



NSW GOVERNMENT

Department of Planning

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Mr Robert Symington
Planning Coordinator
WSN Environmental Solutions
Locked Bag 7699
CHATSWOOD DC NSW 2067

Our ref: S04/00422
Your ref:

Dear Mr Symington

Proposed Alternative Waste Treatment Facility, Jacks Gully Waste Management Centre, Spring Farm, Camden Local Government Area

I refer to your correspondence of 31 August 2005, with which you seek adoption of the Director-General's requirements for the preparation of an Environmental Impact Statement for the above proposal as Environmental Assessment requirements under Part 3A of the *Environmental Planning and Assessment Act 1979*.

Pursuant to clause 8J(1) of the *Environmental Planning and Assessment Regulation 2000*, the Director-General hereby adopts the requirements issued on 29 June 2004, as Environment Assessment Requirements under section 75F(3) of the Act. These requirements have been recast to include administrative matters under Part 3A of the Act, and are attached.

It should be noted that the Director-General's requirements have been prepared based on the information provided to date. Under section 75F(3) of the Act, the Director-General may alter or supplement these requirements if necessary and in light of any additional information that may be provided prior to the proponent seeking approval for the project.

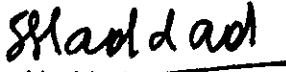
You should ensure that you consult with the Department prior to submission of a draft Environmental Assessment to determine:

- fees applicable to the application;
- relevant land owner notification requirements;
- consultation and public exhibition arrangements that will apply; and
- number and format (hard-copy or CD-ROM) of the Environmental Assessments that will be required.

Once you have lodged the Environmental Assessment, the Department will consult with the relevant authorities to determine the adequacy of the Environmental Assessment. Following this review period the Environmental Assessment will be made publicly available for a minimum period of 30 days.

You should keep the contact officer for this project, Caitlin Bennett ((02) 9228 6471, caitlin.bennett@dpnr.nsw.gov.au), up to date with the progress of preparation of the Environmental Assessment, and seek clarification of any issues that may be unclear or may arise during this process.

Yours sincerely



Sam Haddad

Deputy Director-General

As delegate for the Director-General

27/9/2005 .

ALTERNATIVE WASTE TREATMENT FACILITY, JACKS GULLY LANDFILL
ENVIRONMENTAL ASSESSMENT REQUIREMENTS UNDER PART 3A OF THE
ENVIRONMENTAL PLANNING AND ASSESSMENT ACT 1979

Project	The construction and operation of an Alternative Waste Treatment (AWT) facility in association with the existing Jacks Gully landfill, to process up to 160,000 tonnes of putrescible waste for bio-gas and electricity production.
Site	Lot 501 DP 869561, Richardson Road, Spring Farm, Camden local government area
Proponent	WSN Environmental Solutions
Date of Issue	29 June 2004
Date of Expiration	29 June 2006
General Requirements	The Environmental Assessment must be prepared to a high technical and scientific standard and must include: • an executive summary; • a description of the proposal, including construction, operation, and staging; • an assessment of the environmental impacts of the project, with particular focus on the key assessment requirements specified below; • justification for undertaking the project with consideration of the benefits and impacts of the proposal; • a draft Statement of Commitments detailing measures for environmental mitigation, management and monitoring for the project; and • certification by the author of the Environment Assessment that the information contained in the Assessment is neither false nor misleading.
Key Assessment Requirements	The Environmental Assessment must include assessment of the following key issues: • Input Wastes - the Environmental Assessment must identify the quantity, nature and likely sources of waste that would be recycled at the facility and describe how this waste would be stored, separated and handled on site. The Environmental Assessment must also clearly describe the method for treatment of waste, the mechanism for electricity generation and the intended electricity generation capability. • Strategic Waste Management and Planning - the Environmental Assessment must detail how the project may affect operation of the existing landfill, with specific reference to landfilling rates, landfill life, and on-going demand for landfill capacity. It must also clearly identify and justify the role of the proposed development in the context of strategic waste management in the Sydney Metropolitan area, with specific reference to the aims and objectives of the Waste Avoidance and Resource Recovery Act 2001, and waste diversion scenarios considered in Independent Public Assessment - Landfill Capacity and Demand (Wright, September 2000). • Air Quality Impacts - the Environmental Assessment must include an assessment of the air quality implications of the project, particularly in relation to dust and odour impacts from the waste management process at the site, emissions from the mechanical biological treatment of waste, and the emissions from the electricity generating component of the project. The air quality assessment must assess relevant parameters and air pollutants, including odour, particulates, oxides of nitrogen, oxides of sulfur and volatile organic compounds, from a project-specific perspective in accordance with <i>Approved Methods and Guidance for the Modelling and Assessment of Air Pollutants in NSW</i> (EPA, 2000) and in a cumulative context with the existing landfill operations. The Environmental Assessment must also detail the likely greenhouse gas emissions from the project and what measures are proposed to be implemented to minimise, mitigate, and manage such emissions. • Traffic and Transport Impacts - the Environmental Assessment must include an assessment of the traffic implications of the project, particularly in relation to the nature of the traffic and the proposed traffic routes, volume and frequency of anticipated movements; site access, internal roadways and parking and the impact of the proposed development on traffic volumes on local roads, regional roads and intersections.

	• Hazards and Risk Impacts – the Environmental Assessment must include an assessment of potential hazards on site to determine the potential for off site impacts under the relevant provisions of <i>State Environmental Planning Policy No.33 – Hazardous and Offensive Development</i> (SEPP 33). In particular, a preliminary risk screening must be completed in accordance with <i>Applying SEPP 33</i> (DUAP, 1994), with a clear indication of class, quantity and location of all dangerous goods to be located on the proposed site and consideration of the potential incidents associated with handling and managing of biogasses, with special emphasis on how the proposed development may alter the risk landscape at the site and surrounding land uses as relevant. Should preliminary screening indicate that the proposed development is "potentially hazardous", a Preliminary Hazard Analysis (PHA) must be prepared for inclusion in the EIS as required under SEPP 33. The PHA must be prepared in accordance with the Department's publications <i>Hazardous Industry Planning Advisory Paper No. 6 - Guidelines for Hazard Analysis</i> (DUAP, 1997) and <i>Multi-Level Risk Assessment</i> (DUAP, 1997). • General Environmental Risk Analysis – notwithstanding the above key assessment requirements, the Environmental Assessment must include an environmental risk analysis to identify potential environmental impacts associated with the project (construction and operation), proposed mitigation measures and potentially significant residual environmental impacts after the application of proposed mitigation measures. Where additional key environmental impacts are identified through this environmental risk analysis, an appropriately detailed impact assessment of these additional key environmental impacts must be included in the Environmental Assessment.
Consultation Requirements	You must undertake an appropriate and justified level of consultation with the following parties during the preparation of the Environmental Assessment: • NSW Department of Environment and Conservation; • NSW Department of Natural Resources; • Sydney Catchment Authority • Camden Council and Campbelltown City Council; and • the local community. The Environmental Assessment must clearly indicate issues raised by stakeholders during consultation, and how those matters have been addressed in the Environmental Assessment.
Deemed refusal period	Under clause 8E(2) of the <i>Environmental Planning and Assessment Regulation 2000</i>, the applicable deemed refusal period is 60 days from the end of the proponent's environmental assessment period for the project.