standard methodology to analyse the maximum potential impact of any new telecommunications facility. Carriers are obliged to undertake this analysis for each new facility and make it publicly available, in an Environmental EME Report.

To fulfil the Environmental EME Report's purpose of informing the public relating to the predicted exposure levels, values are generally calculated and are provided for a flat landscape at 1.5 m above ground level. Starlink gateways however will generally beam upward at an angle of 25 degrees or more,

and therefore will not transmit EME at any point near the ground. It is therefore not possible to produce an Environmental EME Report for the proposal.

Further to the above, Starlink designs the antennas and sites to ensure people cannot unknowingly access the locations where the power density could exceed the limits set by ARPANSA. Appropriate signage will also be placed around the site to warn of radiofrequency radiation, and power switches to turn off antennas are accessible should a site need to be accessed by authorised personnel.

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7 Conclusion

This report provides the necessary information to support the application for a planning permit for a telecommunications facility at Lot 3 Dawson Street, Sale. An assessment of the proposed development has been undertaken with a view to ensuring that the proposal complies with relevant requirements of the Wellington Planning Scheme.

Support for telecommunications facilities, the need to achieve a suitable balance of provision of services and limits to amenity impacts, and the importance of net community benefit is recognised in the VPPs.

The proposal is of a suitable location and design, and it would not decrease the general amenity of the area, nor have detrimental impacts on the surrounding area. It is submitted that the proposed use will not be in conflict with surrounding land uses, nor will it decrease the general amenity of the area or have a detrimental impact on the local environment.

The proposal is consistent with the Wellington Planning Scheme including the purpose and objectives of the Farming Zone. The development ensures that telecommunications infrastructure and services are provided in an efficient and cost-effective manner to meet community needs, whilst having a minimal impact on the amenity of the area.

Approval of the proposed development will be consistent with the following documents:

- The VPPs.
- The PPF and the LPPF.
- The zone and overlay controls, including all relevant objectives and decision guidelines.

The subject site is suitable for the proposed development, which demonstrates compliance with all relevant legislation and guidelines. Subject to the outcomes of appropriate referrals to relevant authorities, it is recommended that Wellington Shire Council approve the Application for Planning Permit.

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Appendix B – Development Plans

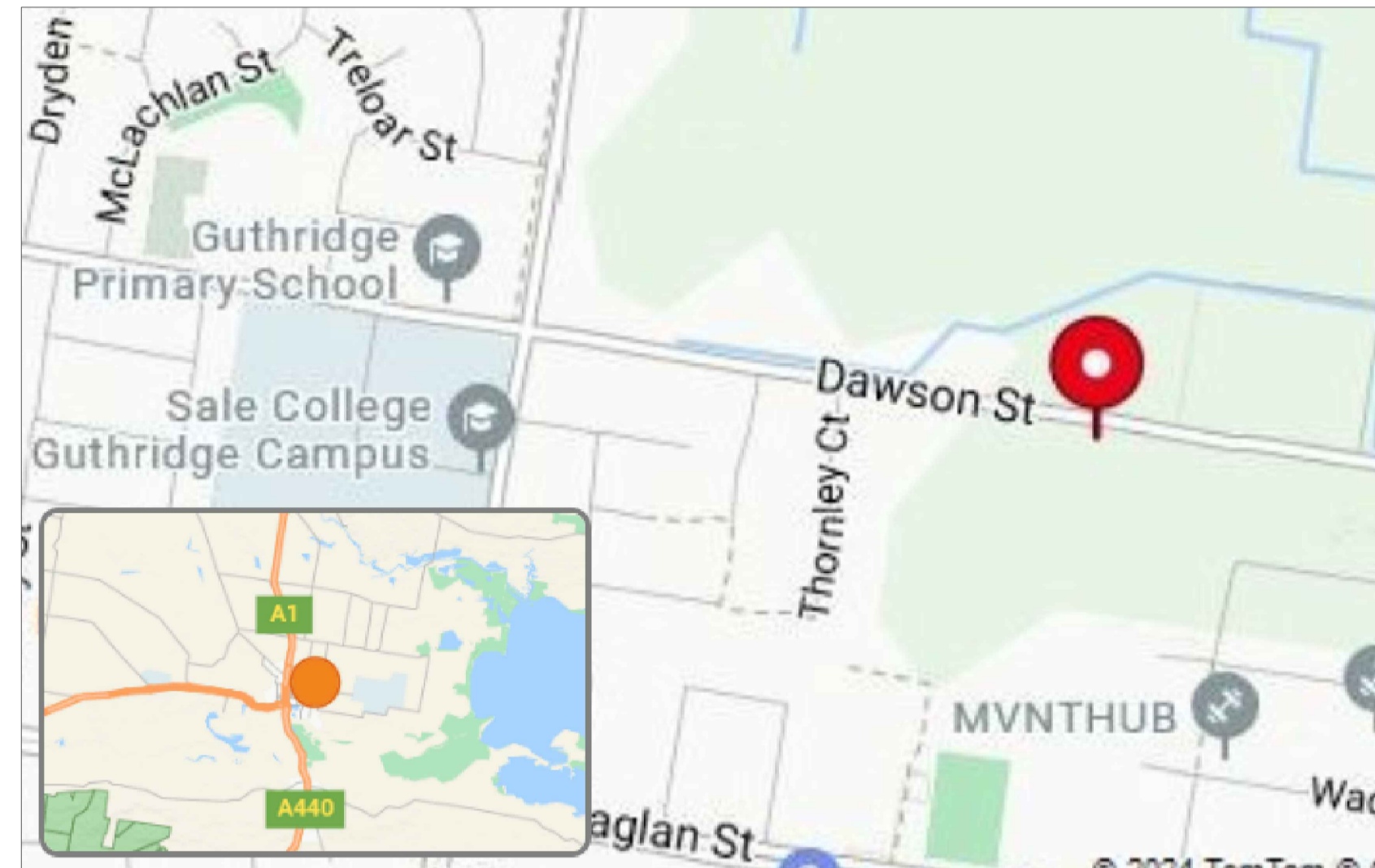
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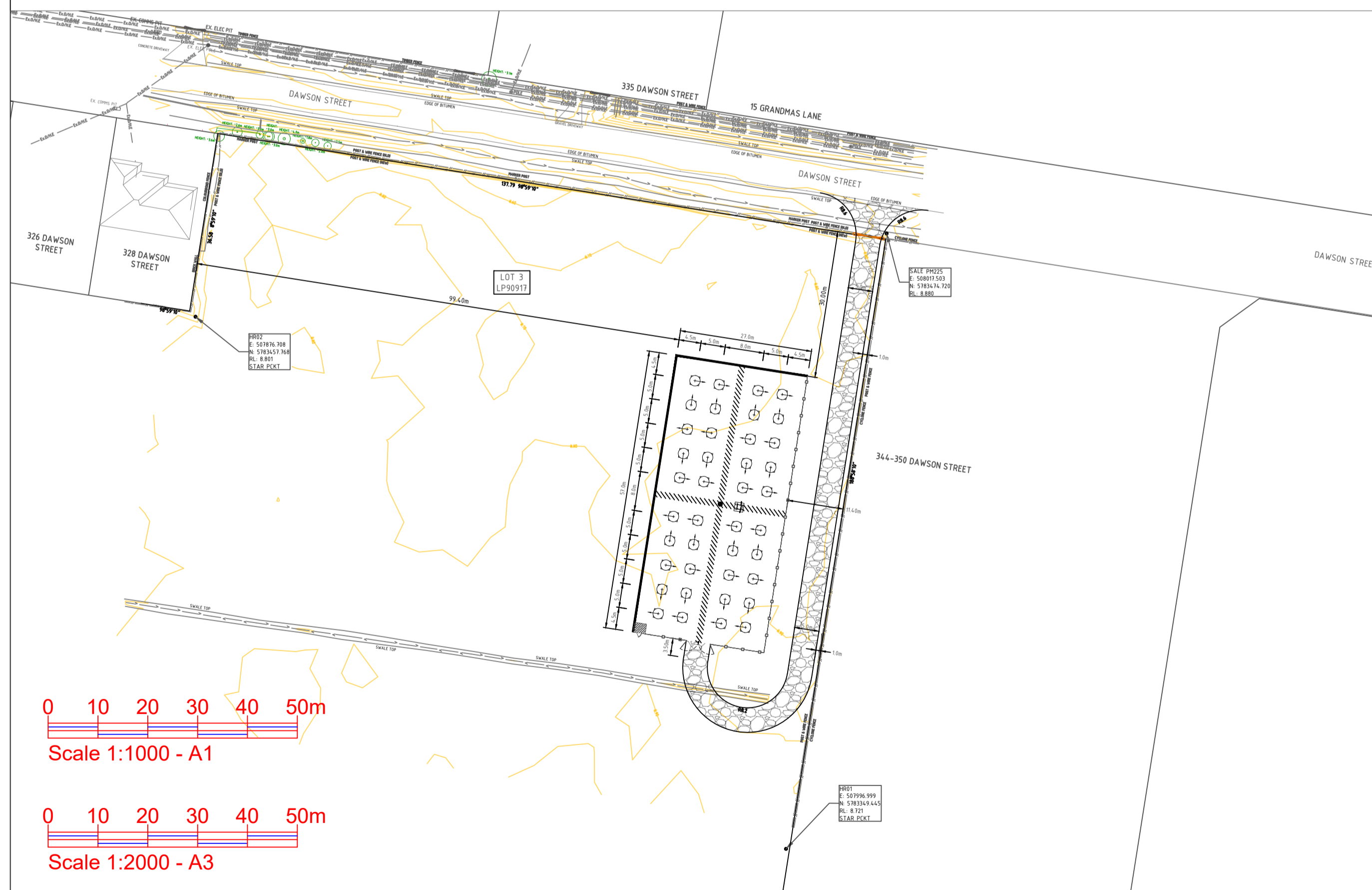
LOT 3, DAWSON ST, SALE, VIC 3850

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Sheet No.	Sheet No.	Sheet No.
1	OV-1	SITE INFO AND OVERVIEW
2	C01	COMPOUND PLAN
3	C02	LAND TOPOGRAPHIC SURVEY
4	C03	SITE GRADING AND CLEARING PLAN
5	C04	TYPICAL CROSS SECTION AND ELEVATION DETAILS
6	C05	FOUNDATION DETAILS
7	C06	FENCE DETAILS
8	C07	SIGNAGE
10	C08	CABLE TRAY DETAILS
11	C09	COMPOUND EARTHING
12	C10	POWER SLD (1/2)
13	C11	POWER SLD (2/2)




SITE DETAILS			
SITE DETAILS	VIC - SPACE X	NO. OF ANTENNAS	40
ADDRESS	LOT 3, DAWSON ST, SALE, VIC 3850	NO. OF BACKUP GENERATOR	0
ACCESS	RESTRICTED - CONTACT PROPERTY OWNER		
ACCESS COMMENT	N/A		
SPECIAL REQUIREMENTS OTHERS	RESTRICTED ACCESS - SPACE X SITE		

ADDRESS :
LOT 3, DAWSON ST, SALE, VIC 3850


DETAILS :
AREA : 59792.15 m²
PARCEL STATUS : APPROVED
PARCEL TYPE : -
PLAN NUMBER : 3\LP90917
LOT NUMBER : 3
LOCALITY : SALE
STATE : VIC


ISSUED FOR REVIEW

C	ISSUED FOR REVIEW	PK	17/07/2024
B	ISSUED FOR REVIEW	PK	03/07/2024
A	ISSUED FOR REVIEW	PK	27/06/2024
A	ISSUED FOR REVIEW	MM	21/06/2024
REV	AMENDMENTS	APP'D	DATE




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SHIRE COUNCIL
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SHEET TITLE
SITE INFO & OVERVIEW

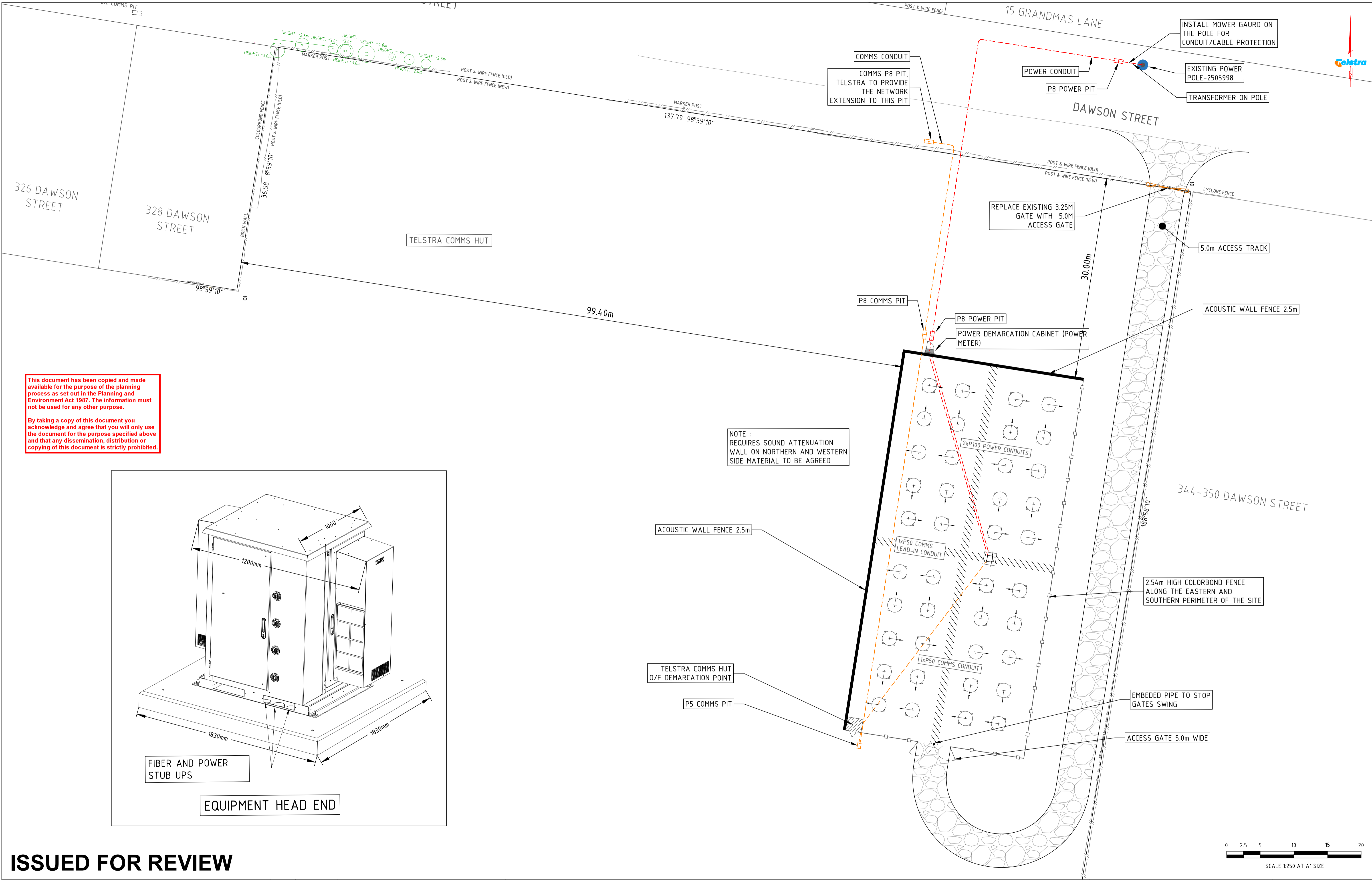
Designed	P.KORDAS	Drawn	P.KORDAS
Designed	L.LEWIS	Drawn	L.LEWIS
Checked	M.MARUCCI	Authorised	M.MARUCCI

SPACE-X - SALE
DAWSON STREET, SALE
VICTORIA 3850
WELLINGTON SHIRE COUNCIL

JOB No:18473
TELSTRA - SPACE-X - SALE

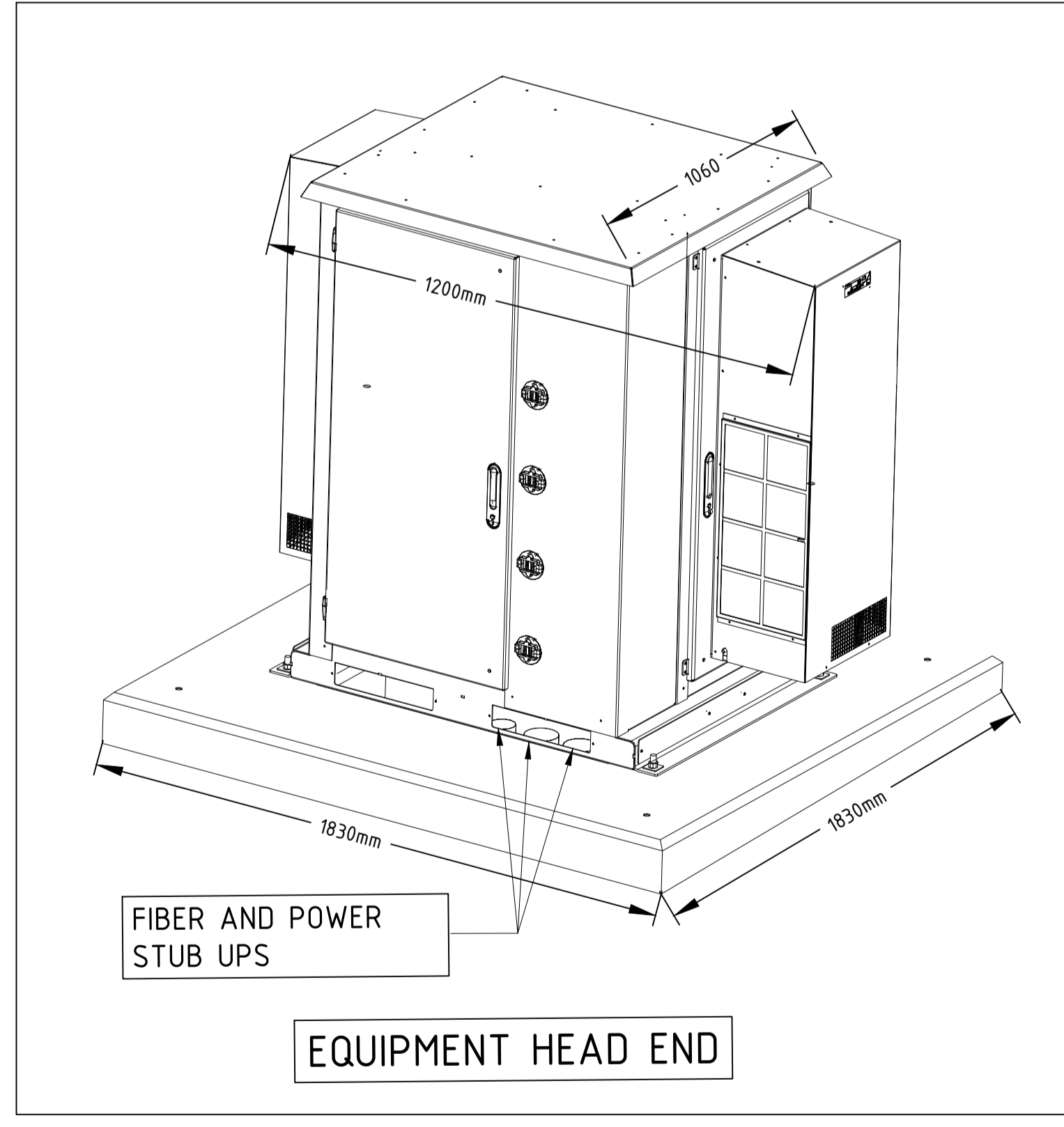
JOB Status
ISSUED FOR REVIEW

DRAWING NUMBER
OV1



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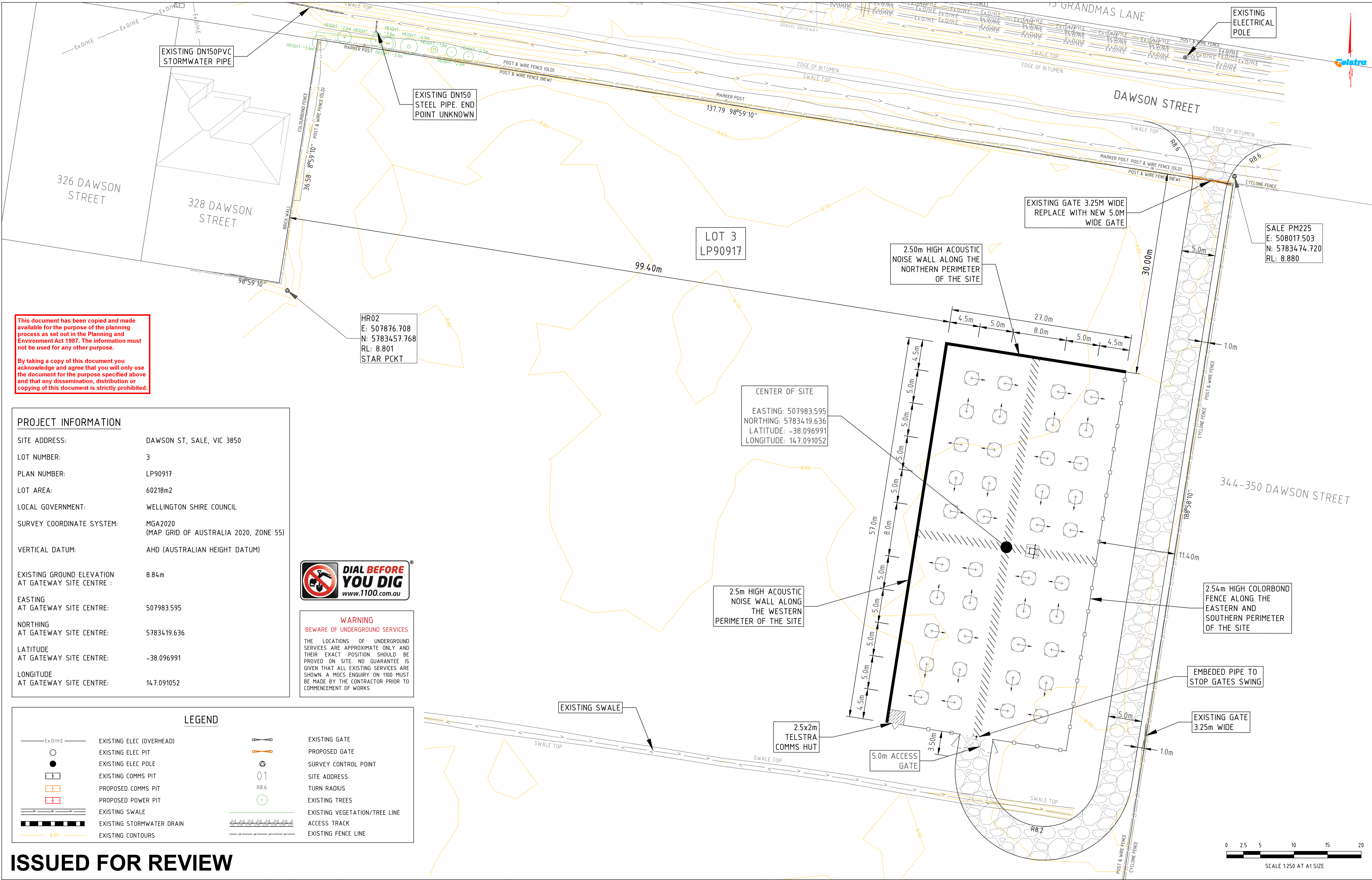


ISSUED FOR REVIEW

REV	AMENDMENTS	APP'D	DATE
C	ISSUED FOR REVIEW	PK	17/07/2024
B	ISSUED FOR REVIEW	PK	03/07/2024
A	ISSUED FOR REVIEW	PK	27/06/2024
A	ISSUED FOR REVIEW	MM	21/06/2024



SHEET TITLE COMPOUND PLAN				SPACE-X - SALE DAWSON STREET, SALE VICTORIA 3850 WELLINGTON SHIRE COUNCIL		DRAWING NUMBER C01	
Designed	P.KORDAS	Drawn	P.KORDAS	JOB No:18473	TELSTRA - SPACE-X - SALE	Rev	C
Designed	L.LEWIS	Drawn	L.LEWIS	JOB Status	ISSUED FOR REVIEW		
Checked	M.MARUCCI	Authorised	M.MARUCCI				



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PROJECT INFORMATION	
SITE ADDRESS:	DAWSON ST, SALE, VIC 3850
LOT NUMBER:	3
PLAN NUMBER:	LP90917
LOT AREA:	60218m ²
LOCAL GOVERNMENT:	WELLINGTON SHIRE COUNCIL
SURVEY COORDINATE SYSTEM:	MGA2020 (MAP GRID OF AUSTRALIA 2020, ZONE 55)
VERTICAL DATUM:	AHD (AUSTRALIAN HEIGHT DATUM)
EXISTING GROUND ELEVATION AT GATEWAY SITE CENTRE :	8.84m
EASTING AT GATEWAY SITE CENTRE:	507983.595
NORTHING AT GATEWAY SITE CENTRE:	57834.19.636
LATITUDE AT GATEWAY SITE CENTRE:	-38.096991
LONGITUDE AT GATEWAY SITE CENTRE:	147.091052

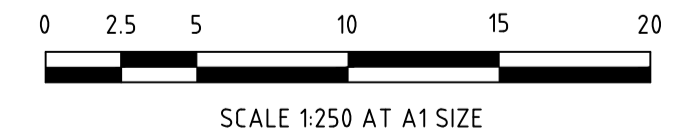


WARNING
BEWARE OF UNDERGROUND SERVICES

THE LOCATIONS OF UNDERGROUND SERVICES ARE APPROXIMATE ONLY AND THEIR EXACT POSITION SHOULD BE PROVED ON SITE. NO GUARANTEE IS GIVEN THAT ALL EXISTING SERVICES ARE SHOWN. A MOBS ENQUIRY ON 1100 MUST BE MADE BY THE CONTRACTOR PRIOR TO COMMENCEMENT OF WORKS

LEGEND			
Ex D/H/E	EXISTING ELEC (OVERHEAD)		EXISTING GATE
	EXISTING ELEC PIT		PROPOSED GATE
	EXISTING ELEC POLE		SURVEY CONTROL POINT
	EXISTING COMMS PIT		SITE ADDRESS
	PROPOSED COMMS PIT		TURN RADIUS
	PROPOSED POWER PIT		EXISTING TREES
	EXISTING SWALE		EXISTING VEGETATION/TREE LINE
	EXISTING STORMWATER DRAIN		ACCESS TRACK
	EXISTING CONTOURS		EXISTING FENCE LINE

ISSUED FOR REVIEW



REV	AMENDMENTS	APP'D	DATE
C	ISSUED FOR REVIEW	PK	17/07/2024
B	ISSUED FOR REVIEW	PK	03/07/2024
A	ISSUED FOR REVIEW	PK	27/06/2024
A	ISSUED FOR REVIEW	MM	21/06/2024



SHEET TITLE				DRAWING NUMBER	
LAND TOPOGRAPHIC SURVEY				C02	
Designed	P.KORDAS	Drawn	P.KORDAS	JOB No:18473	
Designed	L.LEWIS	Drawn	L.LEWIS	TELSTRA - SPACE-X - SALE	
Checked	M.MARUCCI	Authorised	M.MARUCCI	JOB Status	ISSUED FOR REVIEW

SPACE-X - SALE
DAWSON STREET, SALE
VICTORIA 3850
WELLINGTON SHIRE COUNCIL

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NOTES :

1. SITE TO BE GRADED TO A MINIMUM 1% FALL AND MAXIMUM OF 2% FALL
2. CUT AND FILL BATTER IS 1 IN 4 UNLESS NOTED OTHERWISE.
3. CONTRACTOR TO CONFIRM THE LOCATION AND DEPTH OF ANY SERVICES PRIOR TO CONSTRUCTION.
4. EXTENT OF TREE OR OTHER CLEARING TO BE REVIEWED BY THE CONTRACTOR WHEN IT IS REQUIRED. ENSURE 25 DEG CLEAR SIGHT LINE OF THE ANTENNAS CAN BE ACHIEVED.
5. DRAWINGS ARE TO BE READ IN CONJUNCTION WITH ELECTRICAL, COMMUNICATIONS AND OTHER RELEVANT DRAWINGS AND SPECIFICATIONS.

LEGEND:			
	EXISTING FENCE LINE		PROPOSED ACCESS TRACK
	EXISTING ELEC (OVERHEAD)		PROPOSED COLORBOND FENCE
	EXISTING ELEC PIT		PROPOSED ACOUSTIC NOISE WALL
	EXISTING ELEC POLE		FILL BATTER
	EXISTING COMMS PIT		CUT BATTER
	EXISTING SWALE		PROPOSED CONTOURS
	EXISTING STORMWATER DRAIN		FINISHED SURFACE LEVEL
	EXISTING CONTOURS		EXISTING SURFACE LEVEL
	EXISTING GATE		PROPOSED COMMS CONDUIT
	EXISTING TREES		PROPOSED ELECTRICAL CONDUIT
	EXISTING VEGETATION/TREE LINE		PROPOSED COMMS PIT
	PROPOSED GATE		PROPOSED ELECTRICAL PIT
	SURVEY CONTROL POINT		TURN RADIUS
	SITE ADDRESS		PROPOSED STORMWATER DRAIN

ISSUED FOR REVIEW

C	ISSUED FOR REVIEW	PK	17/07/2024
B	ISSUED FOR REVIEW	PK	03/07/2024
A	ISSUED FOR REVIEW	PK	27/06/2024
A	ISSUED FOR REVIEW	MM	21/06/2024
REV	AMENDMENTS	APP'D	DATE

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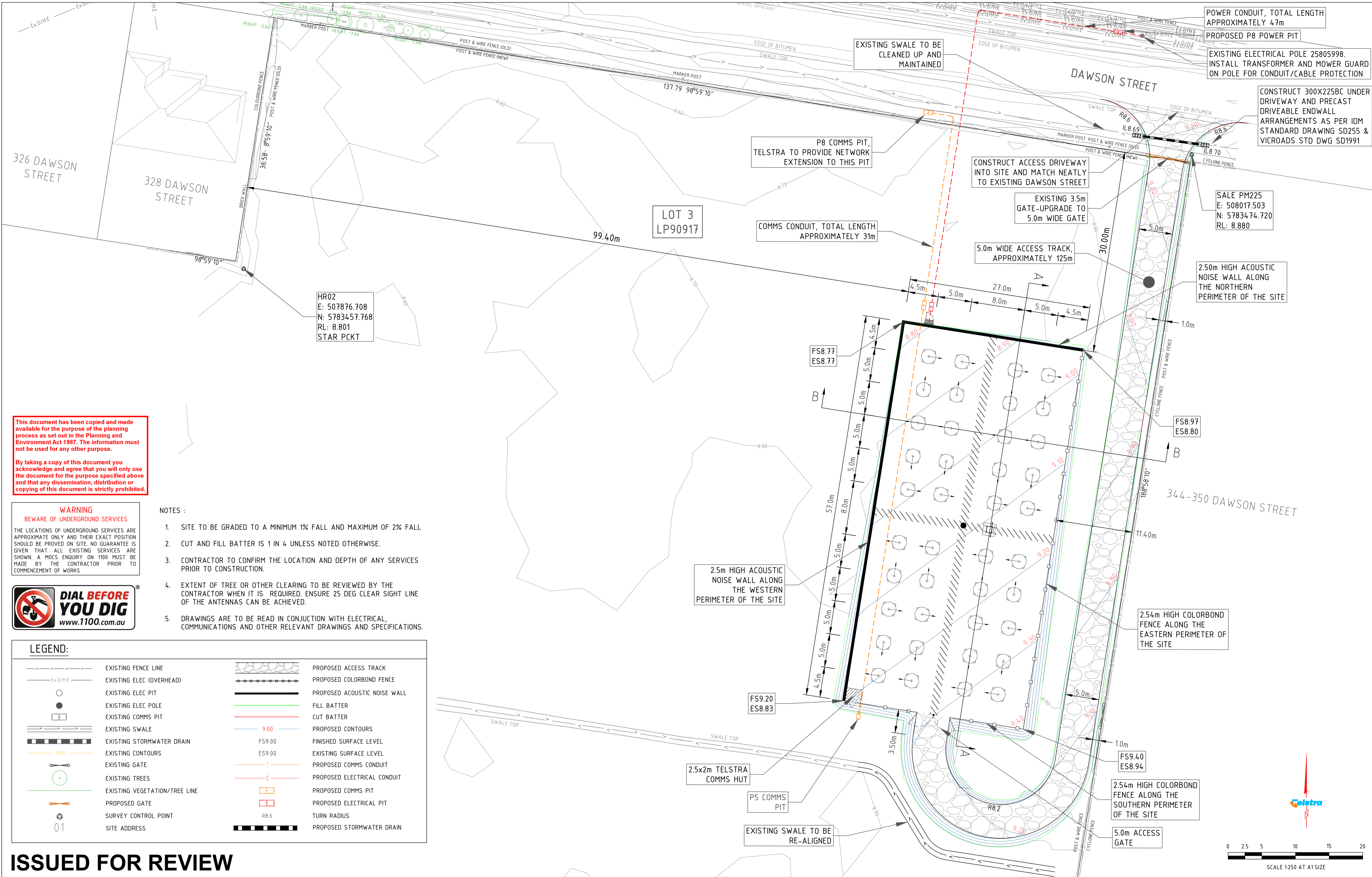
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Designed	P.KORDAS	Drawn	P.KORDAS
Designed	L.LEWIS	Drawn	L.LEWIS
Checked	M.MARUCCI	Authorised	M.MARUCCI

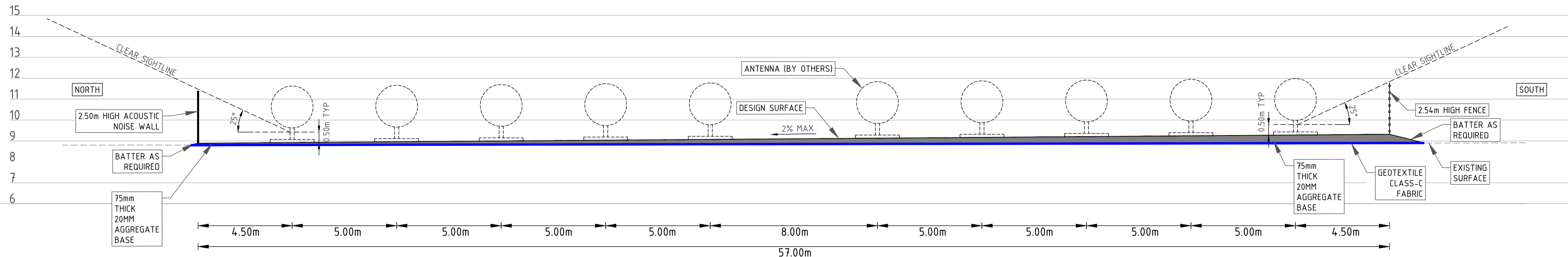
SPACE-X - SALE
DAWSON STREET, SALE
VICTORIA 3850
WELLINGTON SHIRE COUNCIL

JOB No:18473
TELSTRA - SPACE-X - SALE

JOB Status
ISSUED FOR REVIEW

DRAWING NUMBER	C03
Rev	C

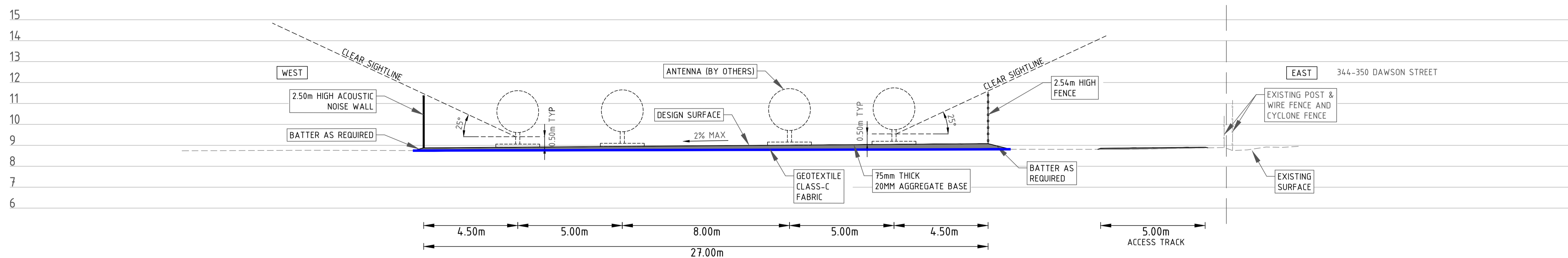




SECTION A-A
SCALE 1:100 @ A1

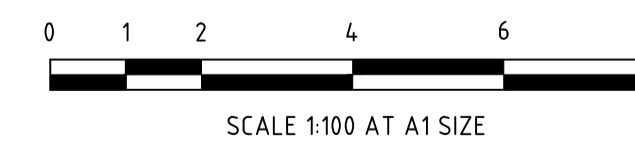
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SECTION B-B
SCALE 1:100 @ A1

- NOTES:
1. SITE TO BE GRADED TO A MINIMUM 1% FALL AND MAXIMUM OF 2% FALL.
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 3. CONTRACTOR TO CONFIRM THE LOCATION AND DEPTH OF ANY SERVICES PRIOR TO CONSTRUCTION.
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REV	AMENDMENTS	APP'D	DATE
C	ISSUED FOR REVIEW	PK	17/07/2024
B	ISSUED FOR REVIEW	PK	03/07/2024
A	ISSUED FOR REVIEW	PK	27/06/2024
A	ISSUED FOR REVIEW	MM	21/06/2024

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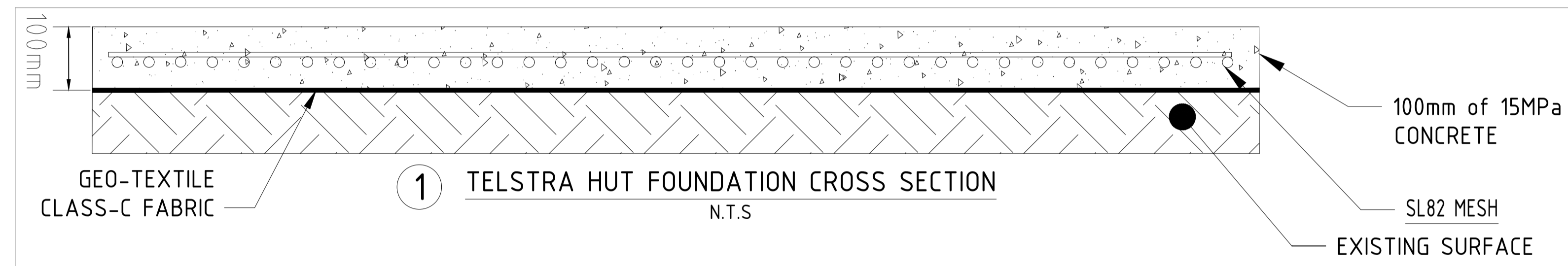
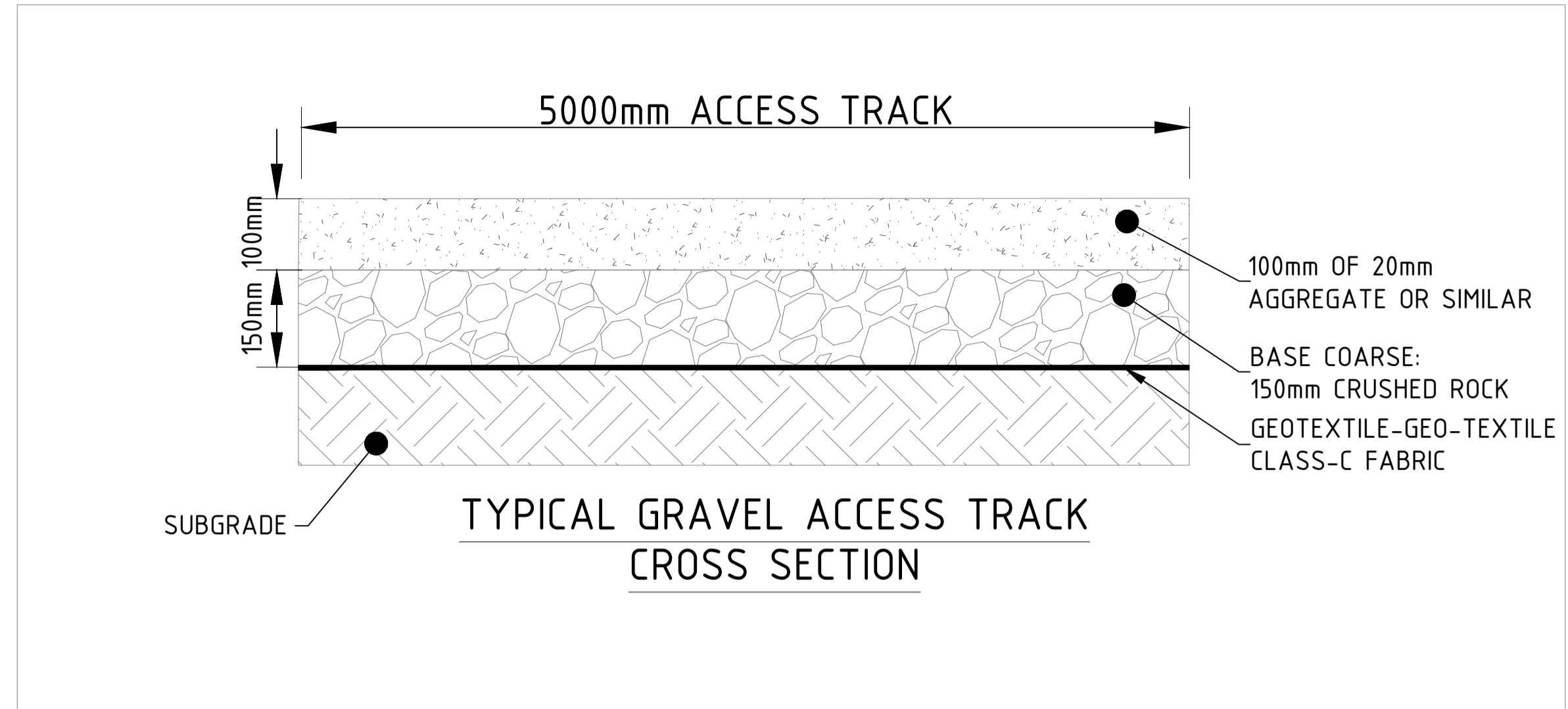
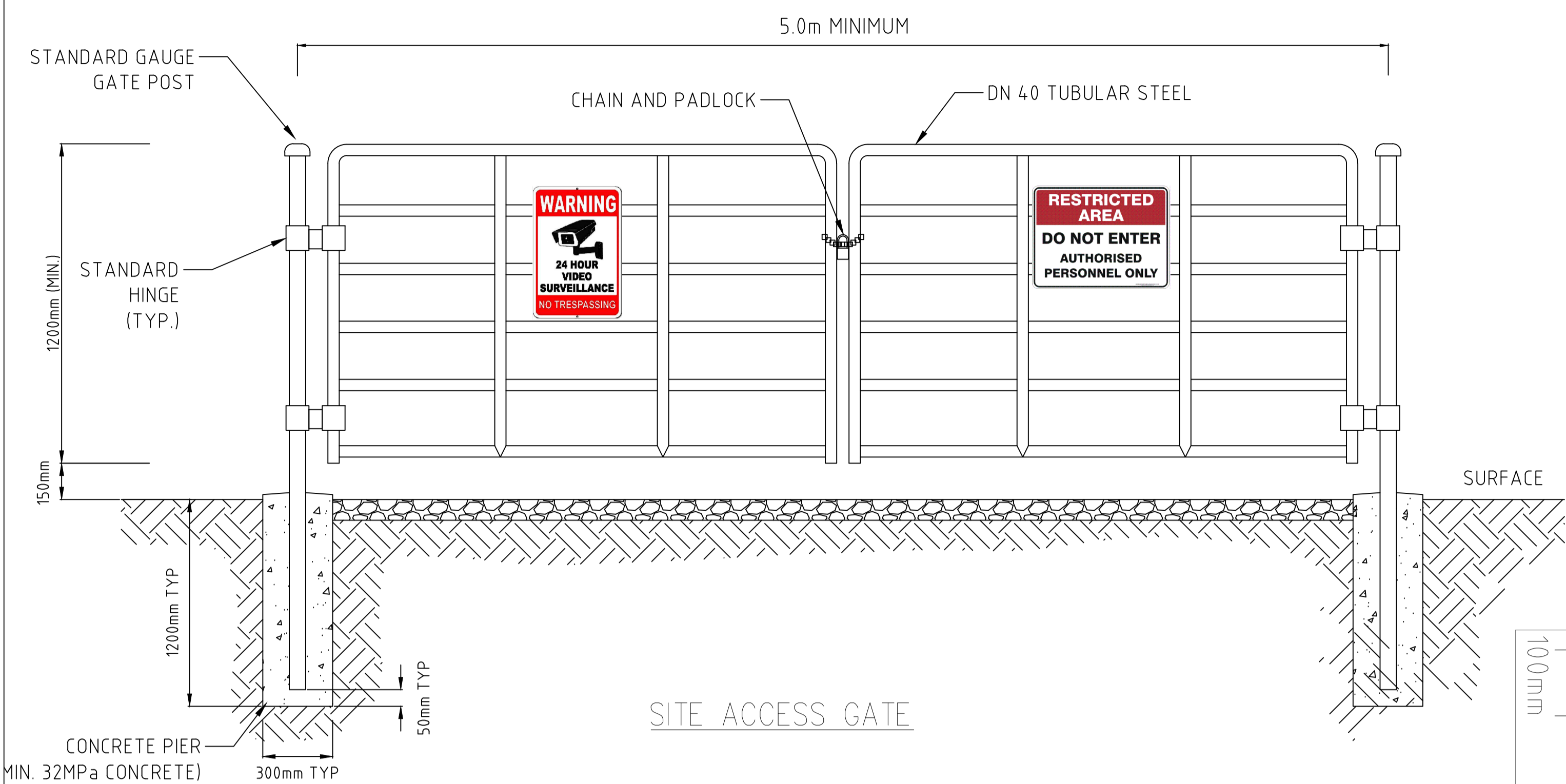
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Sustainability and Environment . Project Management . Construction Supervision

WELLINGTON SHIRE COUNCIL
The Heart of Gippsland

SHEET TITLE			
TYPICAL CROSS SECTION & ELEVATION DETAILS			
Designed	P.KORDAS	Drawn	P.KORDAS
Designed	L.LEWIS	Drawn	L.LEWIS
Checked	M.MARUCCI	Authorised	M.MARUCCI

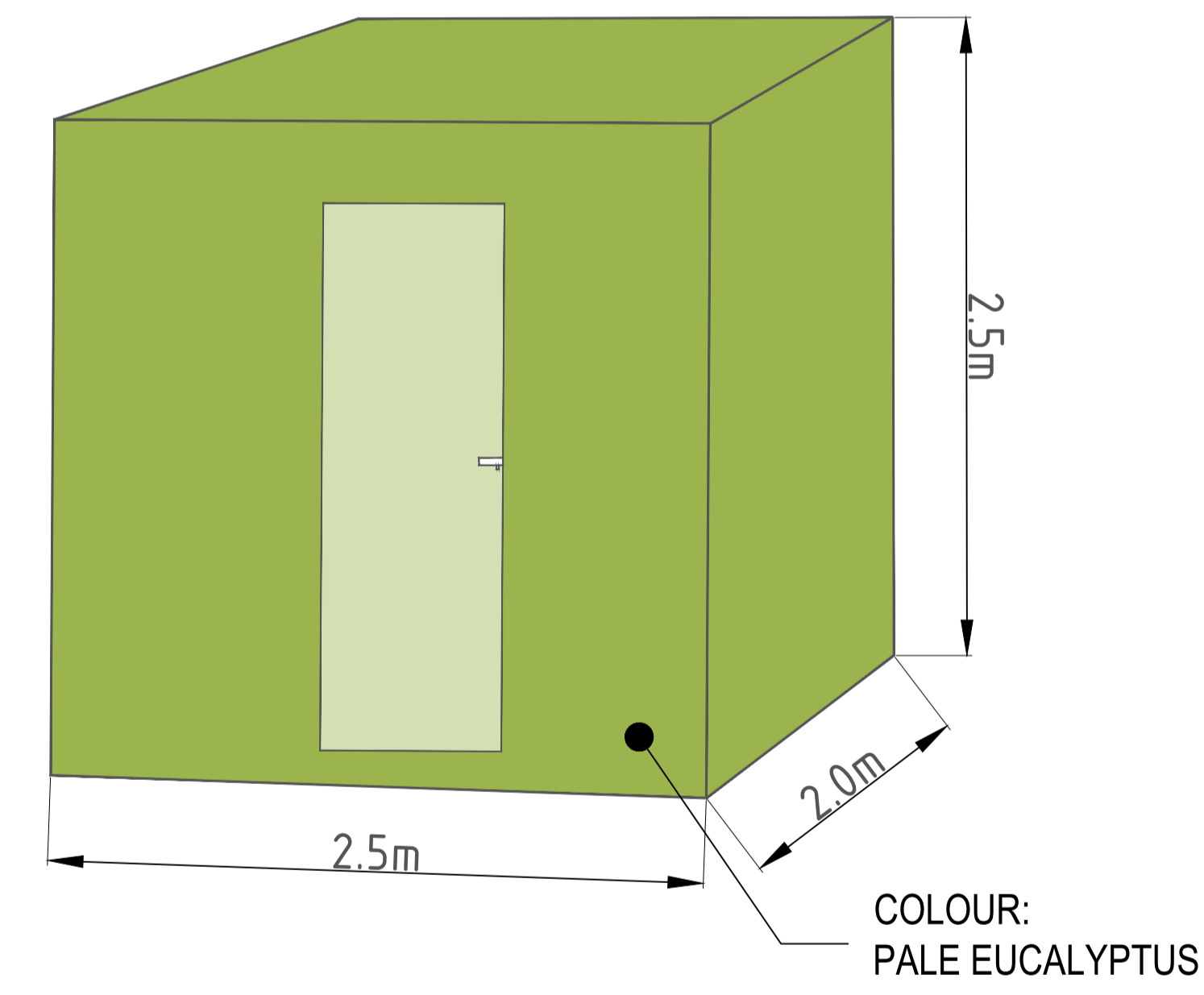
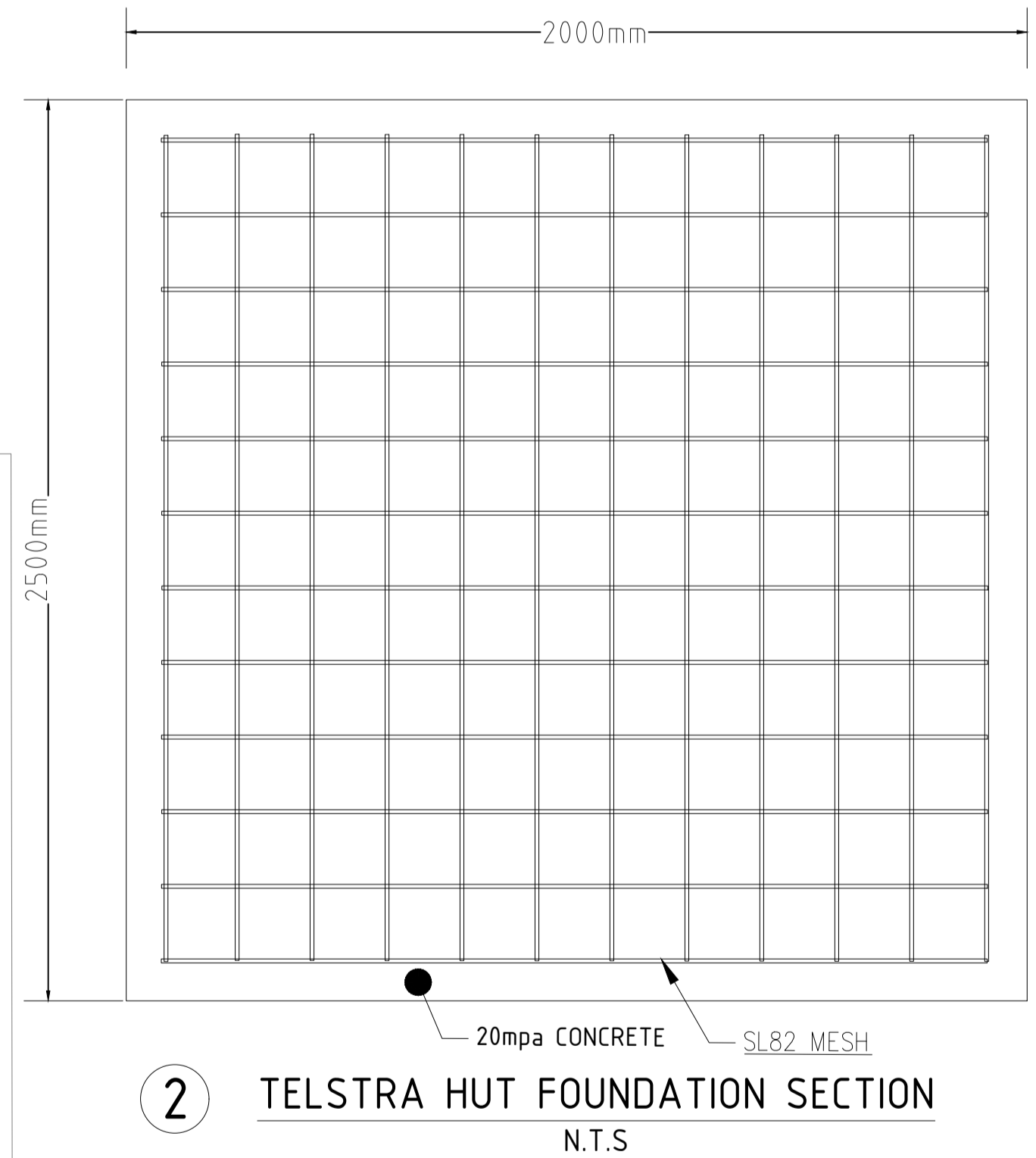
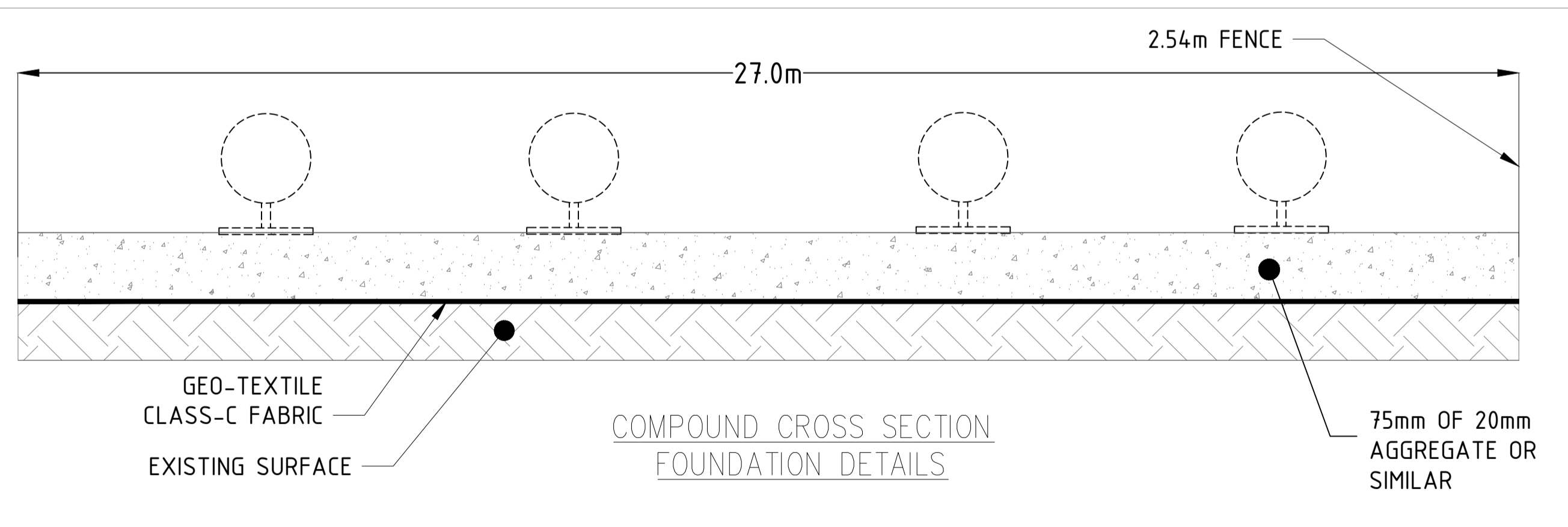
SPACE-X - SALE DAWSON STREET, SALE VICTORIA 3850 WELLINGTON SHIRE COUNCIL	
JOB No:18473	TELSTRA - SPACE-X - SALE
JOB Status	ISSUED FOR REVIEW

DRAWING NUMBER	C04
Rev	C



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TELSTRA HUT.
 2.5M x 2.0M x 100mm THICK
 SL82 MESH 20mpa CONCRETE
 NON ENGINEERED SLAB

ISSUED FOR REVIEW

REV	AMENDMENTS	APP'D	DATE
C	ISSUED FOR REVIEW	PK	17/07/2024
B	ISSUED FOR REVIEW	PK	03/07/2024
A	ISSUED FOR REVIEW	PK	27/06/2024
A	ISSUED FOR REVIEW	MM	21/06/2024

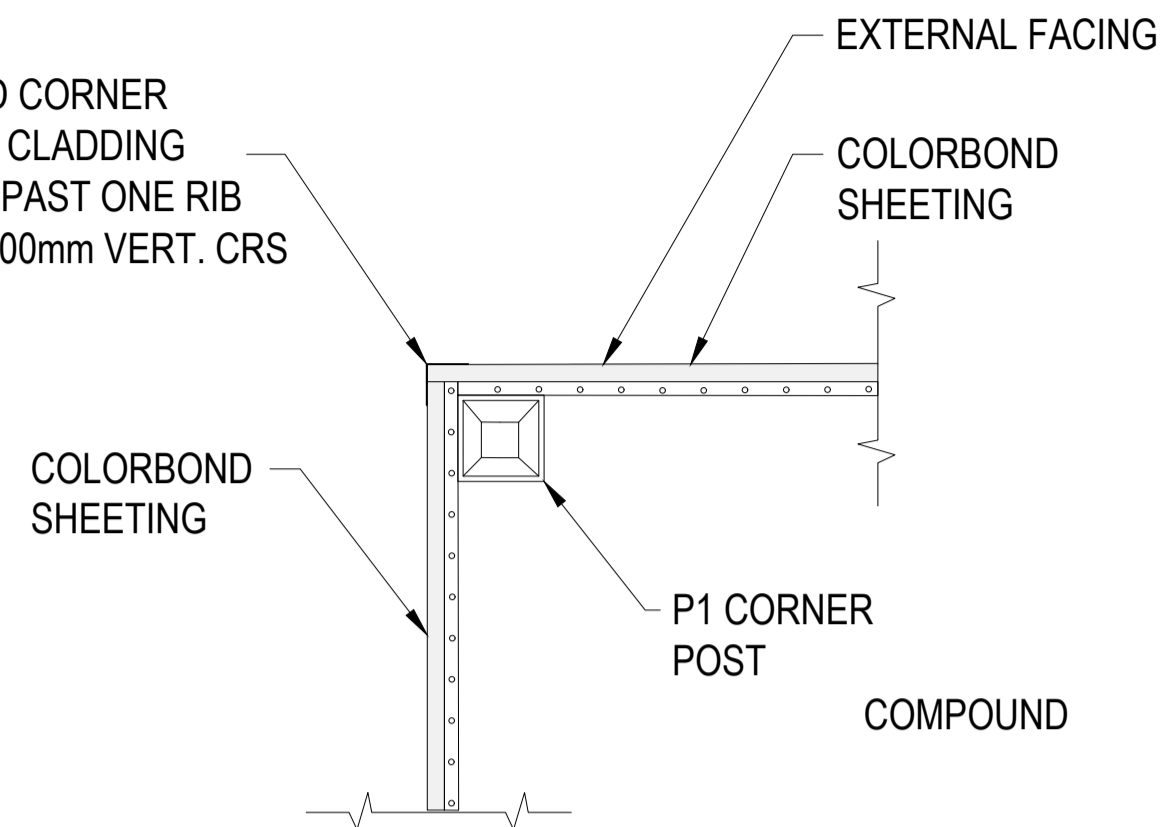


SHEET TITLE FOUNDATION DETAILS			
Designed	P.KORDAS	Drawn	P.KORDAS
Designed	L.LEWIS	Drawn	L.LEWIS
Checked	M.MARUCCI	Authorised	M.MARUCCI

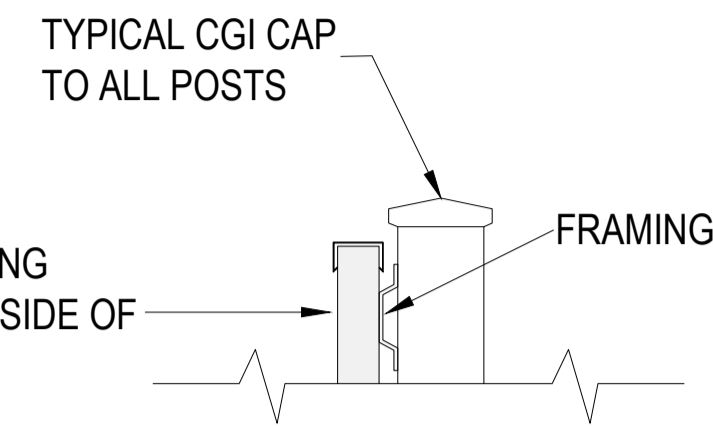
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JOB No:18473	TELSTRA - SPACE-X - SALE
JOB Status	ISSUED FOR REVIEW

DRAWING NUMBER C05	Rev C
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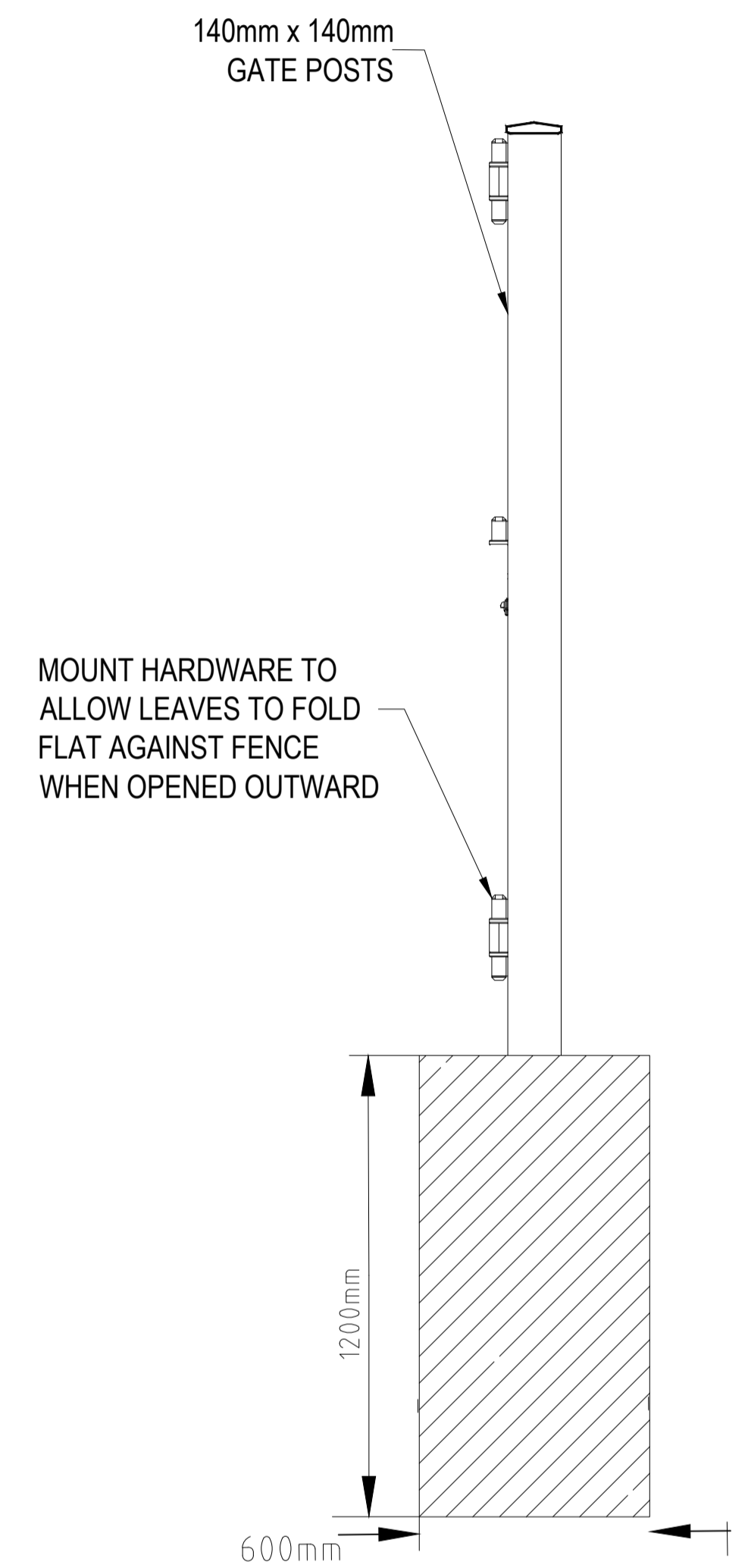
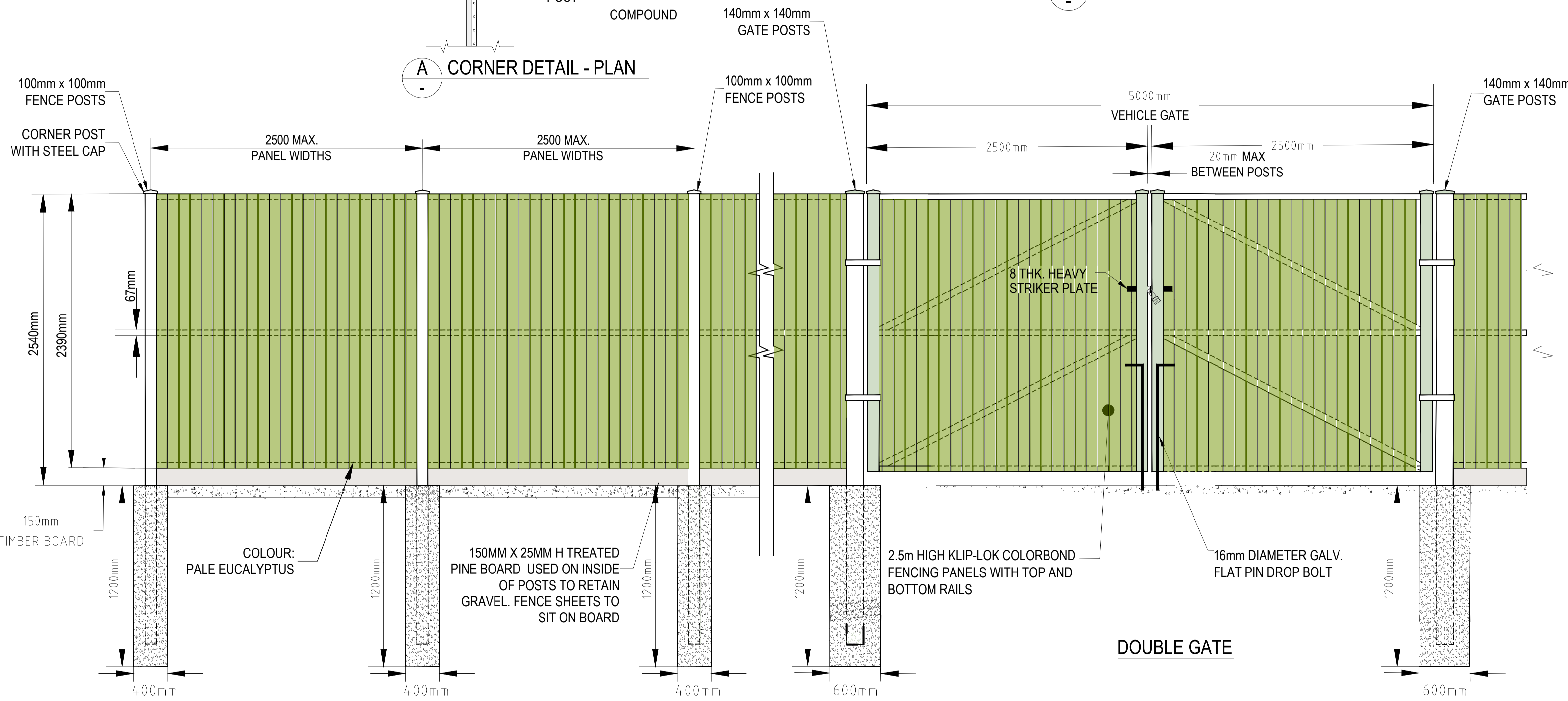
0.75BMT COLORBOND CORNER FLASHING TO MATCH CLADDING COLOUR TO EXTEND PAST ONE RIB AND FIXED AT MAX. 600mm VERT. CRS



A CORNER DETAIL - PLAN



B SECTION DETAIL - TOP



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REV	AMENDMENTS	APP'D	DATE
C	ISSUED FOR REVIEW	PK	17/07/2024
B	ISSUED FOR REVIEW	PK	03/07/2024
A	ISSUED FOR REVIEW	PK	27/06/2024
A	ISSUED FOR REVIEW	MM	21/06/2024

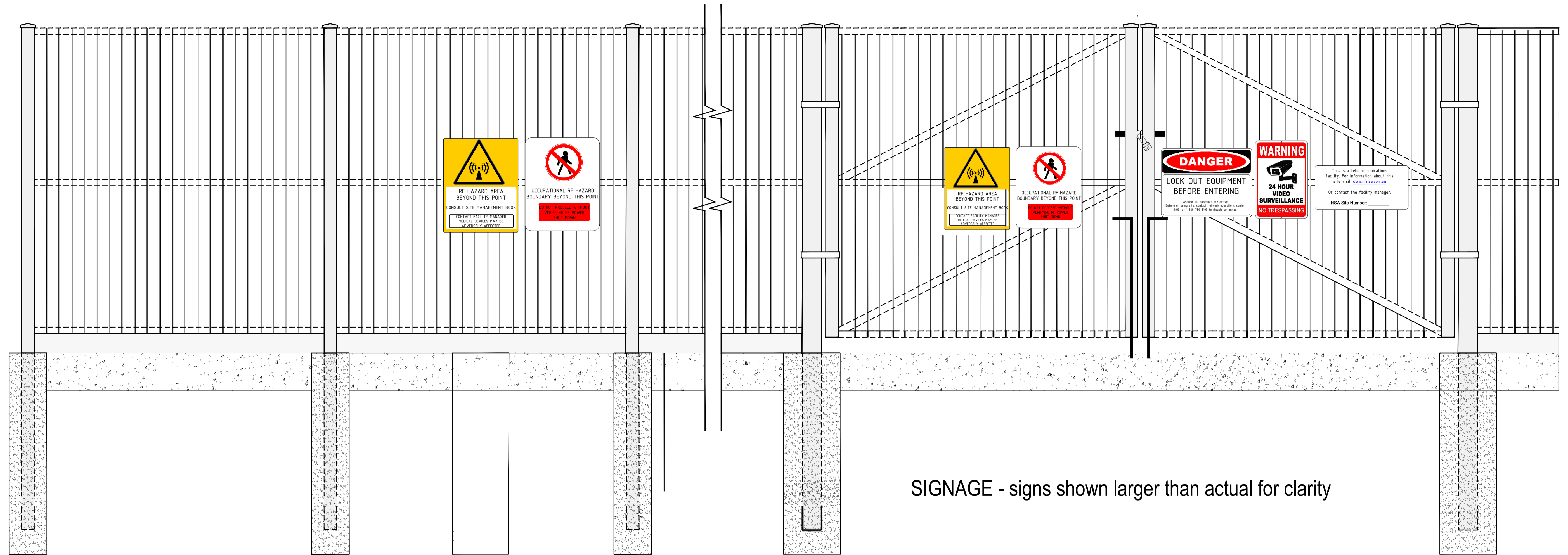
SHEET TITLE			
FENCE DETAILS			
Designed	P.KORDAS	Drawn	P.KORDAS
Designed	L.LEWIS	Drawn	L.LEWIS
Checked	M.MARUCCI	Authorised	M.MARUCCI

SPACE-X - SALE
 DAWSON STREET, SALE
 VICTORIA 3850
 WELLINGTON SHIRE COUNCIL

JOB No:18473
 TELSTRA - SPACE-X - SALE

JOB Status
 ISSUED FOR REVIEW





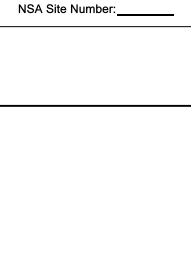
DRAWING NUMBER	C06
Rev	C



SIGNAGE - signs shown larger than actual for clarity

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	SIGN	QUANTITY	SUPPLIER
	RF HAZARD / RADIATION	4	MTA
	SITE ENTRY REQUIREMENTS 1	1	MTA
	SITE ENTRY REQUIREMENTS 2	-	SUPPLIED BY OTHERS
	CAMERA SURVEILLANCE	-	SUPPLIED BY OTHERS
	SITE ENTRY CONTACT POINT	1	MTA

ISSUED FOR REVIEW

REV	AMENDMENTS	APP'D	DATE
C	ISSUED FOR REVIEW	PK	17/07/2024
B	ISSUED FOR REVIEW	PK	03/07/2024
A	ISSUED FOR REVIEW	PK	27/06/2024
A	ISSUED FOR REVIEW	MM	21/06/2024




MIRAIT Technologies Australia

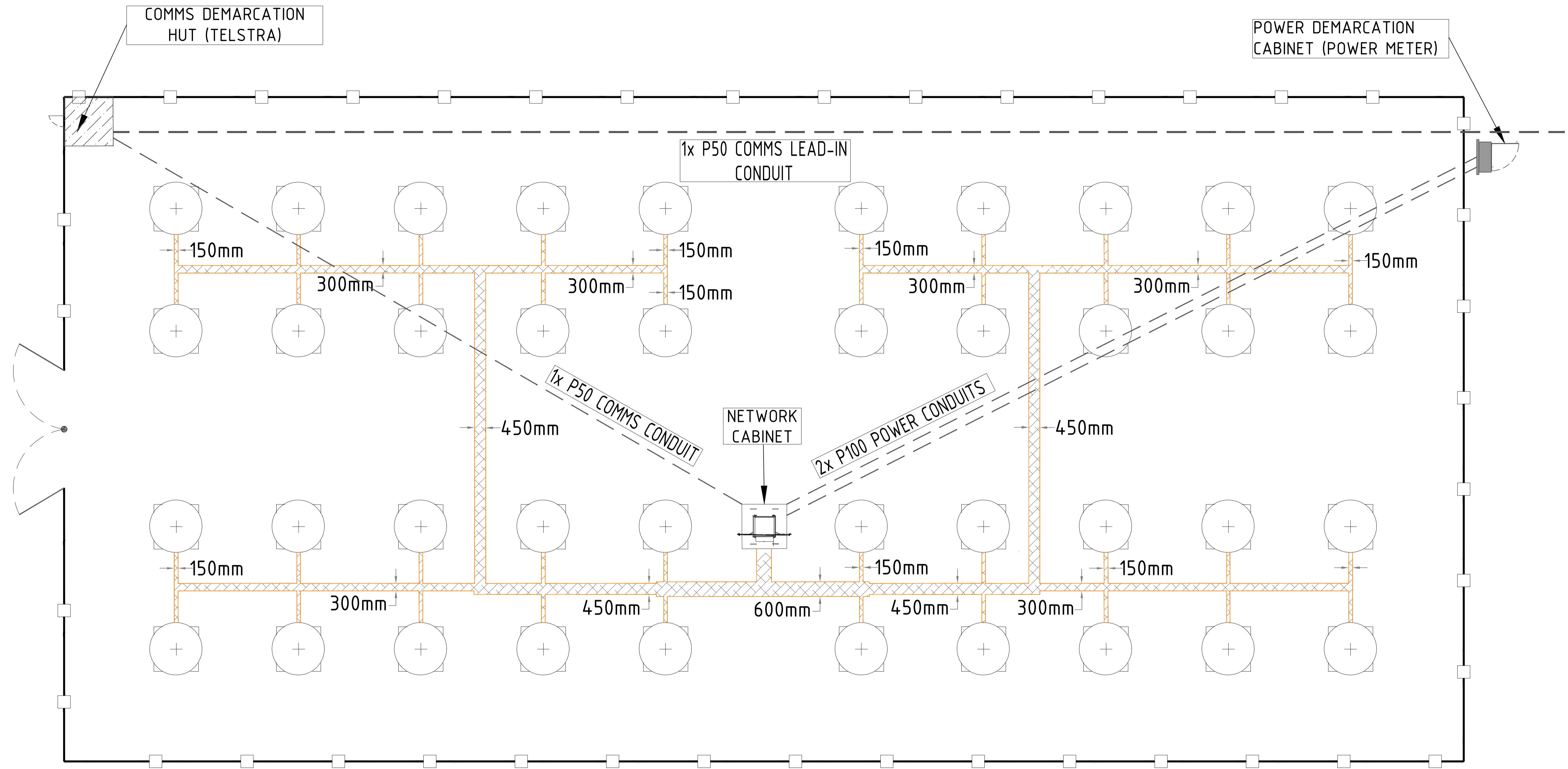



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Sustainability and Environment . Project Management . Construction Supervision



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SHEET TITLE				SPACE-X - SALE		DRAWING NUMBER	
SIGNAGE				DAWSON STREET, SALE		C07	
Designed	P.KORDAS	Drawn	P.KORDAS	WELLINGTON SHIRE COUNCIL			
Designed	L.LEWIS	Drawn	L.LEWIS	JOB No:18473	TELSTRA - SPACE-X - SALE	Rev	
Checked	M.MARUCCI	Authorised	M.MARUCCI	JOB Status	ISSUED FOR REVIEW	C	



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ISSUED FOR REVIEW

REV	AMENDMENTS	APP'D	DATE
C	ISSUED FOR REVIEW	PK	17/07/2024
B	ISSUED FOR REVIEW	PK	03/07/2024
A	ISSUED FOR REVIEW	PK	27/06/2024
A	ISSUED FOR REVIEW	MM	21/06/2024

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Sustainability and Environment . Project Management . Construction Supervision

WELLINGTON SHIRE COUNCIL
The Heart of Gippsland

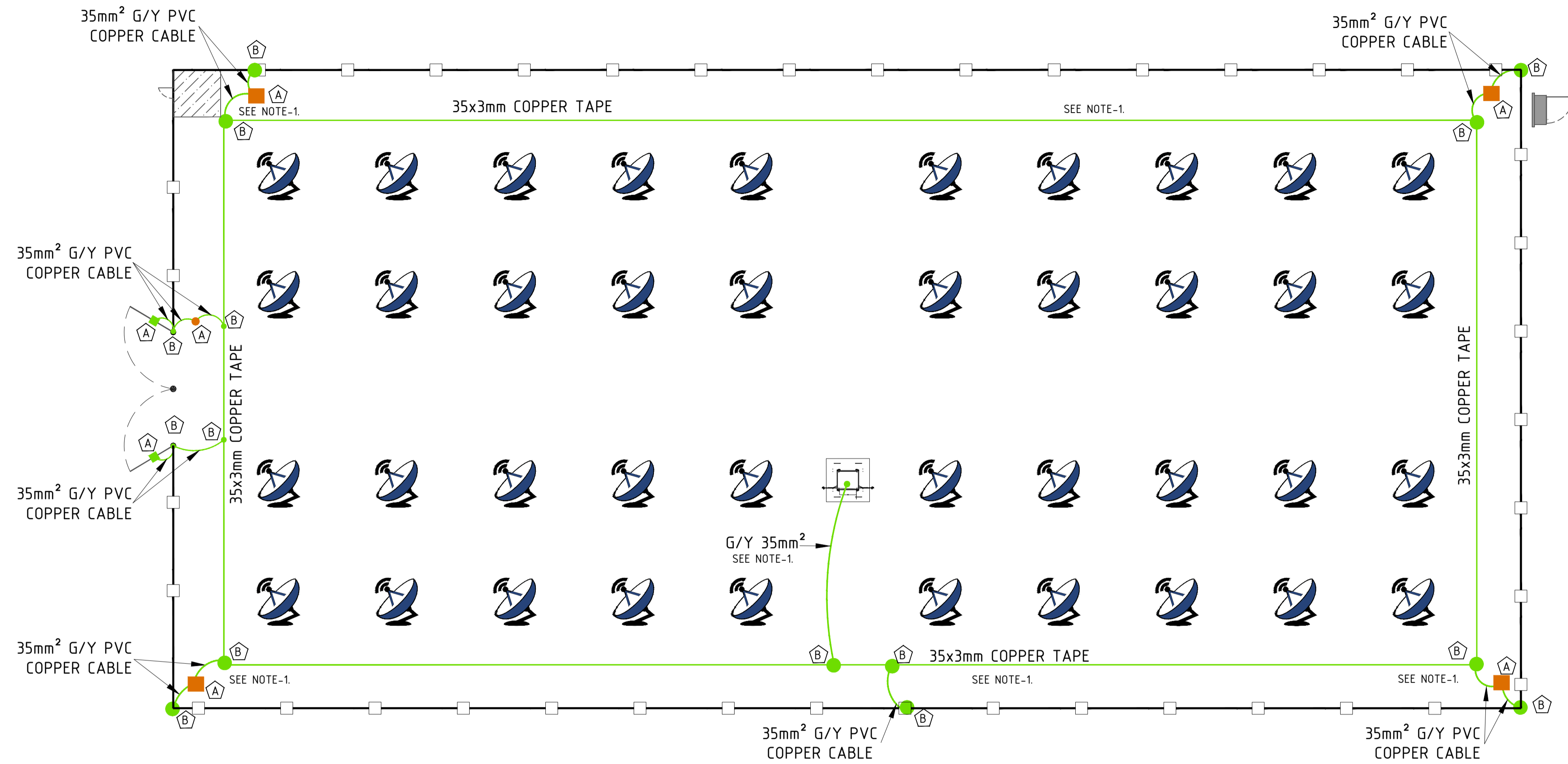
SHEET TITLE			
CABLE TRAY DETAILS			
Designed	P.KORDAS	Drawn	P.KORDAS
Designed	L.LEWIS	Drawn	L.LEWIS
Checked	M.MARUCCI	Authorised	M.MARUCCI

SPACE-X - SALE
DAWSON STREET, SALE
VICTORIA 3850
WELLINGTON SHIRE COUNCIL

JOB No:18473
TELSTRA - SPACE-X - SALE

JOB Status
ISSUED FOR REVIEW

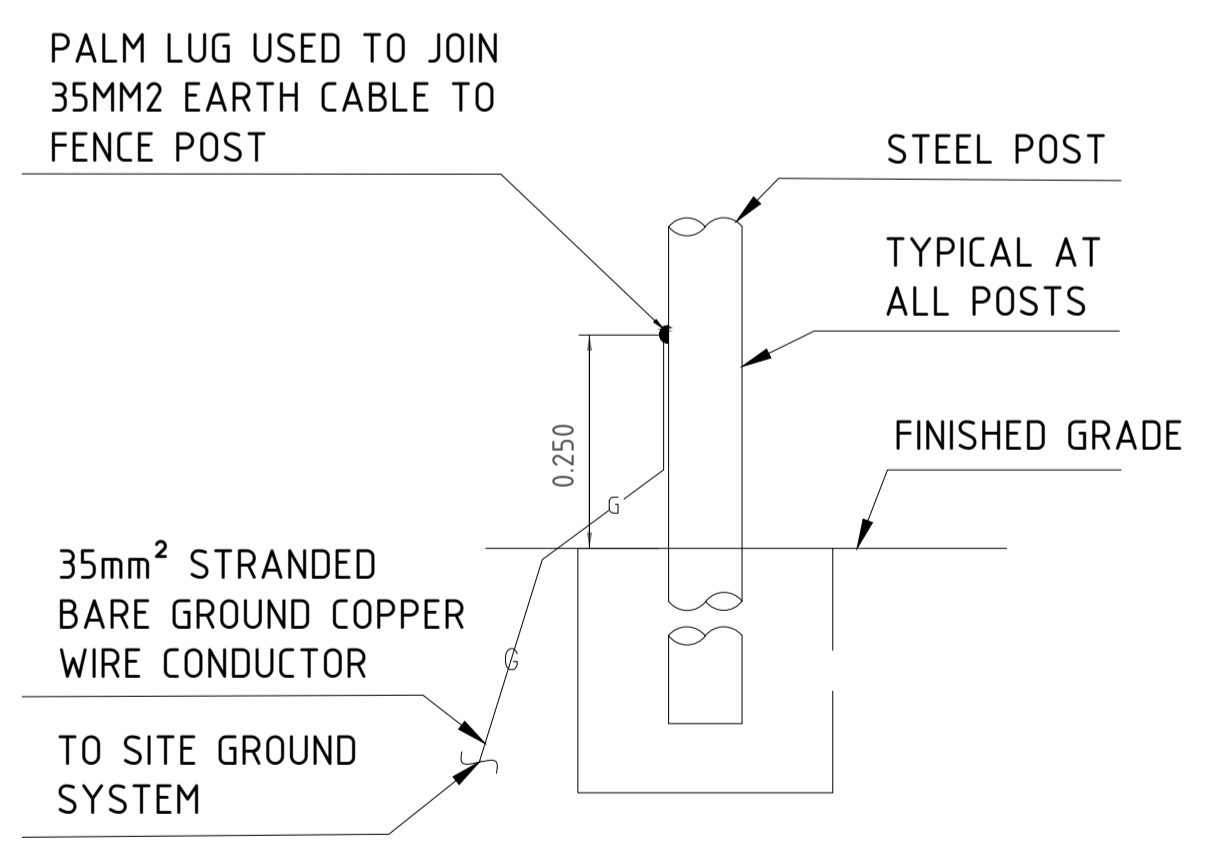
DRAWING NUMBER	C08
Rev	C



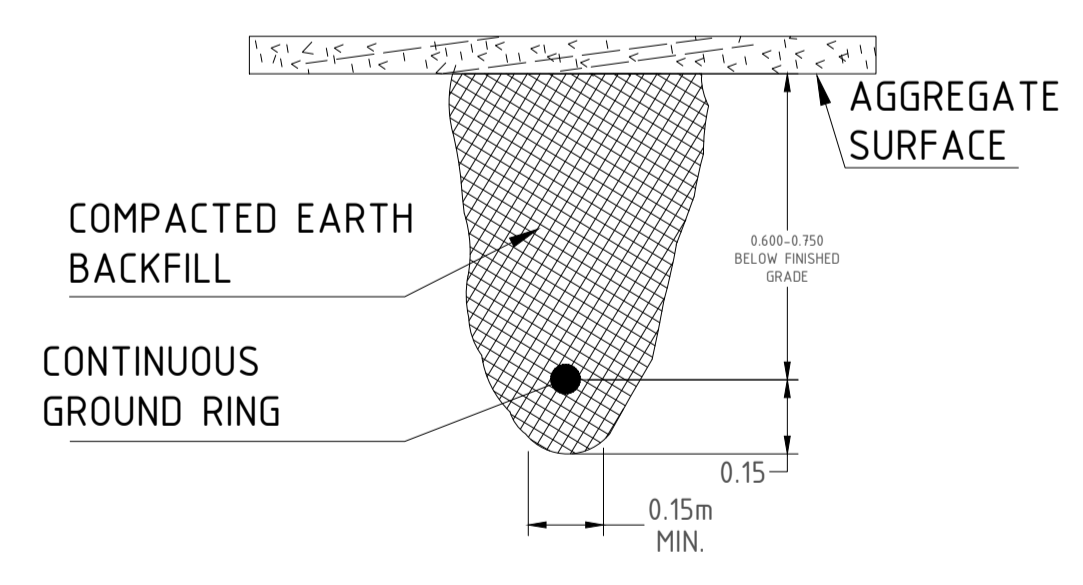
NOTE-1 :

- REFER TO LEGEND BELOW FOR EARTH RODS AND TESTING PITS PLACEMENTS.
- CONTRACTOR IS REQUIRED TO FIRST BUILD THE 4x CORNER EARTH RODS (3.0Mtrs EACH) AND THE 35x3mm COPPER TAPE IN THE GROUND. DO AN EARTH RESISTANCE TEST AND CONFIRM A PASS RESULT (<10ohm IS PASS) IS ACHIEVED. RECORD THE RESULT AND TAKE PHOTO OF THE COMPLETED TEST AND RESULTS.
- IN CASE THE RESISTANCE IS >10-ohm, THE CONTRACTOR IS REQUIRED TO TO INSTALL ADDITIONAL 4x MID-POINT EARTH RODS (3.0Mtrs EACH) AND THE EARTH INSPECTION PITS. RE-TEST AND CONFIRM THAT THE PASS IS ACHIEVED.
- IF PASS EARTH RESISTANCE IS NOT ACHIEVED EVEN AFTER 2.3, ESCALATE THIS TO PROJECT MANAGER IMMEDIATELY FOR FURTHER DISCUSSIONS.

A.	EXOTHERMIC CONNECTION.
B.	MECHANICAL CONNECTION.
■	3.0m COPPER EARTH ROD HOUSED IN EARTH TEST PIT
●	3.0m COPPER EARTH ROD (NO TEST PIT)



1 POST GRONDING DETAIL
EG-1 SCALE = N.T.S.



2 GROUND RING TRENCH DET
EG-2 SCALE = N.T.S.

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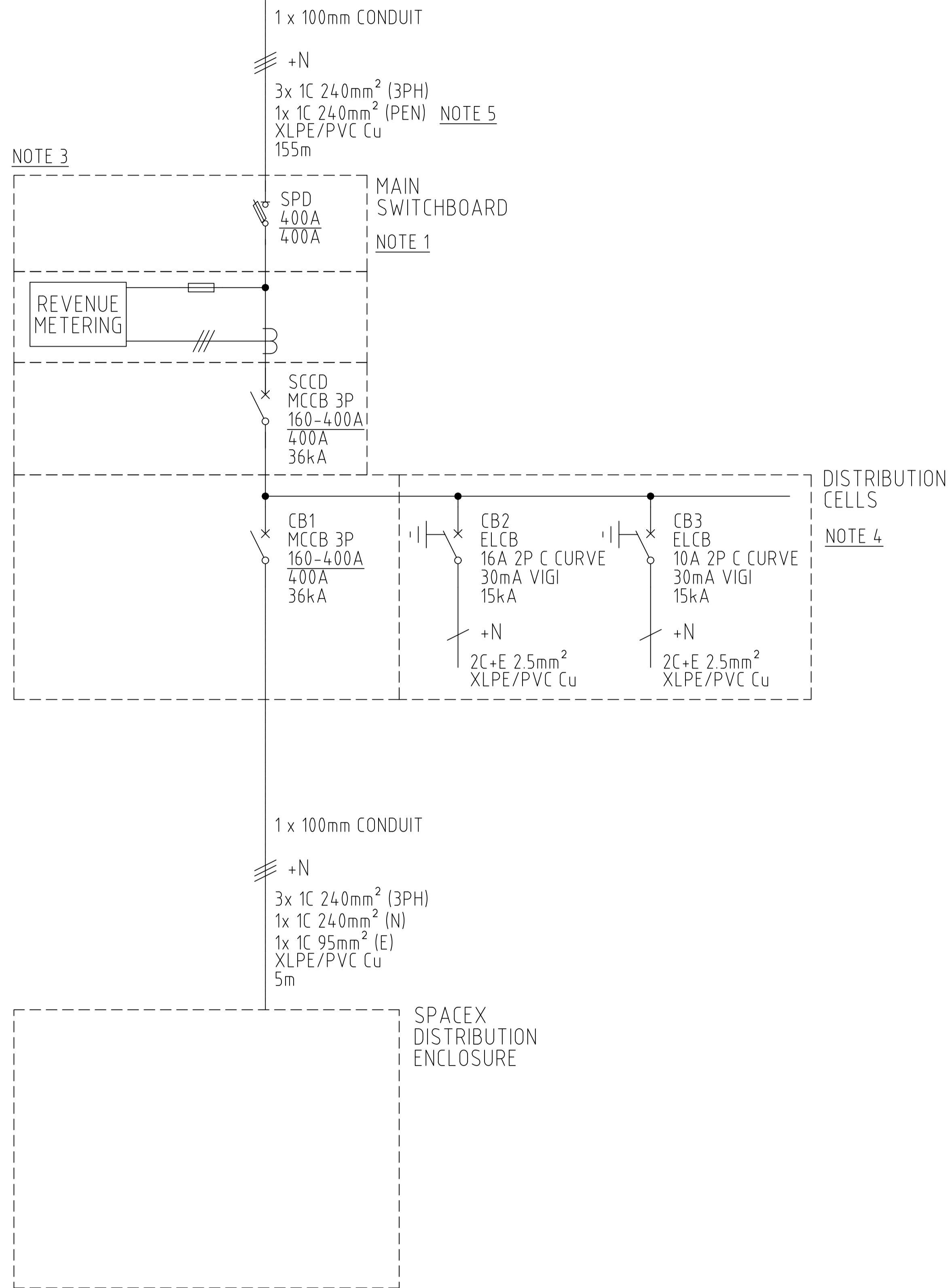
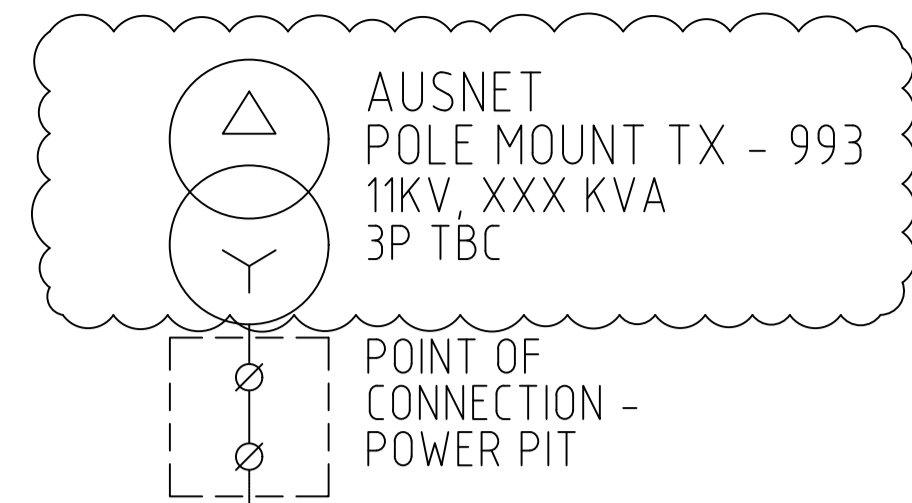
C	ISSUED FOR REVIEW	PK	17/07/2024
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SHEET TITLE COMPOUND EARTHING				SPACE-X - SALE DAWSON STREET, SALE VICTORIA 3850 WELLINGTON SHIRE COUNCIL		DRAWING NUMBER C09
Designed	P.KORDAS	Drawn	P.KORDAS	JOB No:18473	TELSTRA - SPACE-X - SALE	Rev
Designed	L.LEWIS	Drawn	L.LEWIS	JOB Status	ISSUED FOR REVIEW	C
Checked	M.MARUCCI	Authorised	M.MARUCCI			

AUSNET NETWORK
PRIVATE NETWORK



DESIGN FAULT LEVEL @ 415V	16 kA 1 sec
SYSTEM FAULT LEVEL @ 415V	11 kA 1 sec
ELECTRICAL REQUIREMENT	350A

NOTES:

- SPD SIZED BASED ON SPACEX REQUIREMENT OF 350A. (400A MCCB CHASSIS FITTED WITH APPROPRIATE TRIP UNIT).
- REFER TO 4195.06.003 FOR EARTHING & NEUTRAL CONNECTIONS.
- METERING AND SPD TO BE INSTALLED IN SEALED COMPARTMENTS.
- CIRCUIT PROVISIONED TBC IF REQUIRED.
- PEN - PROTECTIVE EARTH NEUTRAL CONDUCTOR.
- GENERAL NOTE: SITE SUPPLIED FROM 1500KVA KIOSK WITH APPROX. 600KW OF CONNECTED LOAD CURRENTLY IN USED.
- EXISTING SWITCHBOARD ON SITE CONTAINING MCCB (DB-A) RATED AT 630A WITH 500A TRIP UNIT CAPABLE OF BEING SET AT 400A. SITE TO ENSURE THIS TRIP UNIT IS SET AT 400A.
- TELSTRA TO CONFIRM MOUNTING LOCATION OF METERING RMC-700 MODULE - MK10E METER & RMC-700 MODULE TO BE FREE ISSUED.
- 24V DC POWER SUPPLY ONLY REQUIRED IF RMC-700 MODULE IS TO BE MOUNTED IN SPACEX MSB - TBC BY TELSTRA IN CONJUNCTION WITH NOTE 8

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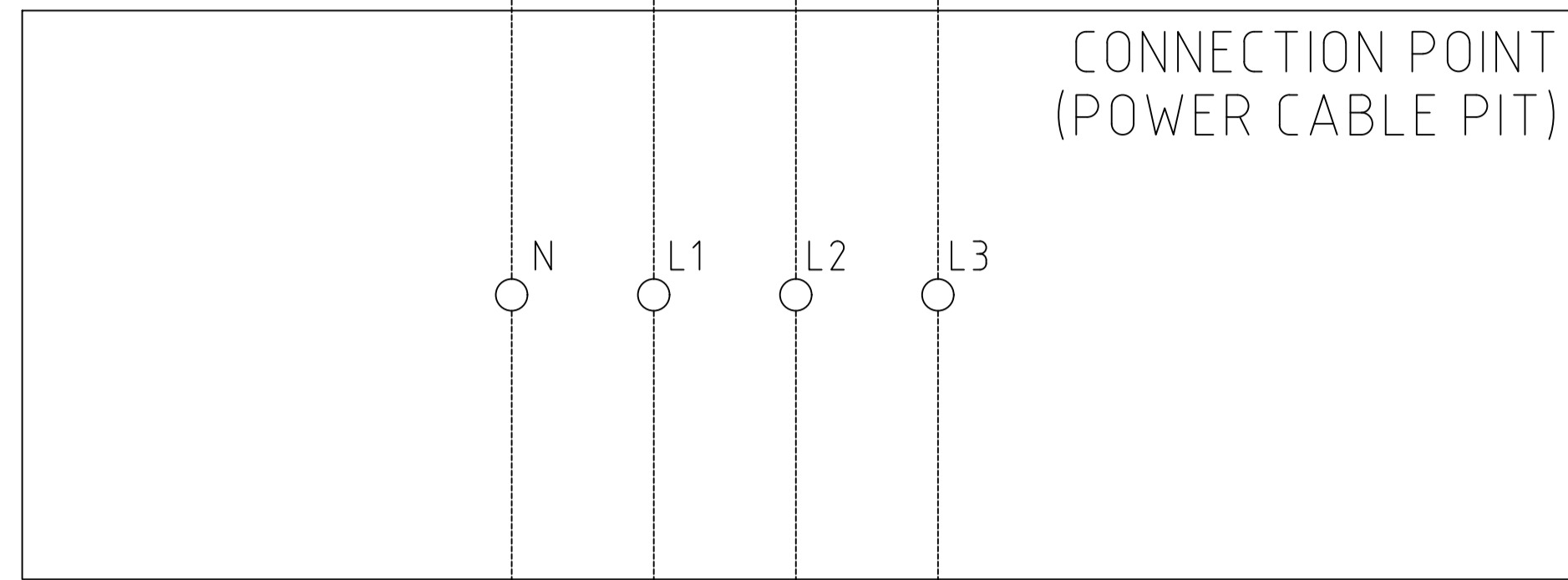
WELLINGTON SHIRE COUNCIL
The Heart of Gippsland

SHEET TITLE POWER SLD (1/2)			
Designed	P.KORDAS	Drawn	P.KORDAS
Designed	L.LEWIS	Drawn	L.LEWIS
Checked	M.MARUCCI	Authorised	M.MARUCCI

SPACE-X - SALE DAWSON STREET, SALE VICTORIA 3850 WELLINGTON SHIRE COUNCIL	
JOB No:18473	TELSTRA - SPACE-X - SALE
JOB Status	ISSUED FOR REVIEW

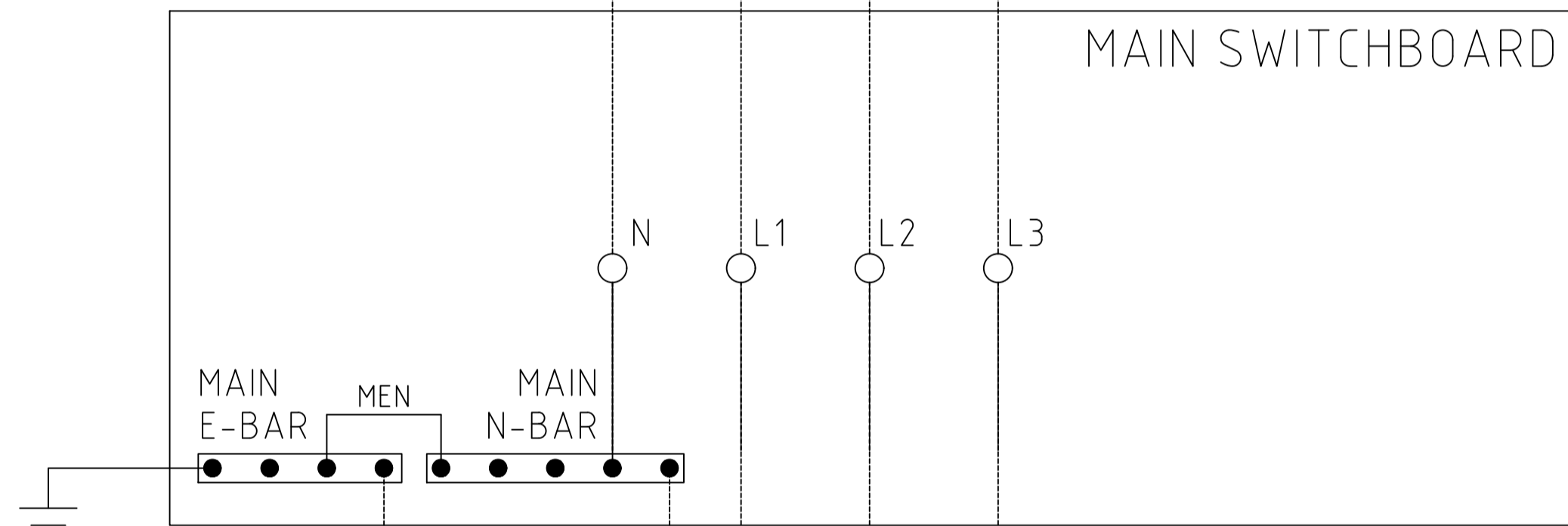
DRAWING NUMBER C10	Rev C
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SUPPLY AUTHORITY
3PH SUPPLY & EARTHING



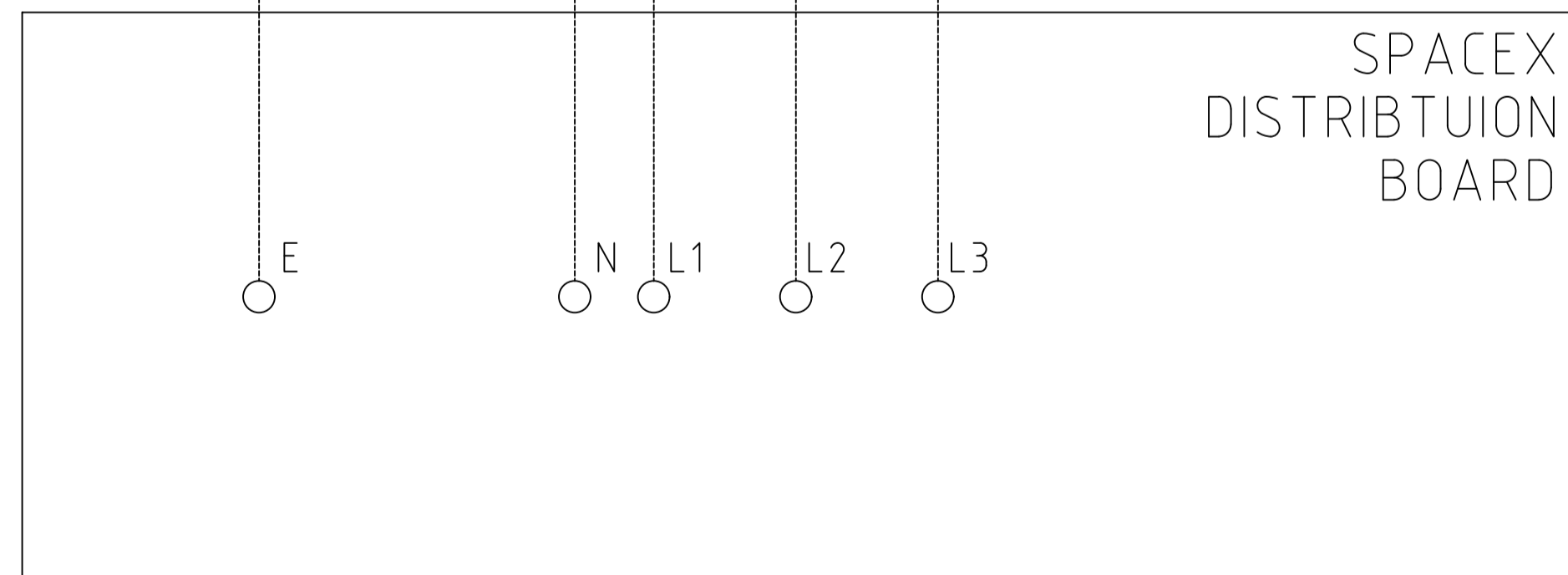
3x 1C 240mm² (3PH)
1x 1C 240mm² (PEN)
XLPE/PVC Cu
155m

MAIN SWITCHBOARD



3x 1C 240mm² (3PH)
1x 1C 240mm² (N)
1x 1C 95mm² (E)
XLPE/PVC Cu
5m

SPACE X
DISTRIBUTION BOARD



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MIRAIT - SPACE X SATELLITE STATIONS SALE SITE CABLE SCHEDULE										Originator: P. Doyle Checked: W. Magnussen Date: 19-Jun-24		
										RevA		
CABLE DESCRIPTION	FROM	TO	SIZE (mm ²)	#C	TYPE	EST. DIST (m)	SIGNAL TYPE	VOLTAGE (V)				
P-001-R	MAIN INCOMER CABLE - RED PHASE	SUPPLY AUTHORITY - CABLE PIT INSIDE SITE BOUNDARY	240	1C	XLPE	155	POWER	415VAC				
P-001-W	MAIN INCOMER CABLE - WHITE PHASE	SUPPLY AUTHORITY - CABLE PIT INSIDE SITE BOUNDARY	240	1C	XLPE	155	POWER	415VAC				
P-001-B	MAIN INCOMER CABLE - BLUE PHASE	SUPPLY AUTHORITY - CABLE PIT INSIDE SITE BOUNDARY	240	1C	XLPE	155	POWER	415VAC				
P-001-N	MAIN INCOMER CABLE - PROTECTIVE EARTH NEUTRAL (PEN)	SUPPLY AUTHORITY - CABLE PIT INSIDE SITE BOUNDARY	240	1C	XLPE	155	POWER	415VAC				
P-002-R	SPACE X DISTRIBUTION BOARD SUPPLY - RED PHASE	MAIN SWITCHBOARD	240	1C	XLPE	5	POWER	415VAC				
P-002-W	SPACE X DISTRIBUTION BOARD SUPPLY - WHITE PHASE	MAIN SWITCHBOARD	240	1C	XLPE	5	POWER	415VAC				
P-002-B	SPACE X DISTRIBUTION BOARD SUPPLY - BLUE PHASE	MAIN SWITCHBOARD	240	1C	XLPE	5	POWER	415VAC				
P-002-N	SPACE X DISTRIBUTION BOARD SUPPLY - NEUTRAL	MAIN SWITCHBOARD	240	1C	XLPE	5	POWER	415VAC				
P-002-E	SPACE X DISTRIBUTION BOARD SUPPLY - EARTH	MAIN SWITCHBOARD	95	1C	XLPE	5	POWER	415VAC				
P-003	GENERAL POWER	MAIN SWITCHBOARD	2.5	2C+E	XLPE	20	POWER	240VAC				
P-004	GENERAL LIGHTING	MAIN SWITCHBOARD	2.5	2C+E	XLPE	20	POWER	240VAC				

CABLE ESTIMATION TABLE			
SIZE (mm ²)	#C	TYPE	EST. DIST (m)
240	1C	XLPE	640
95	1C	XLPE	5
2.5	2C+E	XLPE	40
			0

NOTES:
1. CABLE ROUTE DISTANCES ARE ESTIMATED ONLY AS PER INFORMATION SUPPLIED TO PCE & SHALL BE CONFIRMED BY THE ELECTRICAL CONTRACTOR BEFORE INSTALLATION.

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REV	AMENDMENTS	APP'D	DATE



SHEET TITLE POWER SLD (2/2)				SPACE-X - SALE DAWSON STREET, SALE VICTORIA 3850 WELLINGTON SHIRE COUNCIL				DRAWING NUMBER C11	
Designed	P.KORDAS	Drawn	P.KORDAS	JOB No:18473	TELSTRA - SPACE-X - SALE			Rev	
Designed	L.LEWIS	Drawn	L.LEWIS	JOB Status	ISSUED FOR REVIEW			C	
Checked	M.MARUCCI	Authorised	M.MARUCCI						