

12 December 2025

Stephen O'Donoghue  
Director Resource Assessments  
Department of Planning, Housing and Infrastructure  
Via the NSW Planning Portal

Dear Stephen,

## RE: WOODLAWN MINE – PA 07\_0143 MODIFICATION (MOD 3) SCOPING LETTER

The purpose of this Scoping Letter is to provide an overview of a proposed modification to the Project Approval (PA) 07\_0143 for the Woodlawn Mine (MOD 3). MOD 3 seeks to amend four aspects:

- allow the ongoing use of as-built infrastructure and disturbance which occurred under the previous ownership
- amend historical water management requirements
- provide flexibility for final land use and clarify revegetation area commitments
- document historical disturbance in a revised conceptual project layout

This Scoping Letter seeks confirmation of the proposed approval pathway, assessment scope and consultation requirements for MOD 3.



## Background

The Woodlawn Mine is an existing copper-lead-zinc mine, located 7 km northwest of Tarago in the Goulburn-Mulwaree local government area (Figure 1.1). The Woodlawn Mine has been owned and operated by DEVELOP Global Limited (DEVELOP) since May 2022. While underground development and underground exploration drilling has occurred since acquisition, the processing of ore (full operations) recommenced in March 2025.

The Woodland Mine is operated generally in accordance with PA 07\_0143 which was granted by the NSW Minister for Planning and Infrastructure under Part 3A of the NSW *Environmental Planning and Assessment Act 1979* (EP&A Act) on 4 July 2013. PA 07\_0143 permits the extraction and processing of tailings and underground ore to produce copper, lead and zinc concentrates to 31 December 2034.

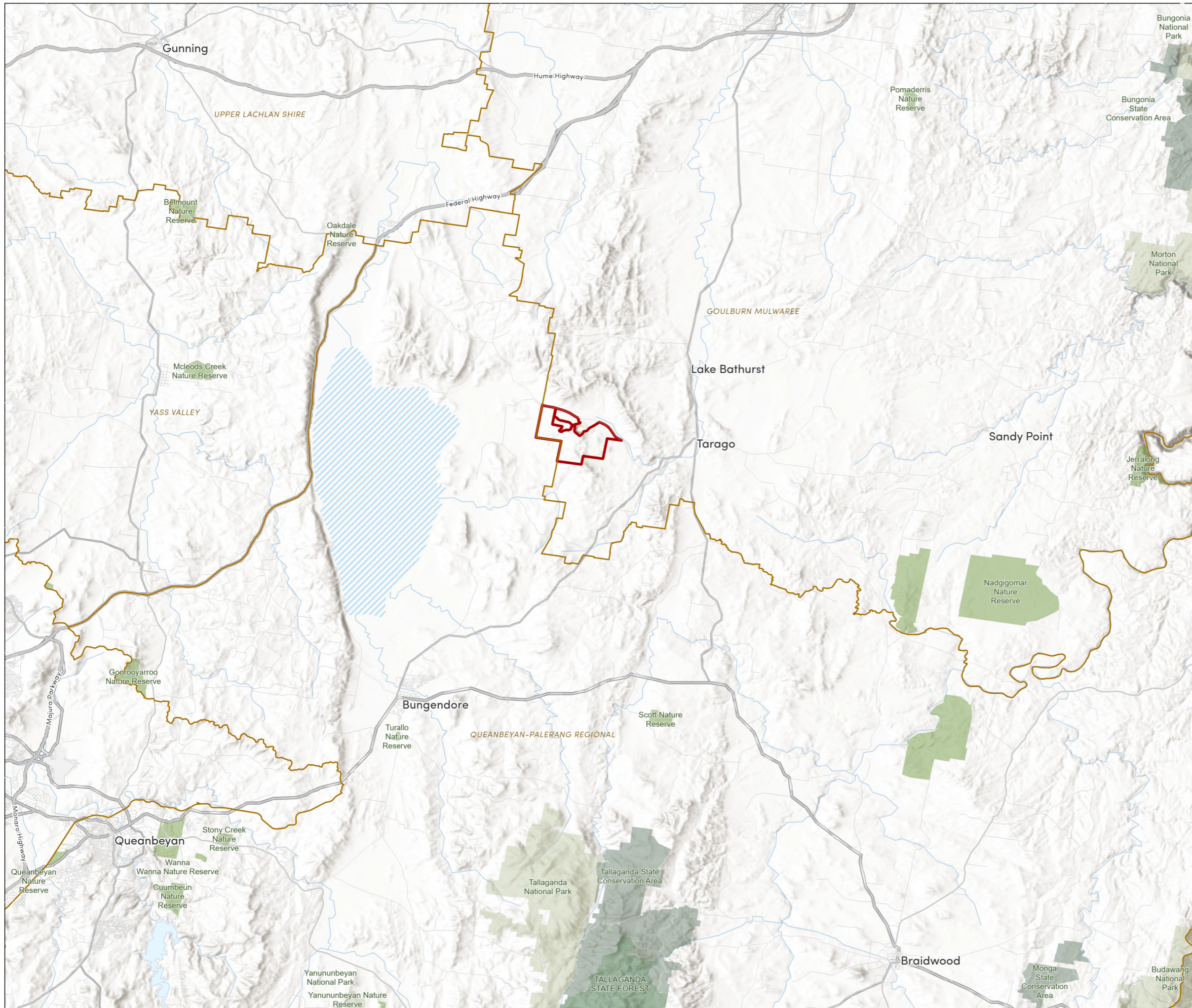
The Woodlawn Mine commenced operations in 1978 with the extraction of ore to produce copper, lead and zinc concentrates. Both open cut and underground techniques were employed during the 20 years of continuous operation until 1998, when the mine prematurely closed for financial reasons in combination with low base metal prices.

**LEGEND**

-  Project area
-  Local Government Area (LGA)

**Conservation areas**

-  State Forest
-  National Park
-  Nature Reserve
-  State Conservation Area



Source:  
- Appendix 2 of Project Approval MP 07\_0143 (MOD2)  
- Figures 6.2, 17.1, 18.1 of Environmental Assessment  
TrisAusMin Woodlawn Project (TrisAusMin, 2012)

Document code: DEV001	Figure version: 1
Figure print date: 09/12/2025	Author: SarahWorrall

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Following its closure in 1998, the site of the Woodlawn Mine Complex has since become a mixed-use industrial precinct utilising un-rehabilitated mining infrastructure. Current operations within the historic Woodlawn Mine Complex include:

- Woodlawn Mine
- Woodlawn Eco Precinct (WEP)
- Woodlawn Wind Farm

Each is described below as it relates to MOD 3.

### **Woodlawn Mine**

In 2013, TriAusMin Limited sought approval to recommence operations at the Woodlawn Mine under PA 07\_0143. This included developing the underground mine infrastructure, and re-treating tailings from existing tailings dams.

PA 07\_0143 has been modified on two occasions, the most recent of which occurred under section 75W of the EP&A Act on 6 July 2017 (MOD 2) by the then operator, Heron Resources Limited. MOD 1 and MOD 2 involved changes to the orientation and placement of several site features, including the box cut and mine portal, surface facilities, and paste plant.

The Woodlawn Mine was placed into care and maintenance by Heron Resources Limited in March 2020. DEVELOP completed its acquisition of the Woodlawn Mine in May 2022.

A comprehensive conceptually approved layout of the Woodlawn Mine is shown on Figure 1.2.

### **Woodlawn Eco Precinct and Woodlawn Wind Farm**

Veolia Environmental Services (Australia) Pty Ltd (Veolia) purchased the land and surface rights in 1998 and secured approval to establish a putrescible waste landfill in the former open cut void in November 2000. The WEP is approved under MP 10\_0012 and DA 31-02-99.

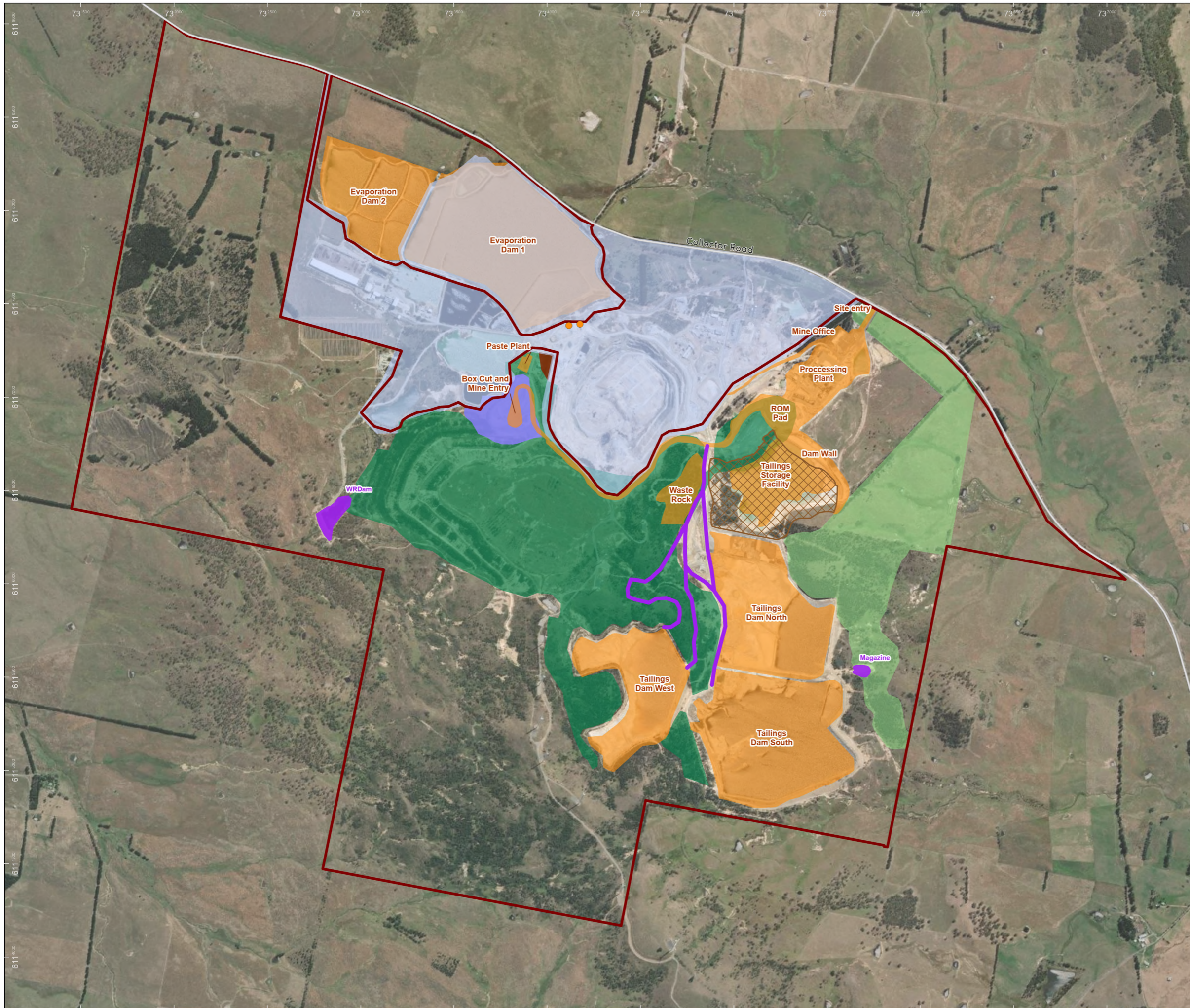
MP 10\_0012 and DA 31-02-99 have been modified on five and three occasions, respectively. At the time of writing, MOD 7 for MP 10\_0012 is under assessment. Veolia is also seeking approval for a state significant development (SSD-21184278) for the Woodlawn Advanced Energy Recover Centre.

In 2005, Infigen Energy Limited also secured approval (DA 250-10-2004) for the Woodlawn Wind Farm with a total capacity of 48 megawatts, which includes some turbines located on the ridgeline within the Woodlawn Mine Complex. DA 250-10-2004 has been modified on three occasions.

Figure 1.2

**LEGEND**

- Project area
- Veolia operational area MP10-0012
- Approved operations**
- Project elements
- TSF4
- Previously rehabilitated area
- Dolerite Stockpile
- West Ridge
- Ancillary infrastructure
- Internal road
- Ventilation shaft
- Revegetation area



Source:  
 - Appendix 2 of Project Approval MP 07\_0143 (MOD2)  
 - Figures 6.2, 17.1, 18.1 of Environmental Assessment  
 TrisAusMin Woodlawn Project (TrisAusMin, 2012)

**⚠ Data Accuracy Disclaimer**  
 The following layers are intended for general guidance only. The positional data may be inaccurate, incomplete, or out of date, and should not be used as the sole source for navigation, safety, or legal purposes.  
 - Previously Rehabilitated area \*within Project Area  
 - Historical disturbance area \*within Project Area  
 - Internal Haul road

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## MOD 3 Description

MOD 3 seeks to formalise as-built layouts and disturbance of approved infrastructure, amend historical water management requirements, provide flexibility for final land use, clarify revegetation area commitments, and document historical disturbance in a revised conceptual project layout.

Figure 2.1 shows the key components of MOD 3 additional to the existing conceptually approved layout. MOD 3 will not include any new disturbance to that already disturbed or approved to be disturbed.

The key aspects of MOD 3 include:

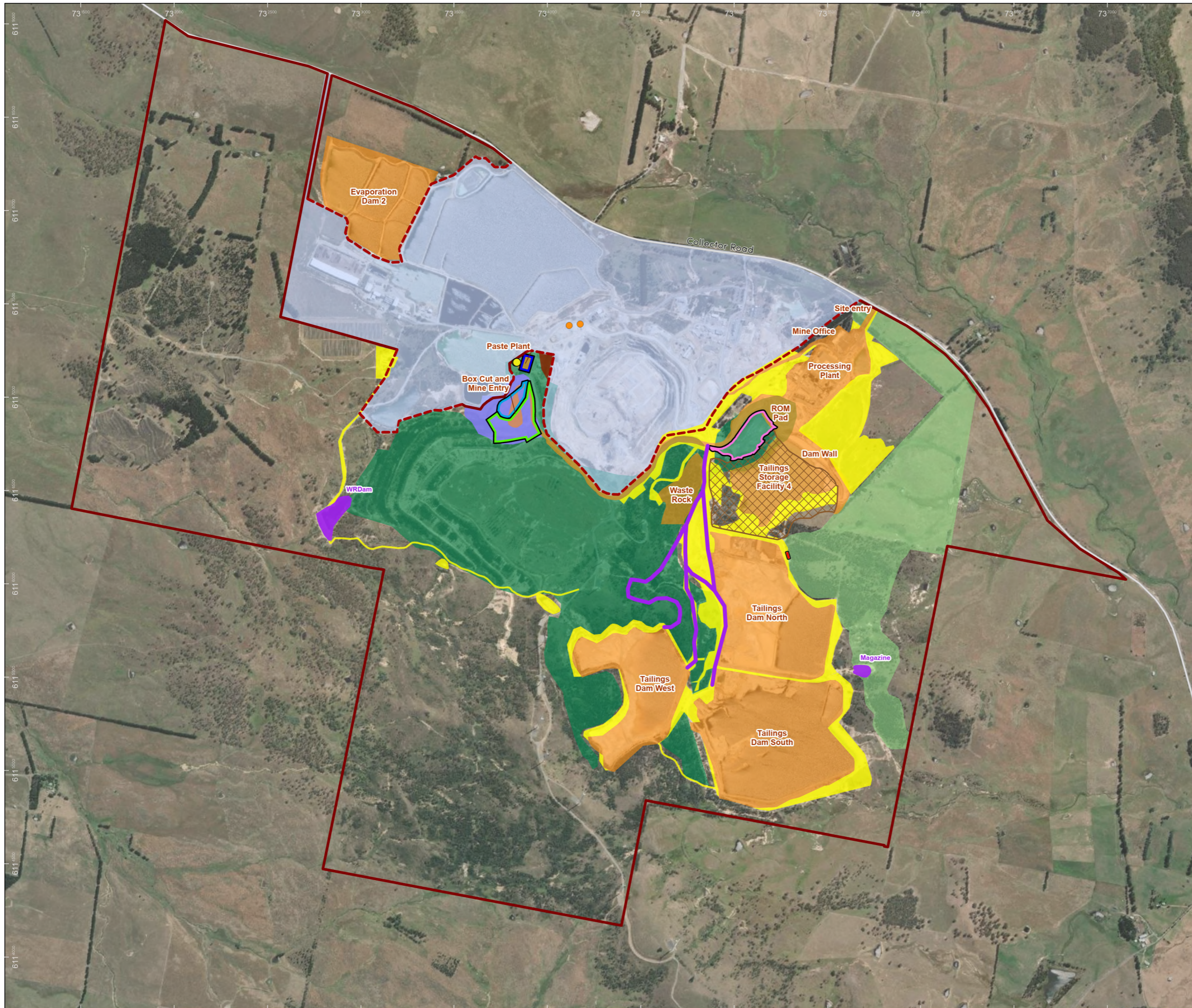
- formalising as-built surface infrastructure and associated disturbance which occurred under the previous ownership within previously disturbed or approved to be disturbed areas:
  - minor orientation realignment of the approved box cut and mine entry
  - minor reorientation of the approved paste plant facility
  - relocation of the approved waste rock emplacement facility
  - waste and ore transfer pad adjacent to the box cut and minor extension
  - relocation of approved ventilation shafts and magazine storage facility
- clarification of historical water management requirements relating to:
  - exclusion of Evaporation Dam 1 (ED1) utilised and managed by Veolia under a separate approval
  - amending condition around treatment of the Rehabilitated Waste Rock Dump seepage dam (referred to as WRDam)
  - removal of condition requiring repair of the source of seepage from Tailings Dam South (TDS)
- clarification of final land use and vegetation area conditions:
  - revegetation area obligations
  - final land use optionality, consistent with land zoning
- documentation of historical disturbance in a revised conceptual project layout which occurred under the previous ownership

Appendix A provides further detail of key aspects of the currently approved Woodlawn Mine under PA 07\_0143 and MOD 3.

Figure 2.1

**LEGEND**

- Project area
- - - Project area variation (MOD 3)
- Veolia operational area MPI0-0012
- Approved operations**
- Project elements
- TSF4
- Previously rehabilitated area
- Dolerite Stockpile
- West Ridge
- Revegetation area
- Ancillary infrastructure
- Internal road
- Ventilation shaft
- MOD3 elements**
- Box cut and mine entry
- Magazine
- Paste Plant
- Waste Rock Emplacement
- Waste and Ore Transfer Pad
- Historical disturbance
- Ventilation fan(x2)



Source:  
 - Appendix 2 of Project Approval MP 07\_0143 (MOD2)  
 - Figures 6.2, 17.1, 18.1 of Environmental Assessment  
 TrisAusMin Woodlawn Project (TrisAusMin, 2012)

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 - Previously Rehabilitated area \*within Project Area  
 - Internal road

Document code: DEV001	Figure version: 6
Figure print date: 09/12/2025	Author: SarahWorrall

# Statutory Context

## Environmental Planning and Assessment Act 1979

MOD 3 will be sought under section 4.55(1A) of the EP&A Act which has been reproduced below:

***(1A) Modifications involving no or minimal environmental impact***

*A consent authority may, on application being made by the applicant or any other person entitled to act on a consent granted by the consent authority and subject to and in accordance with the regulations, modify the consent if—*

- (a) it is satisfied that the proposed modification is of no or minimal environmental impact, and*
- (b) it is satisfied that the development to which the consent as modified relates is the same or substantially the same development as the development for which the consent was originally granted and before that consent as originally granted was modified (if at all), and*

Appendix A provides a comparison of key aspects of the currently approved Woodlawn Mine under PA 07\_0143, and incorporating MOD 3. In summary, MOD 3 will not change the following components of the existing approved operations:

- mine life (Woodlawn Mine is approved until 31 December 2034)
- underground mining operations
- ore processing and tailings retreatment
- concentration production rates and transport
- tailings management
- operational hours and workforce

Considering the above, the consent authority can be satisfied that the Woodlawn Mine incorporating MOD 3 would remain “substantially the same development” as was last modified under the EP&A Act.

A relevant review of the potential environmental impacts associated with MOD 3 will be completed in the Modification Report as described below. Notwithstanding, MOD 3 will result in no or negligible change to previously assessed and approved impacts and, therefore, would involve minimal environmental impact.

DEVELOP requests that PA 07\_0143 is treated as one to which Part 4 of EP&A Act applies as such can be modified under Section 4.55.

## Other NSW approvals

Other NSW approvals that are likely to be required for MOD 3 include (but are not limited to):

- an amendment to the existing Environment Protection Licence (EPL) for the Woodlawn Mine (EPL 20821) under the *Protection of the Environment Operations Act 1997*
- an amendment to declared dams status under the *Dams Safety Act 2015*
- RMP requirements under the *Mining Act 1992*

## Commonwealth approvals

A referral under the *Environmental Protection and Biodiversity Conservation Act 1999* is not anticipated to be required.

# Engagement

Engagement will be undertaken in accordance with a Stakeholder Engagement Plan during the preparation of MOD 3 with the following government agencies:

- NSW Environment Protection Authority
- NSW Resources Regulator
- DPHI

Activities undertaken, the issues raised and outcomes of the consultation will be documented in the Modification Report.

DEVELOP will notify the owner of the land (i.e. Veolia) before the modification application is made. The Community Consultative Committee will also be notified at the next meeting currently scheduled for February 2026.

# Assessment of impacts

Onward Consulting Pty Ltd (Onward) has been engaged by DEVELOP to prepare a Modification Report to assess the potential environmental impacts and identify required mitigation and management measures for MOD 3. The Modification Report will be prepared generally in accordance with the State significant development guidelines – preparing a modification report (Department of Planning and Environment, 2022).

It is anticipated that the MOD 3 Modification Report will be lodged in February 2026.

The Modification Report will include a qualitative assessment of the following:

- amenity (i.e. visual, noise and air quality)
- surface water
- hazards

Due to the limited scope of MOD 3, minimal to no additional environmental impact are predicted for these aspects and as such will not be addressed in the Modification Report:

- groundwater
- Aboriginal cultural heritage
- biodiversity
- bushfire
- traffic
- waste
- agriculture, soils and contamination

No technical studies are proposed to support the Modification Report.

A revised conceptual project layout and final landform figure will be prepared in support.

## Conclusion

DEVELOP is seeking confirmation of the following from DPHI:

- MOD 3 can be lodged and considered by DPHI under section 4.55(1A) of the EP&A Act.
- The scope of the Modification Report outlined above is adequate.
- PA 07\_0143 deemed a consent to which Part 4 of the EP&A Act applies.

Do not hesitate to contact me on 0480 187 344 or at [Kiara.Crook@develop.com.au](mailto:Kiara.Crook@develop.com.au) should you require anything further. We look forward to your early reply.



Sincerely,

**Kiara Crook**

Environment and Compliance Superintendent

**Appendix A    Approved Woodlawn Mine  
(PA 07\_0143) and MOD 3**

**Table A.1 Summary of approved activities and layouts under PA 07\_0143 and MOD 3**

Element	Approved Woodlawn Mine	Woodlawn Mine incorporating MOD 3
<b>Mining activities</b>		
Mining operations	Mining operations approved until 31 December 2034	No change
Underground mining	Extraction of ore from the underground mine using cut and fill mining methods	No change
Tailings retreatment	Extraction and retreatment of tailings material from the three existing tailings dams (TDN, TDS, and TDW) using hydraulic mining methods	No change
Ore and tailings processing	Process up to 1.5 million tonnes of tailings and/or ore per year	No change
Tailings management	Tailings to be emplaced in the four tailings storage facilities (TDN, TDS, TDW, and TSF4) or in the underground mine as paste fill (tailings mixed with cement)	Change to reflect site specific updates No change to tailings management Removal of conditions (Schedule 3, Conditions 1[g] and [h]) requiring repair of the source of seepage from TDS considering new as-built infrastructure for seepage control and historical dam design documentation located.
Water supply and management	<p>The water management system includes a network of clean water contours diverting away from disturbed areas. Drainage from disturbed areas is pumped to either ED1 or the tailings storage facilities.</p> <p>Water is sourced from the following:</p> <ul style="list-style-type: none"> <li>the water storages on site (i.e. tailings storage facilities [TDN, TDW, TDS, TSF4], evaporation dams [ED1 and ED2], and process water dam)</li> <li>dirty water runoff from catchments associated with these water storages</li> <li>the Willeroo-Montrose borefield</li> </ul> <p>Water is preferentially sourced from on-site storage and dirty water runoff, with the Willeroo-Montrose borefield used to supplement supply as required.</p>	Change to address approvals inconsistency The use, management and rehabilitation of ED1 will be relinquished as it is included in Veolia’s approvals platform
Concentrate transport	<p>Transport up to 150,000 t of concentrate per year.</p> <p>Concentrate transported from site via Collector Road, the Tarago-Bungendore Road, Braidwood Road and the Hume Highway.</p>	No change

<b>Element</b>	<b>Approved Woodlawn Mine</b>	<b>Woodlawn Mine incorporating MOD 3</b>
Construction and operations hours	Construction and rehabilitation: <ul style="list-style-type: none"> <li>7am to 7pm, 7 days a week</li> </ul> Mining, maintenance and processing operations: <ul style="list-style-type: none"> <li>24 hours a day, 7 days a week</li> </ul> Transportation of concentrate from site: <ul style="list-style-type: none"> <li>7am to 10pm, 7 days a week</li> </ul>	No change
Workforce	Construction workforce up to 200 personnel Operations workforce up to 140 personnel	No change
WRDam	Develop a treatment system as per Schedule 4, Condition 3 of PA 07_0143	Change to reflect site specific updates Removal of the timeframe associated with Schedule 4, Condition 3 of PA 07_0143 or update to “Within 5 years of closure” and removal of “passive”
Rehabilitation	As per Schedule 3, Condition 6 of PA 07_0143	Change to address approvals inconsistency Clarification to address approvals supporting documentation and final land zoning including alignment of revegetation requirements accordingly.
Revegetation requirements	Establish at least 71 hectares of the Western Tablelands Dry Forest vegetation community shown in Appendix 3 – Revegetation Areas of PA 07_0143 (MOD 2)	Change to address approvals inconsistency Clarify the conflicting status of the ‘revegetation area’ in existing documentation (i.e. it not an offset area)
Mining tenements	Special (Crown & Private Lands) Lease 20 (also referred to as ‘SML 20’)	No change
<b>Mining infrastructure layout</b>		
Tailings storage facilities	<b>TDN, TDS, and TDW:</b> As per Appendix 2 – Project Layout of PA 07_0143 (MOD 2)	Change to allow for ongoing use of the as-built layout <b>TDN, TDS, and TDW:</b> Change to allow for ongoing use of the as-built layout
	<b>TSF4:</b> As per Appendix 2 – Project Layout of PA 07_0143 (MOD 2) and the description provided in section 2.6.2 and Figure 2-12 of Environmental Assessment TriAusMin Woodlawn Project (TriAusMin, 2012)	Change to allow for ongoing use of the as-built layout <b>TSF4:</b> Change to allow for ongoing use of the full extent of the approved layout (i.e. approved staged development)

<b>Element</b>	<b>Approved Woodlawn Mine</b>	<b>Woodlawn Mine incorporating MOD 3</b>
Evaporation dams	ED1 and ED2 as per Appendix 2 – Project Layout of PA 07_0143 (MOD 2)	Change to address approvals inconsistency No change to ED2 Removal of ED1 (as above)
Paste plant and mine services area	Paste plant as per Appendix 2 – Project Layout of PA 07_0143 (MOD 2)	Change to allow for ongoing use of the as-built layout Minor reorientation of the paste plant and addition of the mine services area to the east of the paste plant
Box cut and portal	As per Appendix 2 – Project Layout of PA 07_0143 (MOD 2)	Change to allow for ongoing use of the as-built layout Reorientation of the box cut and portal
Waste and ore transfer pad	MOD 1 sought approval for the placement of waste rock adjacent to the box cut during the box cut and decline construction. This area was never formally recognised on a figure.	Change to allow for ongoing use of the as-built layout Addition of the waste and ore transfer pad adjacent to the box cut
Ventilation shafts	As per Appendix 2 – Project Layout of PA 07_0143 (MOD 2)	Change to allow for ongoing use of the as-built layout Relocation of the two ventilation shafts
Waste rock emplacement area	As per Appendix 2 – Project Layout of PA 07_0143 (MOD 2)	Change to allow for ongoing use of the as-built layout Relocation of the waste rock emplacement adjacent to TSF4
Magazine storage facility	As per Figure 2-13 – Project Site access & internal haul roads of the Environmental Assessment TriAusMin Woodlawn Project (TriAusMin, 2012)	Change to allow for ongoing use of the as-built layout Relocation of the magazine storage facility
Surface facilities	Site entry, mine office, processing plant, and ROM pad as per Appendix 2 – Project Layout of PA 07_0143 (MOD 2)	No change to the site entry, mine office, processing plant and ROM pad. Change to allow for ongoing use of the as-built layout of ancillary areas
Internal haul roads and access tracks	As per Appendix 2 – Project Layout of PA 07_0143 (MOD 2) and Figure 2-13 – Project Site access & internal haul roads of the Environmental Assessment TriAusMin Woodlawn Project (TriAusMin, 2012)	Change to allow for ongoing use of the as-built layout