

PCU040214

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Our reference : DOC12/49125; LIC12/119-03
Contact : Rod Fox, 9995 6839

Mr Chris Ritchie
Manager - Industry
Major Projects Assessment
NSW Planning and Infrastructure
GPO Box 39
SYDNEY NSW 2001

Attention: Mr Andrew Hartcher



Dear Mr Ritchie

**WestPark Industrial Estate Chemical Storage Facility
Proposed Modification (SSD-4953 MOD 1)**

I refer to your letter dated 22 November 2012 seeking comments from the Environment Protection Authority (EPA) on the proposed modification (SSD-4953 MOD 1) to the development consent for WestPark Industrial Estate Chemical Storage Facility (the premises) to operate 24 hours per day, 7 days per week.

The EPA currently regulates activities carried out on the premises through Environment Protection Licence No. 20163 issued to the lessee and operator DHL Supply Chain (Australia) Pty Ltd.

The EPA has reviewed the supporting documentation for the modification titled "*Modification to State Significant Development SSD-4953 Dangerous Goods Storage Facility 23-107 Erskine Park Road, Erskine Park NSW 2759 (Lot 1 DP. 1128233) dated November 2012*" prepared by McKenzie Group Consulting on behalf of the proponent Goodman Property Services (Australia) Pty Ltd.

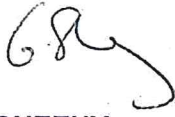
Based on the information provided, the EPA considers the key environmental impacts associated with the development to be noise impacts. These impacts have been satisfactorily addressed to enable the EPA to vary the existing hours of operation and noise conditions specified in Environment Protection Licence (No. 20163) for the premises.

Should the Department of Planning and Infrastructure modify the consent the EPA recommends that the conditions outlined in "Attachment A" form part of the consent conditions. It should be noted that condition M.1 requires the licensee to install and operate a meteorological weather station.

Further, if the consent is modified, the licensee will need to apply to the EPA to vary the hours of operation and noise conditions specified in Environment Protection Licence No. 20163.

If you require any further information please contact Operations Officer Rod Fox on 9995 6839.

Yours sincerely



18/12/12

GREG SHEEHY
Manager Sydney Industry
Environment Protection Authority

Encl: Attachment A Noise and Meteorological Conditions

ATTACHMENT A

Noise and Meteorological ConditionsLimit Conditions

- L.1 Noise generated at the premises must not exceed the noise limits in the table below. The locations referred to in the table below are indicated by "Figure 3 Modelled Receivers" in the document entitled *Westpark Industrial Estate, Erskine Park NSW Building B Noise Impact Assessment* by SLR Consulting and dated 9 November 2012.

Locality	Location	NOISE LIMITS dB(A)			
		Day	Evening	Night	
		L _{Aeq} (15 minute)	L _{Aeq} (15 minute)	L _{Aeq} (15 minute)	L _{A1} (1 minute)
<i>Modelled Receiver 1</i>	<i>517- 537 Mamre Road, Orchard Hills</i>	36	36	36	45
<i>Modelled Receiver 2</i>	<i>100 Pine Creek Circuit, St Clair</i>	35	35	35	45
<i>Modelled Receiver 3</i>	<i>45 Corio Drive, St Clair</i>	35	35	35	45
<i>Modelled Receiver 4</i>	<i>80 Cowarra Drive, St Clair</i>	35	35	35	45

- L.2 For the purpose of condition L.1;

- Day is defined as the period from 7am to 6pm Monday to Saturday and 8am to 6pm Sunday and Public Holidays.
- Evening is defined as the period 6pm to 10pm.
- Night is defined as the period from 10pm to 7am Monday to Saturday and 10pm to 8am Sunday and Public Holidays.

- L.3 The noise limits set out in condition L.1 apply under all meteorological conditions except for the following:

- a) Stability category G temperature inversion conditions.

- L.4 For the purposes of condition L.3:

- a) Data recorded by the meteorological station identified as EPA Identification Point 1 must be used to determine meteorological conditions; and
- b) Temperature inversion conditions (stability category) are to be determined by the sigma-theta method referred to in Part E4 of Appendix E to the NSW Industrial Noise Policy.

- L.5 To determine compliance:

- a) with the L_{eq(15 minute)} noise limits in condition L.6.1, the noise measurement equipment must be located:

- approximately on the property boundary, where any dwelling is situated 30 metres or less from the property boundary closest to the premises; or
 - within 30 metres of a dwelling façade, but not closer than 3m, where any dwelling on the property is situated more than 30 metres from the property boundary closest to the premises; or, where applicable
 - within approximately 50 metres of the boundary of a National Park or a Nature Reserve.
- b) with the $L_{A1(1 \text{ minute})}$ noise limits in condition L.1, the noise measurement equipment must be located within 1 metre of a dwelling façade.
- c) with the noise limits in condition L.1, the noise measurement equipment must be located:
- at the most affected point at a location where there is no dwelling at the location; or
 - at the most affected point within an area at a location prescribed by conditions L.5(a) or L.5(b).
- L.6** A non-compliance of condition L.1 will still occur where noise generated from the premises in excess of the appropriate limit is measured:
- at a location other than an area prescribed by conditions L.5(a) and L.5(b); and/or
 - at a point other than the most affected point at a location.
- L.7** For the purposes of determining the noise generated at the premises the modification factors in Section 4 of the NSW Industrial Noise Policy must be applied, as appropriate, to the noise levels measured by the noise monitoring equipment.

Meteorological Monitoring Conditions

- M.1** The meteorological weather station must be installed and maintained so as to be capable of continuously monitoring the parameters specified in condition M.2.
- M.2** For each monitoring point specified in the table below the licensee must monitor (by sampling and obtaining results by analysis) the parameters specified in Column 1. The licensee must use the sampling method, units of measure, averaging period and sample at the frequency, specified opposite in the other columns.

Point 1

Parameter	Units of Measure	Frequency	Averaging Period	Sampling Method
Air temperature	°C	Continuous	1 hour	AM-4
Wind direction	°	Continuous	15 minute	AM-2 & AM-4
Wind speed	m/s	Continuous	15 minute	AM-2 & AM-4
Sigma theta	°	Continuous	15 minute	AM-2 & AM-4
Rainfall	mm	Continuous	15 minute	AM-4
Relative humidity	%	Continuous	1 hour	AM-4

Requirement to Monitor Noise

MN.1 To assess compliance with Condition L.1, attended noise monitoring must be undertaken in accordance with Conditions L.5 and:

- a) at each one of the locations listed in Condition L.1;
- b) occur <Quarterly, bi-annually or annually> in a reporting period;
- c) occur during each day, evening and night period as defined in the NSW Industrial Noise Policy for a minimum of:
 - 1.5 hours during the day;
 - 30 minutes during the evening; and
 - 1 hour during the night.
- d) occur for three consecutive operating days.

Note: Condition MN.1 Section b) may be relaxed depending on the first year of the noise monitoring results.

Reporting Conditions

Noise Monitoring Report

R.1 A noise compliance assessment report must be submitted to the EPA within 30 days of the completion of the <quarterly, bi-annual or yearly> monitoring. The assessment must be prepared by a suitably qualified and experienced acoustical consultant and include:

- a) an assessment of compliance with noise limits presented in Condition L.1; and
- b) an outline of any management actions taken within the monitoring period to address any exceedences of the limits contained in Condition L.1.

Note: Condition MN.1 and R.1 are not compulsory and would be negotiated between the EPA and the proponent.

Additions to Definition of Terms of the licence

- NSW Industrial Noise Policy - the document entitled "New South Wales Industrial Noise Policy published by the Environment Protection Authority in January 2000."
- Noise - sound pressure levels' for the purposes of conditions L.1 to L.7.