

Notice of decision

Section 2.22 and clause 20 of Schedule 1 of the *Environmental Planning and Assessment Act 1979*

Application type	State significant development
Application number and project name	SSD-62863964 Somersby Drill Mud and Oily Water Recycling Facility
Applicant	Lawsan Property Holdings Pty Ltd
Consent Authority	Minister for Planning and Public Spaces

Decision

The Acting Director, Industry Assessments under delegation from the Minister for Planning and Public Spaces has, under section 4.38 of the *Environmental Planning and Assessment Act 1979 (the Act)* granted consent to the development application subject to conditions.

A copy of the development consent and conditions is available [here](#).

A copy of the Department of Planning, Housing and Infrastructure's assessment report is available [here](#).

Date of decision

27 January 2026

Reasons for decision

The following matters were taken into consideration in making this decision:

- the relevant matters listed in section 4.15 of the Act and the additional matters listed in the statutory context section of the Department's assessment report;
- the prescribed matters under the Environmental Planning and Assessment Regulation 2021;
- the objects of the Act;
- all information submitted to the Department during the assessment of the development application;
- the findings and recommendations in the Department's assessment report; and
- the views of the community about the project (see Attachment 1).

The findings and recommendations set out in the Department's assessment report were accepted and adopted as the reasons for making this decision.

The key reasons for granting consent to the development application are as follows:

- the project would provide a range of benefits for the region and the State as a whole, including providing additional resource recovery capacity, capital investment of \$3.1 million, and 5 construction and 17 operational jobs;
- the project is permissible with development consent, and is consistent with NSW Government policies including the Central Coast Regional Plan 2041 and NSW Waste and Sustainable Materials Strategy 2041, as well as the Central Coast Local Strategic Planning Statement which supports investment in regional resource recovery infrastructure;
- the impacts on the community and the environment can be appropriately minimised, managed or offset to an acceptable level, in accordance with applicable NSW Government policies and standards; and
- the issues raised by the community during consultation and in submissions have been considered and adequately addressed through the conditions of consent. Engagement on the project is considered to be in line with *Undertaking Engagement Guidelines for State Significant Projects*, including the community participation objectives outlined in these guidelines.

Weighing all relevant considerations, the project is in the public interest.

Attachment 1 – Consideration of Community Views

The Applicant engaged with the community during the preparation of the Environmental Impact Statement (EIS) as a requirement of the Secretary's environmental assessment requirements. The EIS detailed the findings of the engagement and how it influenced the scope and design of the project.

Once the Development Application and accompanying EIS were lodged with the Department, they were placed on exhibition from 25 February 2025 until 24 March 2025 (28 days). 13 submissions were received from the public, all in support of the project.

Positive impacts raised in submissions included economic benefits, employment opportunities, contribution to circular economy objectives, the potential for reduction in greenhouse gas emissions from transportation and the suitability of the site for the proposal.

The Department has reviewed the submissions received and considered the positive impacts raised in public submissions as part of the assessment. No specific conditions are required.