

Guide to the environmental impact statement

Newcastle Logistics Precinct project

July 2026

The Newcastle Logistics Precinct is a proposed storage and logistics facility that will support the delivery of new electricity transmission infrastructure across NSW. It will provide a central location to receive, temporarily store and prepare the large equipment and materials needed to build transmission lines that will connect renewable energy to homes, businesses and industries across the state.

Overview

As NSW transitions to renewable energy, new transmission infrastructure is needed to connect renewable energy zones to the electricity grid. The Newcastle Logistics Precinct will play an important supporting role by improving how large and specialised equipment is received, stored and transported to renewable energy and transmission projects across NSW.

The proposed precinct will be located on the government-owned Intertrade site within the Port of Newcastle lease area. Its direct connection to the Port of Newcastle, the state road network and the Port to REZ route makes it well placed to safely and efficiently receive, store and transport oversized equipment needed for energy infrastructure projects. Activities at the precinct will include receiving, temporarily storing and preparing equipment and materials before they are transported to renewable energy and transmission projects across NSW.



By improving how equipment is moved across NSW, the Newcastle Logistics Precinct will help strengthen supply chains, support jobs and industry in the Hunter region, reduce transport complexity and help deliver the critical electricity infrastructure needed to provide reliable, affordable and cleaner energy for NSW.

Statutory context

As an SSI project, the project’s potential economic, social and environmental impacts associated with the project must be assessed in an EIS. EnergyCo is the proponent of the project and is responsible for preparing and submitting the EIS to the DPHI.

Development of the EIS began in mid-2025 and included site investigations , technical studies and consultation with communities and stakeholders.

We have prepared the EIS in accordance with the requirements of the EP&A Act, the *Environmental Planning and Assessment Regulation 2021* (EP&A Regulation) and the NSW Department of NSW Department of Planning, Housing and Infrastructure’s State Significant Infrastructure Guidelines (2021). The EIS also addresses the DPHI Secretary’s Environmental Assessment Requirements (SEARs) issued for the project in May 2025 after a review of the project’s Scoping Report.

Where to view the EIS:



Online on the NSW Planning Portal

Visit planningportal.nsw.gov.au/majorprojects and search “SSI-82049456” or ‘Newcastle Logistics Precinct’



Project website

Follow the link on our project web page at energyco.nsw.gov.au/nlp.



In person at a community information session

Find details of upcoming sessions in this project update.

Why is this project needed?

The transition to renewable energy requires new electricity transmission infrastructure across NSW. The Newcastle Logistics Precinct will support this work by providing a central location to receive, store and transport the large equipment needed to build that infrastructure safely and efficiently.



How to make a submission

EnergyCo welcomes your submission on the Newcastle Logistics Precinct project EIS during the exhibition period. We’ve provided instructions below to help you use the Portal to make a submission.

Online

DPHI requires all submissions to be made electronically via its Major Projects Planning Portal.

1. Visit the Major Projects Planning Portal: planningportal.nsw.gov.au/major-projects
2. Create a user account by clicking the ‘My Account’ icon in the top right of the homepage or under the ‘Services’ tab and then click ‘Create an Account’.
3. When you are logged in, find the Newcastle Logistics Precinct project, and click the ‘Make a Submission’ icon. Application number: SSI-82049456.

Submissions and next steps

Once the public exhibition period has closed, DPHI will collate all submissions and provide them to EnergyCo for review and consideration. Every submission received during the exhibition period will be considered as part of the planning assessment process.

After reviewing the submissions, EnergyCo will prepare a Submissions Report responding to the issues raised and outlining any design changes or additional mitigation measures, where required. The Submissions Report will be made publicly available on the DPHI Major Projects Planning Portal. If the project is approved, it will be constructed and operated in accordance with the plans, mitigation measures and conditions of approval.



Wind farm components in storage at Mayfield 4 at the Port of Newcastle

The project is currently being assessed as State Significant Infrastructure (SSI) under the NSW planning system. Before construction can begin, it must undergo a detailed environmental assessment to understand its potential impacts on the environment, local communities and surrounding area before planning approval can be considered.

As part of this process, EnergyCo has prepared an Environmental Impact Statement (EIS). The EIS assesses the project's potential environmental, social and economic impacts and outlines the measures that would be implemented to avoid, minimise and manage those impacts.

The EIS has been submitted to the Department of Planning, Housing and Infrastructure (DPHI) for assessment. The project's EIS is now on public exhibition until Wednesday 26 August 2026.

If approved, construction of the project to begin in mid-2027 and take around 12 months to complete. The precinct is expected to become operational from 2028.

What is the Environmental Impact Statement?

An EIS is a detailed report that explains the project, assesses its potential impacts and outlines how those impacts would be managed. It is required for all State Significant Infrastructure projects in NSW. The EIS describes the proposed project, how it would be built and operated, and the findings of specialist studies into topics such as traffic, noise, biodiversity, heritage, contamination and social impacts. It also outlines the measures that would be put in place to avoid, minimise or manage impacts on the environment and surrounding communities during construction and operation. The EIS helps communities understand the project so they can provide informed feedback during the planning process. The EIS is on public exhibition for 28 days.

During this time, community members, stakeholders and interested organisations are encouraged to review the EIS and provide feedback by making a submission through the DPHI Major Projects Planning Portal. This guide includes information on how to access the EIS and make a submission.

How to navigate the EIS

The Environmental Impact Statement (EIS) is made up of 24 chapters each covering a different topic or area of assessment. Use the list below to find the chapter that covers your area of interest and refer to the relevant technical report for more detailed information.

Chapter 1: Introduction

Provides an overview of the project and the contents of the EIS.

Chapter 2: Strategic context

Describes the need for the project, its objectives and summarises the project development process.

Chapter 3: Project description

Outlines the key components of the project. It includes details of the project's structural features of the project, construction activities required to build the project, and the operational and maintenance requirements.

Chapter 4: Statutory context

Explains the environmental impact assessment, planning approval process, and the planning instruments applicable to the project. Further details can be found in Appendix C – Statutory compliance.

Chapter 5: Community and stakeholder engagement

Outlines the engagement activities undertaken with communities and stakeholders, summarises feedback received to date, and outlines any planned future engagement. Further details can be found in Appendix D – Stakeholder and Community Feedback.

Chapter 6: Hazards and risks

Outlines potential hazards and risks during construction and operation, as well as proposed mitigation measures. Key topics addressed include fires, flooding, utilities, battery storage, dangerous goods and hazardous materials. Further details can be found in Technical paper 1 – Preliminary Hazard Analysis.

Chapter 7: Traffic and access

Provides an assessment of potential traffic and transport impacts during construction and operation, as well as proposed mitigation measures. It discusses temporary and permanent traffic changes, heavy vehicle movements, traffic volumes and other traffic-related

matters. Further details can be found in Appendix C Detailed SIDRA Results, Appendix D Swept Path Analysis and Technical paper 2 – Traffic and Access.

Chapter 8: Non-Aboriginal heritage

Describes the existing environment as it relates to non-Aboriginal heritage, including marine heritage, and assesses potential impacts and mitigation measures. It outlines the history of the project area and known heritage sites. Further details can be found in Technical paper 3 – Statement of Heritage Impact and Technical paper 4 – Maritime heritage.

Chapter 9: Aboriginal heritage

Describes the existing environment as it relates to Aboriginal cultural heritage and assesses potential impacts and mitigation measures. Further details can be found in Technical paper 5 – Aboriginal Heritage Assessment.

Chapter 10: Contamination and soils

Describes the existing ground environment and measures taken following the closure and remediation of the site after steelmaking operations ceased in 1999. It outlines known residual contaminants and explains mitigation measures implemented through the design process and those planned during construction and operation. Further details can be found in Technical paper 6 – Contamination and soils.

Chapter 11: Noise and vibration

Assesses potential noise and vibration impacts during construction and operation as well as proposed mitigation measures. It identifies potential noise-sensitive receivers and includes noise contour maps of the project area. Further details can be found in Technical paper 7 – Noise and vibration.

Chapter 12: Surface water and flooding

Assesses potential hydrology, flooding and water quality impacts during construction and operation, and identifies proposed mitigation measures. Further details can be found in Technical paper 8 – Surface water and flooding.

Chapter 13: Groundwater

Assesses the potential groundwater impacts during construction and operation and identifies proposed mitigation measures. It discusses potential impacts to groundwater quality. Further details can be found in Technical paper 9 – Groundwater.



An OSOM vehicle at the Port of Newcastle

Chapter 14: Air quality

Outlines existing air quality conditions in the project area and potential impacts during construction and operation, as well as proposed mitigation measures. It includes information about how dust and other air quality impacts will be managed during construction. Further details can be found in Technical paper 10: Air Quality.

Chapter 15: Social

Outlines the potential social impacts of the project during construction and operation, and proposed mitigation measures. It describes targeted engagement undertaken with local residents, community groups and stakeholders to inform the social impact assessment. Further details can be found in Technical paper 11 – Social impact assessment.

Chapter 16: Landscape and visual

Assesses the potential landscape character and visual amenity impacts during construction and operation of the project. Further details can be found in Technical paper 12 – Landscape character and visual impact.

Chapter 17: Land use and property

Outlines the potential land use and property impacts and proposed mitigation measures.

Chapter 18: Biodiversity

Identifies potential biodiversity impacts and proposed mitigation measures. It describes existing vegetation and animal species (flora and fauna) within the project area.

Chapter 19: Climate change

Outlines potential impacts of climate change and greenhouse gases during construction and operation, and proposed mitigation measures.

Chapter 20: Sustainability

Explains how the project embeds sustainability principles across design, construction, and operation.

Chapter 21: Waste

Outlines expected waste generation during construction and operation and how it will be managed.

Chapter 22: Cumulative impacts

Assesses the potential cumulative impacts of the project when considered alongside other relevant existing and planned projects near the Port of Newcastle and across the wider Newcastle area.

Chapter 23: Justification and conclusion

Presents EnergyCo's justification for the project and the conclusion to the EIS. The justification considers the strategic need for the project, how the project objectives would be achieved, and the overall findings of the EIS.

Chapter 24: References

Lists the sources used to prepare the EIS.



Community information sessions

Come and talk directly to the project team during the exhibition period at one of our community information sessions:

Newcastle

Thursday 6 August, 5pm to 7pm, Rydges Hotel Dobell Room, Cnr Wharf Road and Merewether Street, Newcastle

Stockton

Friday 7 August, 5pm to 7pm, Stockton Bowling Club, 122 Mitchell Street, Stockton

Carrington

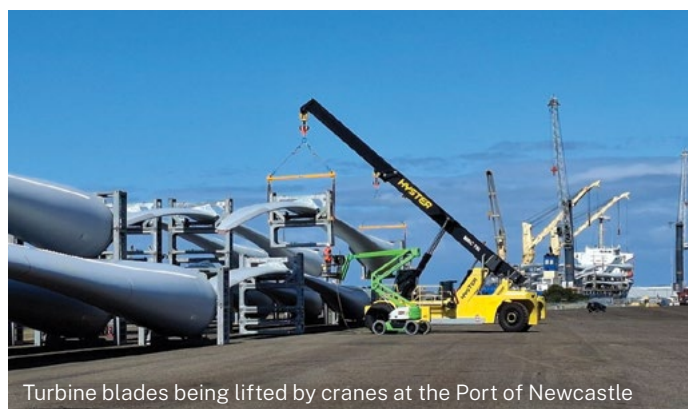
Saturday 8 August, 10am to 12pm, Carrington Community Centre, 1A Hargrave St, Carrington

Register your interest in attending an information session at events.humanitix.com/nlpeis

Note: Registration helps us plan but is not required.



Turbines in storage at the Port of Newcastle



Turbine blades being lifted by cranes at the Port of Newcastle

EIS supporting resources

During the exhibition period a range of Newcastle Logistics Precinct project resources will be available for you to view.

Topic fact sheets

The EIS is a large document containing a lot of technical information. To help navigate it, we have developed an EIS summary document and a variety of fact sheets covering key EIS topics.

The fact sheets cover key areas of interest such as noise and vibration, heritage, traffic and transport, visual impacts and contamination and air quality.

These documents are available on our website: energyco.nsw.gov.au/nlp



Contact us

EnergyCo wants to hear what you think about our plans. If you have questions or want to give feedback, please get in touch with our team.



nlp@energyco.nsw.gov.au



1800 849 794 (9am to 5pm, Monday to Friday)



energyco.nsw.gov.au/nlp



Scan the QR code for more information.

If you need help understanding this information, please contact the Translating and Interpreting Service on **131 450** and ask them to call us on **1800 849 794**.