

Social Impact Assessment:

MidCoast Regional Organics Processing Solution
(SSD-84090218) 48 Midge Orchid Rd, Darawank



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This report has been prepared for
MRA Consulting Group
by

—●●●— **JUDITH STUBBS**
 & ASSOCIATES

The Old Post Office
231 Princes Hwy, Bulli NSW 2516

Ph: 02 4283 7300
info@judithstubbs.com.au
www.judithstubbs.com.au

This Report has been prepared by:

Judith Stubbs BSW, PhD, MPIA

John Storer BE (Civil), Grad Dip (Econ)

Colleen Lux BA, MSc (Environmental Studies)

James Storer B Biotechnology (Hons Class I), Grad Cert (Economic Policy)

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1 Executive Summary

1.1 Introduction

1.1.1 Purpose

This Social Impact Assessment (SIA), prepared by Judith Stubbs and Associates, is submitted to the Department of Planning, Housing and Infrastructure (DPHI) on behalf of NALG Envirotech Pty Ltd in support of a State Significant Development Application (SSDA) (SSD-84090218) for the Mid-Coast Regional Organics Facility at **Midge Orchid Road, Darawank (Lot 5 of DP 1089990)** (the site).

The proposed development will comprise construction and operation of a fully enclosed organics composting facility with capacity to process up to 146,000 tonnes per annum, including earthworks, construction and fit-out of buildings and composting tunnels, installation of water and air management systems including biogas capture for on-site electricity generation, staff amenities, landscaping and services installation.

The facility proposes to operate 24 hours a day, 7 days a week; and will employ 8 full time staff to operate the facility and 4 administrative staff.

1.1.2 Relevant SEARs

This Social Impact Assessment addresses the following relevant Secretary's Environmental Assessment Requirements (SEARs) for the project (SSD-84090218) issued on 18 June 2025 which identified the following specific assessment requirement. The EIS must address the following specific matters:

- **Social** – including a social impact assessment in accordance with the Department's *Social Impact Assessment Guideline*

The purpose of this SIA is to identify and assess likely positive and adverse social impacts of the proposal, propose mitigations where appropriate, and to address the Secretary's Environmental Assessment Requirements (SEARs) Proposed development. This SIA has been prepared in consideration of the DPHI *Social Impact Assessment Guideline*.¹

1.2 Methodology

The *Social Impact Assessment Guideline* and *Technical Supplement* provide a framework for how an SIA for relevant State significant projects should be prepared.

¹ NSW Department of Planning and Environment (2025) Social Impact Assessment Guideline, June, <https://www.planning.nsw.gov.au/policy-and-legislation/under-review-and-new-policy-and-legislation/social-impact-assessment>.

The methodology of this SIA included preparation of a detailed social baseline that describes the existing social context, social conditions and trends relevant to the project and likely impacts and mitigations, particularly the extent to which the project responds to potential adverse social impacts.

1.3 Stakeholder engagement

Stakeholder engagement was undertaken by MRA Consulting Group. Specific community concerns identified were:²

- Air pollution and odour;
- Noise from the facility;
- Traffic and transport impacts;
- Clearing of vegetation;
- Right of carriageway; and
- Project funding.

1.4 Social baseline

1.4.1 Policy & strategic planning context

The proposed MC ROPS facility supports relevant national, state and local plans, strategies and legislation including:

- Australian Government *National Waste Policy: Less Waste, More Resources 2018*
- Australian Government Net Zero Plan³
- *Protection of the Environment Legislation Amendment (FOGO Recycling) Act 2025*
- NSW Waste and Sustainable Materials Strategy 2041
- MidCoast 2035: Community Strategic Plan 2025-2035
- MidCoast Council Local Strategic Planning Statement
- MidCoast Council Waste Management Strategy 2030

² MRA Consulting Group (September 2025) *Engagement Report MidCoast Regional Organics Processing Solution*, Table 5.

³ Australian Government, Department of Climate Change, Energy, the Environment and Water, <https://www.dcccew.gov.au/climate-change/emissions-reduction/net-zero#net-zero-plan>, accessed 22/09/2025.

1.4.2 Demographic context

The immediate locality of the SA1/Darawank suburb and wider localities of the surrounding SA2 areas and MidCoast LGA are characterised by an older age profile and popularity of the area for retirement and tourism. These areas are relatively disadvantaged and compared to Rest of NSW average, residents are much older and households are more likely to earn very low and low incomes and be people living on their own or in couples (lone person or couple only household).

1.5 Impact assessment and prediction

The proposal is likely to result in social impacts that are largely positive. A table of identified impacts by *Guideline* impact categories is set out at **Section 6**.

Table 1.1: Summary of identified social impacts evaluated with SIA report reference

Identified Impacts	Evaluated significance (Likelihood + Magnitude)	Project specific mitigations	Residual impact significance	SIA Report Reference
Likely positive impacts				
The project will contribute to local and state policy objectives related to the reduction of organic waste to landfill via provision of a FOGO service and subsequent reduction of greenhouse gas emissions from landfill.	Almost certain + Major = High	Not applicable	High (positive)	5.1, 6.2.1, 6.2.3
Provision of compost end-products can be utilised by Councils for improvement and management of public open space areas & other customers, with potential positive social impacts for communities.	Likely (product supplied) + Moderate = High		High (positive)	5.1, 6.2.1, 6.2.3
Increased longevity of existing landfills from which waste will be diverted to the proposed facility.	Almost certain (waste diverted) + Moderate = High	Not applicable	High (positive)	5.1, 6.2.1 6.2.3
Direct and indirect employment generated during construction and operational phases of the project.	Almost certain (jobs created) + minor = Medium	No mitigations required.	Medium (positive)	6.2.1 6.2.3
Positive & negative or neutral impacts				
The local Aboriginal community may have cultural values and needs associated with the proposal that must be considered. We defer to Aboriginal Cultural Heritage Assessment Report and consultations undertaken through that process.	Possible + Moderate = Medium	Defer to ACHAR prepared by McCardle Cultural Heritage.	Neutral	6.2.3

Identified Impacts	Evaluated significance (Likelihood + Magnitude)	Project specific mitigations	Residual impact significance	SIA Report Reference
Potential negative impacts				
Potential for increased traffic and reduced vehicular safety due to additional heavy vehicle movements on The Lakes Way and haulage routes to/from the facility.	Almost certain (truck movements) + minimal = Low	Refer Transport Impact Assessment Report	Low to Nil (negative)	6.1.1
The proposal site is bushfire prone, as such there is risk to the health and wellbeing of on-site workers from a bushfire event.	Possible + Minimal = Low	Refer to Bushfire Assessment Report prepared by MRA Consulting Group, which sets out compliance with <i>Planning for Bushfire 2019</i> , bushfire protection measures and facility policies and protocols for emergency evacuation.	Low to Nil (negative)	6.2.3

Source: JSA 2025; DPE 2023

1.6 Conclusions

Overall, the potential adverse social impacts of the proposal are of nil to low magnitude. The likely positive social impacts of the proposal relate to employment, production of socially and environmentally beneficial commodities (compost products and green energy), waste reduction resulting in increased longevity of existing landfills and reduced CO₂ /greenhouse gas emissions from landfills.

The benefit of the likely positive social impacts of the proposal to be experienced at the local, regional, State and National levels far outweighs the potential for any adverse social impacts which may be experienced in the immediate locality.

2 Introduction

2.1 Proposal description

The proposal is for a fully enclosed organic waste processing and composting facility at **Midge Orchid Road, Darawank (Lot 5 of DP 1089990)**. This facility is referred to as the MidCoast Regional Organics Processing Solution (MC ROPS). The site is owned by MidCoast Council and will be leased to the Applicant to develop and operate the MC ROPS facility.

MC ROPS will be capable of processing up to 146,000 tpa of organic waste and will facilitate MidCoast Council's compliance with the *Protection of the Environment Legislation Amendment (FOGO Recycling) Act 2025* which mandates that all Councils in NSW provide a collection service for food organics and garden organics (FOGO) for households by 2030, and for businesses and institutions in stages from July 2026.⁴

The proposed facility will collect and process MidCoast Council FOGO waste, self-haul material and additional organics sources from commercial and industrial sources; and produce high-quality compost end products and green energy. Compost products will be distributed in bulk, or for packaging and resale.⁵

The proposed facility will service the regional area including the Council areas of MidCoast, and potentially other areas between the North Coast and the Sydney Metropolitan area. Inputs will be sourced from:

- Councils – Food & garden organics
- Commercial & industrial – paunch, dissolved air flotation residue, offal
- Agriculture – Poultry manure, layer hen, shed cleanout
- Commercial restaurants – Grease trap, expired drinks
- Supermarkets – Commercial food waste, expired food⁶

The facility proposes to operate 24 hours a day, 7 days a week, including delivery and offtake times and composting operations.

The facility will employ 8 full time staff to operate equipment and machinery, and 4 admin/office staff.⁷

⁴ EPA NSW, FOGO mandates and rollout, <https://www.epa.nsw.gov.au/Your-environment/Recycling-and-reuse/business-government-recycling/Food-organics-and-garden-organics/fogo-mandates-and-rollout>, accessed 02/06/2025.

⁵ MRA Consulting Group (2025) SEARs Scoping Report: MidCoast Regional Organics Processing Solution: Submission to the Department of Planning, Housing and Infrastructure on behalf of NALG, 03 May, Pg 4.

⁶ MRA Consulting Group (2025) SEARs Scoping Report: MidCoast Regional Organics Processing Solution: Submission to the Department of Planning, Housing and Infrastructure on behalf of NALG, 03 May, Pg 5.

⁷ MRA Consulting Group (2025) SEARs Scoping Report: MidCoast Regional Organics Processing Solution: Submission to the Department of Planning, Housing and Infrastructure on behalf of NALG, 03 May, Pg 8.

The proposal has been identified as State Significant Development with SEARs issued on 18 June 2025 (SSD-84090218).

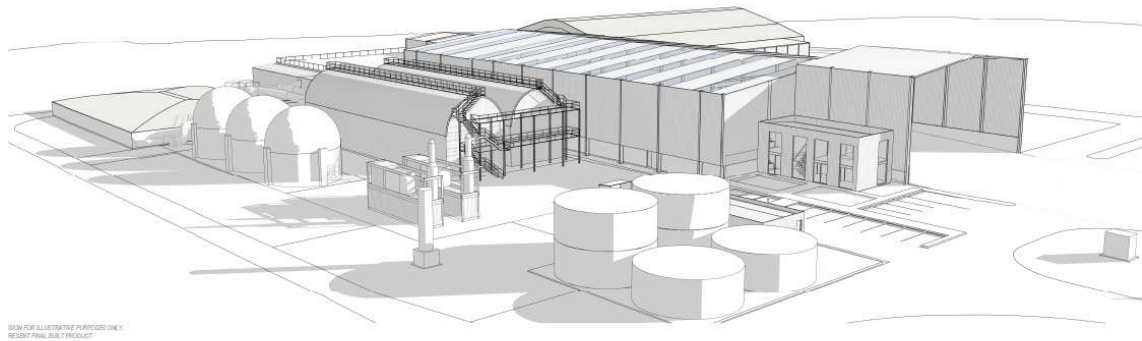


Figure 2.1: 3D impression of proposed MC ROPS facility, Darawank

Source: Architectural plans, Rev 10A.

2.2 Site and locality description

The proposal site is approximately 5.82 ha of currently undeveloped **RU2 Rural Landscape** zoned land.⁸ The site is accessed via Midge Orchid Road from The Lakes Way.

The proposal site is opposite Midge Orchid Road from the existing Tuncurry Waste Management Centre, which is owned and operated by MidCoast Coast Council.

Tuncurry Waste Management Centre is the primary waste management recycling facility for the LGA. The Centre includes a Community Recycling Centre for problem waste, Reviva - 'Tip Shop', Materials Recovery Facility, Men's Shed, bicycle repair workshop and community garden. The Centre is open seven days a week from 8:00am to 4:00pm.⁹

⁸ MRA Consulting Group (2025) SEARs Scoping Report: MidCoast Regional Organics Processing Solution: Submission to the Department of Planning, Housing and Infrastructure on behalf of NALG, 03 May, Pg 9.

⁹ MidCoast Council, Tuncurry Waste Management Centre, <https://www.midcoast.nsw.gov.au/Services/Facilities-and-venues/Find-a-Facility/Outdoor-Facilities/Tuncurry-Waste-Management-Centre>, accessed 22/09/2025.



Figure 2.2: Proposal site Lot 5 of DP 1089990 at Midge Orchid Road, Darawank

Source: NSW SDT Explorer, <https://portal.spatial.nsw.gov.au/explorer/index.html>

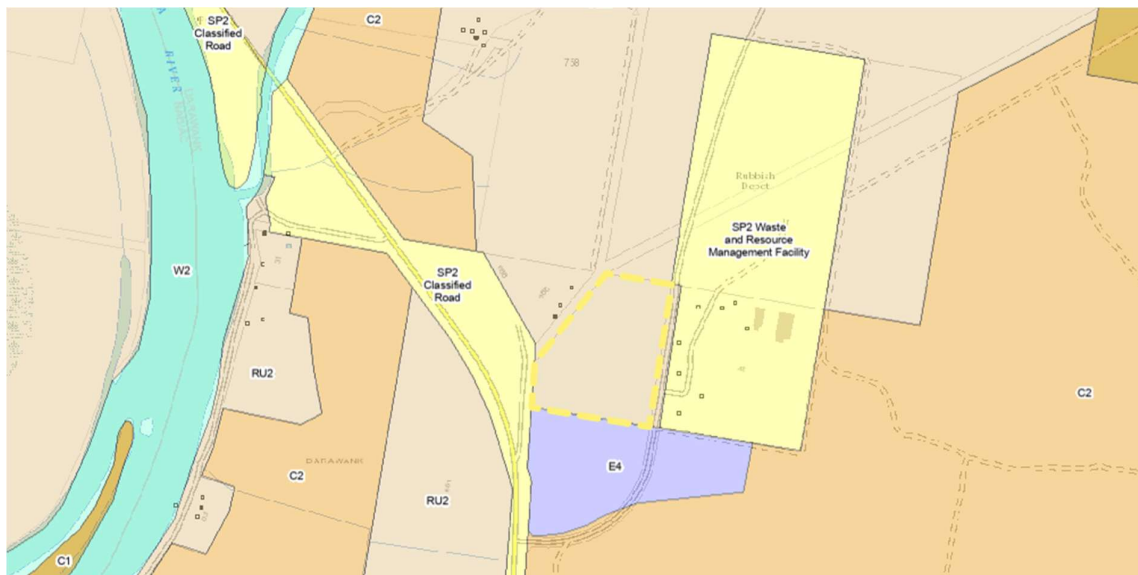


Figure 2.3: RU2 Rural Landscape Land Use Zoning of the Proposal Site, Midge Orchid Rd, Darawank

Source: ePlanning NSW Planning Portal Spatial Viewer, Great Lakes Local Environmental Plan 2014



Figure 2.4: Turn off to Midge Orchid Rd from The Lakes Way to Tuncurry Waste Management Centre

Source: Google Maps 2025



Figure 2.5: Entrance to Community Recycling Centre off Midge Orchid Road

Source: Google Maps 2025

2.2.1 Proximity to residential areas

The proposal site is located approximately 7km north of the centre of Tuncurry.

The nearest residential properties are located within 400-600m of the proposal site, to the south on The Lakes Way and to the west on Manns Road.¹⁰

The figures below show the proposal site with a 5km radius indicated and its proximity to Tuncurry and Forster to the south and Black Head to the north, followed by figures showing the nearest residential neighbours to the site.

¹⁰ MRA Consulting Group (2025) SEARs Scoping Report: MidCoast Regional Organics Processing Solution: Submission to the Department of Planning, Housing and Infrastructure on behalf of NALG, 03 May, Pg 1.

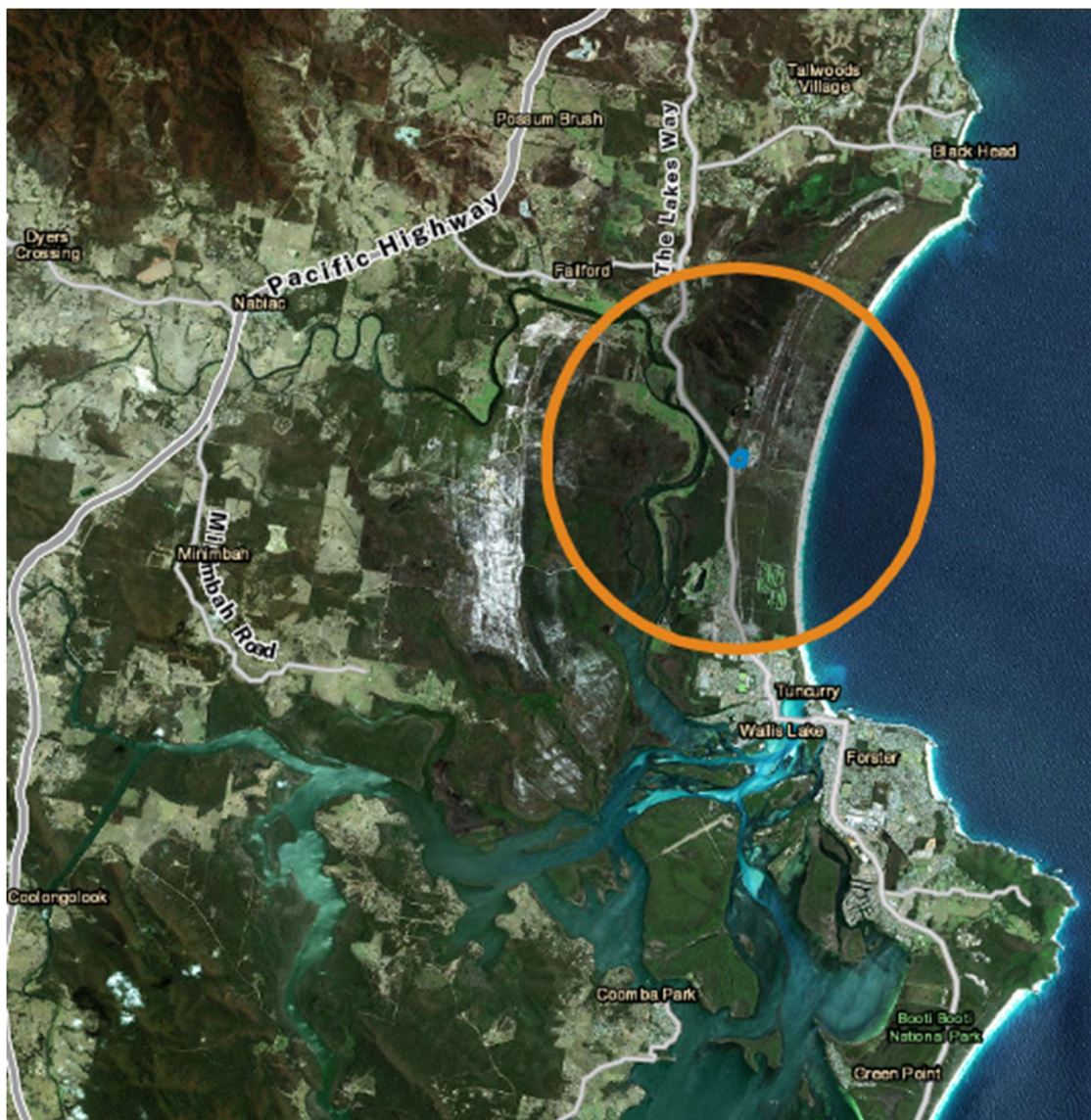


Figure 2.6: Wider locality of the proposal site w/ 5km radius shown

Source: NSW SDT Explorer, <https://portal.spatial.nsw.gov.au/explorer/index.html>



Figure 2.7: Nearest residential neighbours to proposal site, The Lakes Way and Manns Road

Source: NSW SDT Explorer, <https://portal.spatial.nsw.gov.au/explorer/index.html>



Figure 2.8: Nearest residential neighbour, 661 The Lakes Way, approx. 450m southwest of proposal site

Source: Google Maps 2025



Figure 2.9: Residential neighbour, 31 Manns Road, approx. 700m northwest of proposal site

Source: Google Maps 2025

2.2.2 Proximity to North Tuncurry Urban Release Area

The proposal site lies just to the north of the North Tuncurry Urban Release Area, 615 hectares of Crown Land that has been approved for rezoning to provide more than 2,100 dwellings for 4,500 residents through a master planned development by Landcom.¹¹ As at September 2025, it is understood that detailed studies and planning for future development of the release area are continuing with subdivision works and initial sale of lots anticipated in 2027.¹² The proposed master plan indicates that the nearest dwellings to the proposal site are to the south near the golf course, about 1.5 km from the proposed development. This is shown in the Figures below.

The wider locality of the proposal is the MidCoast Local Government Area.

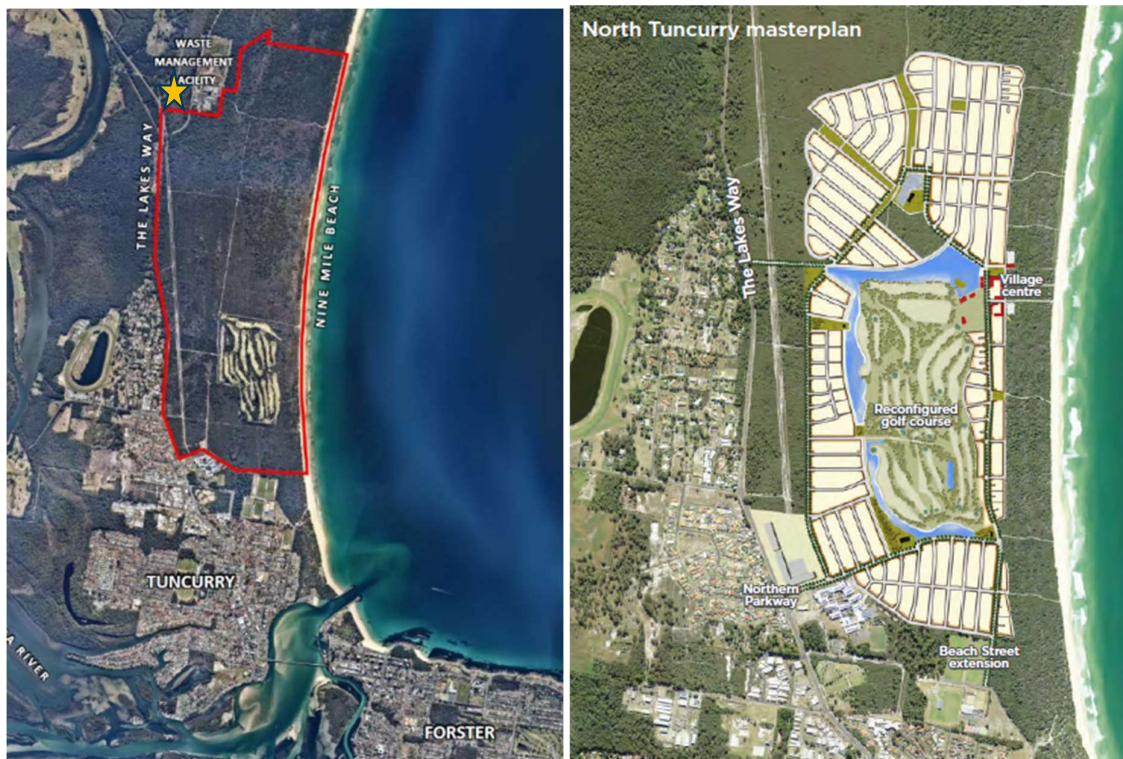


Figure 2.10: North Tuncurry Urban Release Area, with proposal site indicated with star;
North Tuncurry Masterplan

Source: DPE (2023) North Tuncurry Urban Release Area, Finalisation Report, March, Pg 9, <https://pp.planningportal.nsw.gov.au/North-Tuncurry-PP>, accessed 02/06/2025.

¹¹ Landcom, North Tuncurry, <https://www.landcom.com.au/projects/north-tuncurry>, accessed 02/06/2025.

¹² Landcom, North Tuncurry, <https://www.landcom.com.au/projects/north-tuncurry>, accessed 22/09/2025.

3 Methodology

‘Social impacts’ generally refer to the consequences that ‘people’¹³ experience when a new project brings change.¹⁴ A SIA aims to identify, predict and evaluate likely social impacts arising from a project and propose responses to the predicted impacts.

The *Social Impact Assessment Guideline* and *Technical Supplement* provide a framework for how an SIA for relevant State significant projects, including the industry-specific SEARs should be prepared.

The *Guideline* recognises that social impacts may be positive and negative, direct and indirect, or tangible and intangible.¹⁵ The nature and scale of social impacts must also be considered, regarding a proposal’s location, population density and/or local government context; layout and design; social locality; proposed construction and operation methods and expected duration; and local and regional context.¹⁶

The *Guideline* provides categories of likely impacts based on social elements of value to people including way of life, community, accessibility, culture, health and wellbeing, surroundings, livelihoods and decision-making systems.¹⁷

Data collected from existing data sources, relevant strategic plans and policies and outcomes from community engagement all inform a SIA. Respectful, inclusive and meaningful engagement is a fundamental part of SIA, providing first-hand insights into what people value and how they expect a project to affect them.¹⁸ Particular attention and care is needed when engaging with vulnerable and marginalized groups to better understand their perspectives.

The methodology of this SIA included preparation of a detailed social baseline that describes the existing social context, social conditions and trends relevant to the project and likely impacts, particularly the extent to which the project responds to potential social impacts.

We have relied on community engagement undertaken by MRA Consulting Group to inform this SIA.

¹³ ‘People’ can include individuals, households, groups communities or organisations.

¹⁴ NSW Department of Planning and Environment (2025) *Social Impact Assessment Guideline for State Significant Projects*, June, Pg 7.

¹⁵ NSW Department of Planning and Environment (2025) *Social Impact Assessment Guideline for State Significant Projects*, June, Pg 8.

¹⁶ NSW Department of Planning and Environment (2025) *Social Impact Assessment Guideline for State Significant Projects*, June, Pg 19.

¹⁷ NSW Department of Planning and Environment (2025) *Social Impact Assessment Guideline for State Significant Projects*, June, Pg 19.

¹⁸ NSW Department of Planning and Environment (2025) *Social Impact Assessment Guideline for State Significant Projects*, June, Appendix A – Community Engagement, Pg 28.

4 Community engagement for SIA

Community Engagement was undertaken by MRA Consulting Group. Specific community concerns identified were:¹⁹

- Air pollution and odour;
- Noise from the facility;
- Traffic and transport impacts;
- Clearing of vegetation;
- Right of carriageway; and
- Project funding.

The amenity impacts of air pollution and odour, noise from the facility and traffic and transport impacts have been considered in separate reports.

The air quality impact assessment²⁰ concluded that:

The results indicate that predicted air pollutant and odour levels would be below the applicable criteria at all assessed receptor locations. Accordingly, the Project is not expected to result in any unacceptable air quality impacts in the surrounding environment.

and

When considered on a cumulative basis, considering the estimated diversion benefits arising from avoiding 70,000 tonnes per annum of food waste from landfill, the Project's estimated annual average GHG contribution is -140,000 t CO₂-e.

The traffic impact assessment²¹ concluded that:

...the proposed development can be supported in its current form as it satisfies relevant Council DCP and Australian Standard 2890 series.

The noise report²² concluded that:

...the proposed development is capable of complying with all relevant acoustic requirements provided that the recommendations as detailed within the report and adopted.

Matters related to vegetation and right of carriageway have been addressed by the project, and the matter of project funding is outside of the project scope.

¹⁹ MRA Consulting Group (September 2025) *Engagement Report MidCoast Regional Organics Processing Solution*, Table 5.

²⁰ Todoroski Air Sciences (September 2025) *Air Quality Impact Assessment*

²¹ Headway Traffic and Transport (September 2025) *Traffic Impact Assessment*

²² Koikas Acoustics Pty Ltd (August 2025) *Acoustical Report*

5 Social baseline

The social baseline describes the existing social context of the project including:

- Policy and strategic planning context
- Demographic context

5.1 Policy & strategic planning context

The proposed MC ROPS facility supports relevant national, state and local plans, strategies and legislation including:

- Australian Government *National Waste Policy: Less Waste, More Resources 2018*
- Australian Government Net Zero Plan²³
- *Protection of the Environment Legislation Amendment (FOGO Recycling) Act 2025*
- NSW Waste and Sustainable Materials Strategy 2041
- MidCoast 2035: Community Strategic Plan 2025-2035
- MidCoast Council Local Strategic Planning Statement
- MidCoast Council Waste Management Strategy 2030

5.1.1 Australian Government

The proposed MC ROPS facility supports the Australian Government's *National Waste Policy* (2018) which aims to shift the nation away from a 'take, make, use and dispose' economy towards a more circular economy and approach where the value of resources is maintained for as long as possible.²⁴ The National Waste Policy includes Strategy 12 to **reduce organic waste**, 'including garden and food waste, by avoiding their generation and supporting diversion away from landfill into soils and other uses, supported by appropriate infrastructure.'²⁵

The proposal also supports the Australian Government's Net Zero Plan to reduce greenhouse gas emissions to a legislated target of net zero by 2050.²⁶ National Greenhouse and Energy Reporting (NGER) factors suggest that in landfill, food organics will generate methane with a GWP over a 100-year period of at least 2.1 tonnes CO₂-e per tonne of food.

²³ Australian Government, Department of Climate Change, Energy, the Environment and Water, <https://www.dcceew.gov.au/climate-change/emissions-reduction/net-zero#net-zero-plan>, accessed 22/09/2025.

²⁴ Australian Government (2018) *National Waste Policy: Less Waste, More Resources*, Pg 3.

²⁵ Australian Government (2018) *National Waste Policy: Less Waste, More Resources*, Pg 15.

²⁶ Australian Government Department of Climate Change, Energy, the Environment and Water, Net Zero, <https://www.dcceew.gov.au/climate-change/emissions-reduction/net-zero>, accessed 03/06/2025.

5.1.2 NSW Government

The proposed MC ROPS facility supports NSW legislation and plans to reduce organic waste and landfill emissions from organics.

The NSW Parliament has passed legislation (*Protection of the Environment Legislation Amendment (FOGO Recycling) Act 2025*)²⁷ that mandates all Councils in NSW provide food organics and garden organics (FOGO) collection services for households by July 2030, and for businesses and institutions in stages from July 2026.²⁸

The mandate supports Australia's Net Zero Plan²⁹ and the NSW Government's Net Zero Plan which sets a target to cut emissions by 70% by 2035 compared to 2005 levels³⁰ and achieve net zero emissions from organic waste by 2030.³¹ The NSW *Waste and Sustainable Materials Strategy 2041* also set targets to halve the amount of organic waste sent to landfill, and achieve net zero emissions from organics to landfill, by 2030.³²

5.1.3 MidCoast Council

The proposed MC ROPS facility supports aspects of local strategies and plans that focus on the local natural environment, reducing waste to landfill and reducing greenhouse gas emissions.

MidCoast 2035: Community Strategic Plan

MidCoast 2035: Community Strategic Plan 2025-2035 provides a vision for where the community would like to be in 10 years.

'Our Natural Environment' is a key focus area of the plan with desired outcomes including, 'we minimise our impact on the environment, and we can adapt to a changing climate' with stated strategies for how to get there including:

- NE-3: Manage our waste and reduce waste to landfill; and
- NE-4: Conserve our natural resources and reduce our greenhouse gas emissions.³³

Strategy NE-3 includes an indicator of reduced tonnes of organic waste disposed to landfill, with a baseline estimate for the LGA of 10,600 tonnes per annum calculated by multiplying the total

²⁷ <https://legislation.nsw.gov.au/view/pdf/asmade/act-2025-1>, accessed 03/06/2025.

²⁸ EPA NSW, FOGO mandates and rollout, <https://www.epa.nsw.gov.au/Your-environment/Recycling-and-reuse/business-government-recycling/Food-organics-and-garden-organics/fogo-mandates-and-rollout>, accessed 02/06/2025.

²⁹ EPA NSW, FOGO mandates and rollout, <https://www.epa.nsw.gov.au/Your-environment/Recycling-and-reuse/business-government-recycling/Food-organics-and-garden-organics/fogo-mandates-and-rollout>, accessed 02/06/2025.

³⁰ Department of Planning, Industry and Environment, Net Zero Plan Stage 1: 2020-2030, <https://www.energy.nsw.gov.au/nsw-plans-and-progress/government-strategies-and-frameworks/reaching-net-zero-emissions/net-zero>, accessed 03/06/2025.

³¹ Department of Planning, Industry and Environment, Net Zero Plan Stage 1: 2020-2030, Pg 23, <https://www.energy.nsw.gov.au/nsw-plans-and-progress/government-strategies-and-frameworks/reaching-net-zero-emissions/net-zero>, accessed 03/06/2025.

³² Department of Planning, Industry and Environment (2021) NSW Waste and Sustainable Materials Strategy 2041, Stage 1: 2021-2027, Pg 7.

³³ MidCoast Council (2024) MidCoast 2035: Community Strategic Plan 2025-2035, Pg 7.

residual waste disposed to landfill multiplied by the proportion of that material that is compostable.³⁴

MidCoast Local Strategic Planning Statement 2020

The vision of the MidCoast Community Strategic Plan provides the foundation for the MidCoast Local Strategic Planning Statement (2020), which includes five key values of:

- strong leadership and shared vision
- unique, diverse and culturally rich communities
- connected communities
- our environment
- our thriving and growing economy

The LSPS includes strategies to ‘understand and manage climate change impacts and risks’ and ‘manage our resource consumption’.³⁵

MidCoast Council Waste Management Strategy 2030

MCC *Waste Management Strategy 2030* reports that waste management has impacts on climate change through emissions generated while providing waste related services (e.g., trucks used for kerbside collection) and landfill gas resulting from the decomposition of organic material.

MCC estimates that 20,485 tonnes of CO_{2-eq} emissions are generated annually from its kerbside general waste collection based on disposal rates to landfill. It estimates that a full-scale FOGO service will capture approximately 6,300 tpa of organic material currently being disposed via general waste collection³⁶, with this diversion of organic waste from landfill estimated to reduce landfill emissions by 40%.³⁷ Council’s *Waste Management Strategy* compliments its *Climate Change Action Strategy* which set a target of net zero emissions by 2040.

The proposed MC ROPS facility supports these strategies and will facilitate meeting waste diversion and emissions reduction targets.

5.2 Demographic context

As at 2021, there were 451 people counted as residents of the Statistical Area 1 containing the proposed facility. The geography of the SA1 is equivalent to the Darawank suburb, shown in the maps at **Appendix A**. Most of these residents are located around 4 kilometres to the north west of the proposed facility in a R5 Large Lot Residential zoned area off Aquatic Road and Riverview Place. The nearest residents to the proposal site are a small number of properties within the RU2 Rural Landscape zone to the west on Manns Road along the Wallamba River.

³⁴ MidCoast Council (2024) MidCoast 2035: Community Strategic Plan 2025-2035, Pg 48-49.

³⁵ MidCoast Council (2020) Local Strategic Planning Statement, September, Pg 27.

³⁶ MidCoast Council (2022) Waste Management Strategy 2030, Pg 21.

³⁷ MidCoast Council (2022) Waste Management Strategy 2030, Pg 17.

The immediate locality of the SA1/Darawank suburb and wider localities of the surrounding SA2 areas and LGA are characterised by its older age profile and popularity of the area for retirement and tourism.

The demographic profile of the SA1/Darawank suburb has a slightly less disadvantaged and younger profile than the LGA, but compared to the Rest of NSW average it is much older (median age of 52 compared to 43 years) and has a much larger proportion of households earning very low and low incomes (47% compared to 39%).

The immediate locality of the SA1 has a much lower rate of unoccupied dwellings compared to the LGA, at 5% compared to 16%, suggesting lower levels of holiday homes and tourist uses. Household type profile of the SA1 includes a much larger proportion of couples with children and a lower rate of lone person households compared the LGA and Rest of NSW. Over half of dwellings are owned outright, with much lower than LGA and Rest of NSW rates of private or social rental.

The surrounding areas and wider localities of the Tuncurry, Forster and Forster-Tuncurry Surrounds SA2s and Mid-Coast LGA are relatively disadvantaged, being typically in the second decile for SEIFA disadvantage, education and occupation indexes. Residents in the surrounding areas are much older than Rest of NSW average, with median ages in the 50s and 60s. The Tuncurry SA2 is particularly aged with 35% of its residents aged 70 and older. These areas have lower median household income levels, greater proportions of very low and low income households and higher levels of need for assistance reflect the older population and corresponding dependence on the aged pension. The surrounding areas and LGA have high levels of unoccupied private dwellings, as would be expected in a seaside location with a tourism industry. The surrounding SA2 areas and LGA are predominantly lone person and couple only households, living in separate houses with a high level outright ownership and low levels of private or social rental.

Detailed demographic indicators for the immediate and wider localities compared to the LGA and Rest of NSW are provided at **Appendix B**.

Summary statistics for selected indicators for the immediate and wider localities are shown in the table below, following by maps by SA1 for SEIFA Disadvantage, SEIFA Education and Occupation and Median Age for the areas within 3km and 5km of the proposal site.

Table 5.1: Summary statistics, 2021

Indicator	10801115301 SA1	Tuncurry SA2	Forster SA2	Forster- Tuncurry Surrounds SA2	Mid- Coast LGA	Rest of NSW
Total persons	451	6,376	14,709	6,988	96,579	2,829,637
SEIFA Disadvantage	40	11	23	32	26	n/a
SEIFA Education and Occupation	24	5	18	25	23	n/a
Median age	52	62	57	53	54	43
Age 70+ (%)	20%	35%	29%	19%	24%	16%

Indicator	10801115301 SA1	Tuncurry SA2	Forster SA2	Forster- Tuncurry Surrounds SA2	Mid- Coast LGA	Rest of NSW
Median household income	\$1,285	\$854	\$1,015	\$1,142	\$1,060	\$1,434
Very low and low income households (%)	47%	63%	54%	47%	52%	39%
Has need for assistance (%)	8%	14%	11%	7%	10%	7%
Total dwellings	168	3,682	8,055	3,935	47,366	1,206,503
Unoccupied private dwellings (%)	5.4%	19.0%	19.6%	31.1%	16.3%	11.2%
Social housing (%)	0%	5%	4%	0%	3%	4%
Private rental (%)	11%	24%	22%	14%	20%	23%
Being purchased (%)	32%	17%	20%	31%	25%	32%
Separate houses (%)	80%	54%	66%	92%	83%	83%
Attached dwellings (%)	0%	23%	15%	2%	9%	10%
Flats and units (%)	0%	21%	17%	1%	7%	6%

Source: JSA 2025; ABS (2021) Census, General Community Profile, G01, G02, G04, G18, G36, and G37; ABS (2021) SEIFA; ABS (2021) Census, TableBuilder Pro, counting dwellings, place of enumeration, by Total Household Income (weekly).

SEIFA Disadvantage

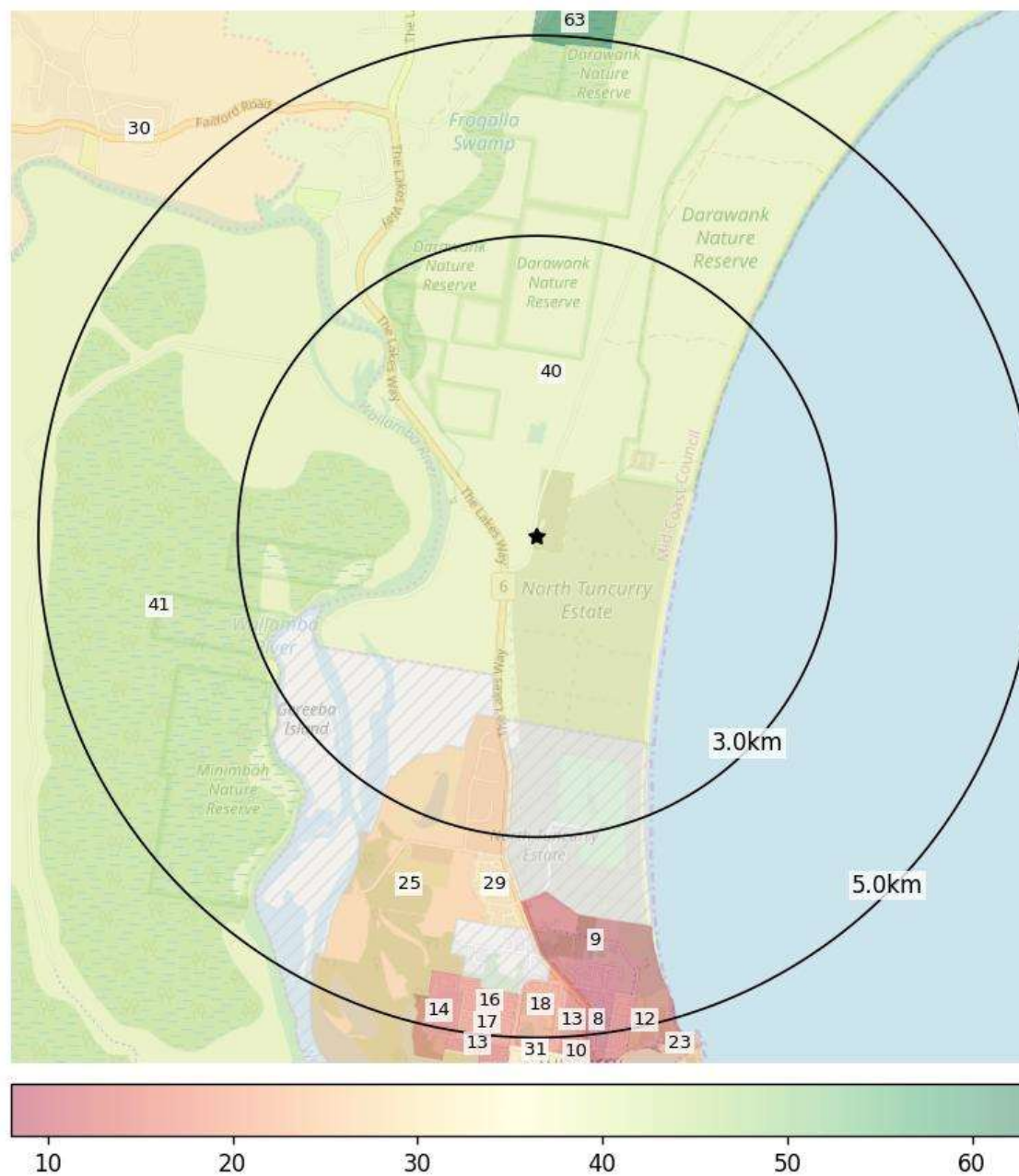


Figure 5.1: Socio-Economic Indexes for Areas (SEIFA) Disadvantage, Percentile by SA1s within 3km and 5km from proposal site

Source: JSA 2025; ABS 2021

SEIFA Education and Occupation

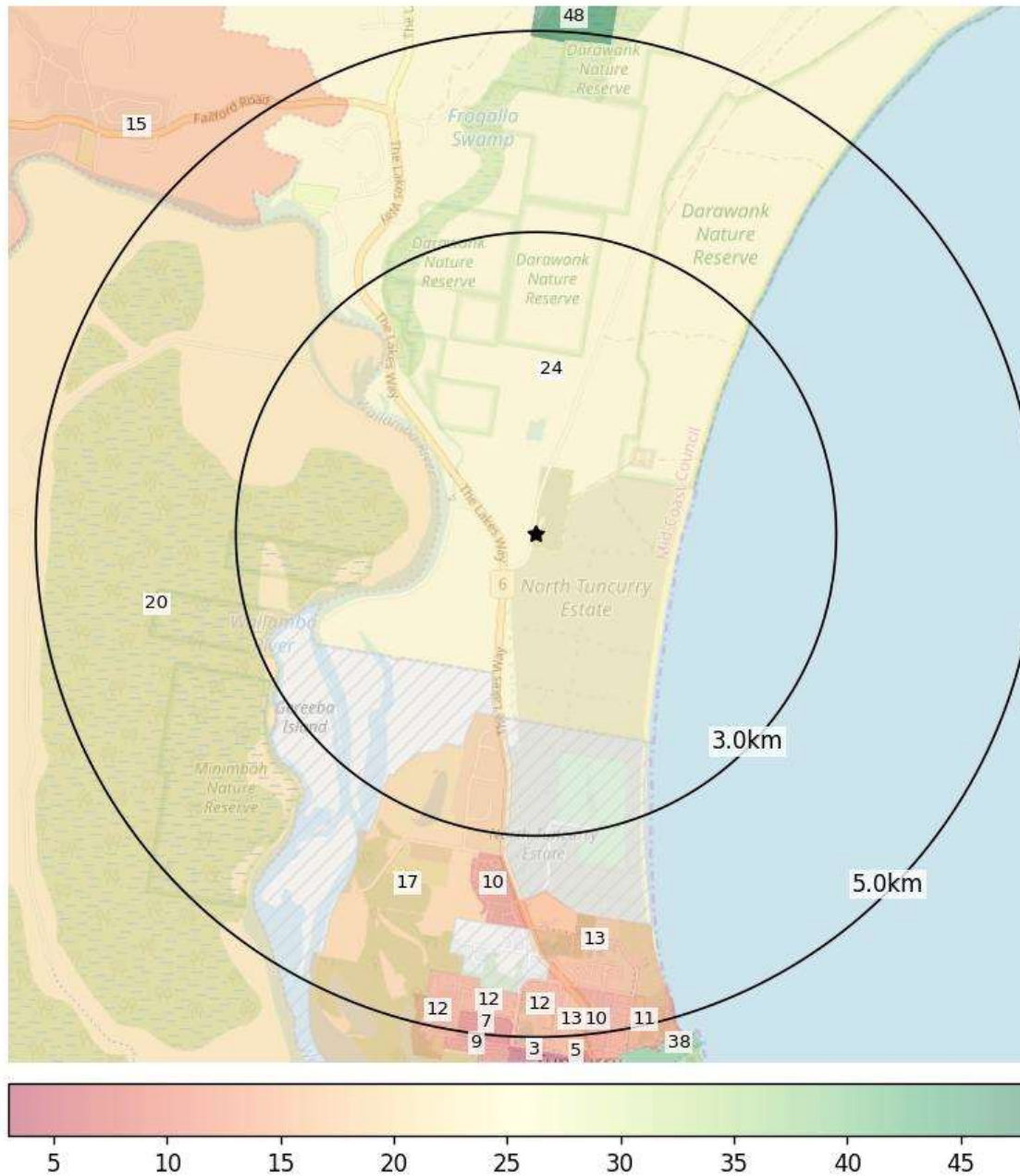


Figure 5.2: Socio-Economic Indexes for Areas (SEIFA) Education and Occupation, Percentile by SA1s within 3km and 5km from proposal site

Source: JSA 2025; ABS 2021

Median age

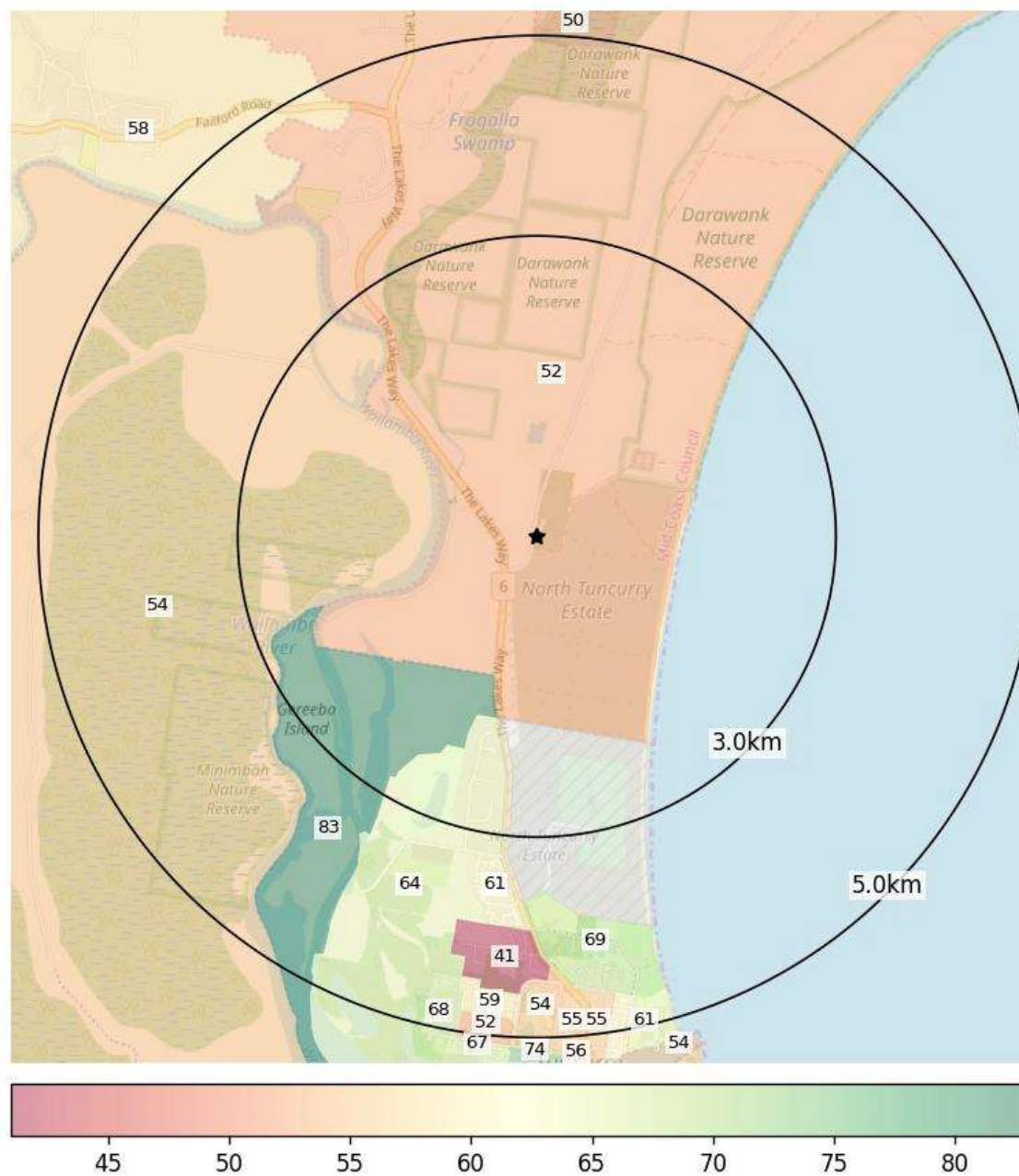


Figure 5.3: Median Age by SA1s within 3km and 5km from proposal site

Source: JSA 2025; ABS 2021

6 Impact assessment and prediction

The Section provides a summary and evaluation of the social impacts identified throughout this SIA, and includes:

- Amenity considerations of the proposal including impacts in the immediate locality and the proposed development; and
- Evaluation of identified social impacts that applies the matrices provided by the *Guideline Technical Supplement* in terms of likelihood level, dimensions of social impact magnitude, defining magnitude levels and significance.³⁸

6.1 Amenity considerations

6.1.1 Traffic & road safety related impacts

We defer to the findings of the Transport Impact Assessment prepared by Headway Traffic & Transport, which responds to the issued SEARs, the traffic and transport objectives of Mid Coast Council's Development Control Plan and relevant Australian Standards. The TIA reports that the proposal will generate 12 heavy vehicle trips and up to 10 personal vehicle trips in the morning and afternoon peak periods.

The TIA notes that the existing intersection of Failford Road and The Lakes Way is currently performing poorly, based on the number of recent incidents. Whilst only some vehicles will utilise this intersection to access the facility, the TIA recommends 'that options be further investigated to improve performance and the safe operation of this intersection'.³⁹

6.1.2 Acoustic impacts

We defer to the findings of the Acoustical Assessment prepared by Koikas Acoustics, which assessed the acoustic impacts of the proposal during construction and operational phases including from on-road truck traffic, against the SEARs and relevant NSW EPA guidelines and criteria.

The assessment found that predicted noise levels from:

- Construction activities are expected to be minimal due to the large distances to the nearest receivers;
- 'Worst case scenario' operational activities will comply with all noise objectives, including for sleep disturbance; and
- On-road traffic will not exceed relevant EPA criteria.⁴⁰

³⁸ NSW Department of Planning and Environment (2025) Social Impact Assessment Guideline for State Significant Projects – Technical Supplement, June, Pg 12-13.

³⁹ Headway Traffic and Transport (2025) Transport Impact Assessment, 21 July, Pg iii.

⁴⁰ Koikas Acoustics (2025) Acoustical Report: Mid-Coast Regional Organics Processing Facility, Pg 30.

6.1.3 Air quality & odour impacts

We defer to the findings of the Air Quality Impact Assessment prepared by Todoroski Air Sciences. The Assessment identifies and examines potential air quality and odour impacts associated with the construction and operation of the proposal against relevant criteria and requirements. We note that the Assessment reports that:

- predicted air pollutant and odour levels would be below the applicable criteria at all assessed receptor locations;
- the project is not expected to result in any unacceptable air quality impacts in the surrounding environment; and
- the project will conduct all activities within an enclosed building equipped with a biofilter to treat odorous air, which will manage and control air quality and is consistent with best-practice for such facilities.⁴¹

6.1.4 Visual impacts

We defer to the findings of the Visual Impact Assessment prepared by October Urban, which assesses the visual effects and potential visual impacts of the facility on the surrounding landscape character and nearby sensitive receivers.

The Visual Impact Assessment concludes that the facility will be perceived to be an extension of the existing Tuncurry Waste Management Centre, largely filtered by distance and vegetation from nearby residences, with greatest exposure occurring to the south. Residual visual impacts are assessed as low to moderate and acceptable within the landscape setting given the vegetated buffers, non-reflective building finishes and siting measures that are proposed. The overall significance of the visual impact is judged to be minor/negligible.⁴²

6.2 Evaluation of identified social impacts

6.2.1 Likely positive social impacts

The likely positive social impacts of the proposal are largely related to:

- Direct employment created by the Facility during the construction period and once operational (8 full time staff and 4 administrative staff – total 12); and indirect employment associated with the operation of the facility (e.g. truck transport of materials).
- The contribution of the Facility to meet the NSW legislative requirement to provide a FOGO service to all residents and businesses in the LGA and wider Region is an identified social impact. The processing of the FOGO waste collected is an essential component of

⁴¹ Todoroski Air Sciences (2025) Air Quality Impact Assessment: MidCoast Regional Organics Processing Solution, Pg 47.

⁴² October Urban (2025) Visual Impact Assessment: 48 Midge Orchid Road, Darawank, Pg 4.

- the provision of this service and will reduce organic waste to landfill and greenhouse gas emissions from landfill for the MidCoast LGA and other Councils in the broader region.
- Diverting FOGO waste from landfill has a likely positive social impact of extending the longevity of existing landfills with benefits to communities and Councils responsible for waste management. MidCoast Council estimates that a fully implemented FOGO service would capture approximately 6,300 tpa of organic material currently being disposed via general waste collection;⁴³ and that if all recycling and organic material was sorted by MCC residents the residual waste stream could decrease by 69.9% by weight.⁴⁴
 - The reduction of greenhouse gas emissions from landfill is a likely social impact of the proposal. National Greenhouse and Energy Reporting (NGER) factors suggest that in landfill, food organics will generate methane with a GWP over a 100-year period of at least 2.1 tonnes CO₂-e per tonne of food. The positive social impacts associated with reducing CO₂ emissions to meet local, State and National Net Zero targets and reduce the adverse impacts of climate change are likely to be experienced at local to wider (State, National and global) levels and over a significant timeframe.
 - The contribution of the Facility to produce high quality compost material is a likely social impact of the proposal. Direct and down-chain customers and the public will benefit from access to these products with flow-on benefits to landscaping and agricultural projects and uses for example. The scale at which these positive impacts will likely be experienced at the local and regional levels depending on the customer market for the products.

6.2.2 Potential negative social impacts

Potential negative social impacts related to amenity impacts on residents in the locality have been assessed by the project team in terms of traffic impacts, noise impacts, air quality and odour impacts and visual impacts. As summarised above, the potential adverse impacts to amenity in the local area have been assessed as nil to negligible, largely due to the distance of the proposal to nearby and sensitive receivers. Moreover, any potential amenity impacts are mitigable by the enclosed nature of facility and its operations.

Further mitigation of adverse social impacts that may arise during operation will be enhanced by provision of a procedure to document and address public complaints. It is recommended that such a system be implemented. We are advised that NALG has a general policy that will be made site specific for MC ROPS and will take into account operating conditions and requirements. We are further advised that NALG will be required to log and investigate all formal odour complaints and list this on their web site under protocols from the EPA for all Environmental Protection Licence (EPL) holders.

⁴³ MidCoast Council, Waste Management Strategy 2030, Pg 21.

⁴⁴ MidCoast Council, Waste Management Strategy 2030, Pg 8.

6.2.3 Application of the Guideline social impact tables

The following Table applies the social impact tables as set out in the Guideline for evaluating social impacts in terms of likelihood level (Table 3), dimensions of social impact magnitude (Table 4), defining magnitude levels for social impacts (Table 5) and significance matrix of the above (Table 6).⁴⁵

Table 6.1: Identified social impacts, evaluated significance, mitigations and residual impact significance

Guideline Impact Category	Guideline Description	Identified Impact (likely positive, potential negative, positive & negative or neutral)	Evaluated significance (Likelihood + Magnitude)	Project specific mitigations	Residual impact significance
Way of life	how people live, how they get around, how they work, how they play, and how they interact each day	Potential for adverse amenity impacts (odour, noise, air quality) to nearby residential neighbours due to facility operations.	Possible (facility added/neighbours distant) + minimal = Low	Refer Acoustic Impact Assessment, Air Quality Assessment, Transport Impact Assessment reports; enclosed design of facility and other mitigations measures.	Nil
Community	composition, cohesion, character, how the community functions, resilience, and people's sense of place	Potential for visual impact and change to local character with introduction of the facility into the local landscape.	Almost certain (facility added) + minimal = Low	Refer Visual Impact Assessment Report	Nil
Accessibility	how people access and use infrastructure, services and facilities, whether provided by a public, private, or not-for-profit organisation	Potential for increased traffic and reduced vehicular safety due to additional heavy vehicle movements on The Lakes Way and haulage routes to/from the facility.	Almost certain (truck movements) + minimal = Low	Refer Transport Impact Assessment Report	Low to Nil (negative)

⁴⁵ NSW Department of Planning and Environment (2023) Social Impact Assessment Guideline for State Significant Projects – Technical Supplement, February, Pg 12-13.

Guideline Impact Category	Guideline Description	Identified Impact (likely positive, potential negative, positive & negative or neutral)	Evaluated significance (Likelihood + Magnitude)	Project specific mitigations	Residual impact significance
Culture	both Aboriginal and non-Aboriginal, including shared beliefs, customs, practices, obligations, values and stories, and connections to Country, land, waterways, places and buildings	The local Aboriginal community may have cultural values and needs associated with the proposal that must be considered. We defer to Aboriginal Cultural Heritage Assessment Report and consultations undertaken through that process.	Possible + Moderate = Medium	Defer to ACHAR prepared by McCardle Cultural Heritage.	Neutral
Health and wellbeing	physical and mental health especially for people vulnerable to social exclusion or substantial change, psychological stress resulting from financial or other pressures, access to open space and effects on public health	The proposal site is bushfire prone, as such there is risk to the health and wellbeing of on-site workers from a bushfire event.	Possible + Minimal = Low	Refer to Bushfire Assessment Report prepared by MRA Consulting Group, which sets out compliance with <i>Planning for Bushfire 2019</i> , bushfire protection measures and facility policies and protocols for emergency evacuation.	Low to Nil (negative)
Surroundings	ecosystem services such as shade, pollution control, erosion control, public safety and security, access to and use of the natural and built environment, and	The project will contribute to local and state policy objectives related to the reduction of organic waste to landfill via provision of a FOGO service and subsequent reduction of greenhouse gas emissions from landfill.	Almost certain + Major = High	Not applicable	High (positive)
		Provision of compost end-products can be utilised by Councils for improvement and management of public open space areas & other customers, with potential positive social impacts for communities.	Likely (product supplied) + Moderate = High		High (positive)

Guideline Impact Category	Guideline Description	Identified Impact (likely positive, potential negative, positive & negative or neutral)	Evaluated significance (Likelihood + Magnitude)	Project specific mitigations	Residual impact significance
	aesthetic value and amenity.	Increased longevity of existing landfills from which waste will be diverted to the proposed facility.	Almost certain (waste diverted) + Moderate = High	Not applicable	High (positive)
Livelihoods	people's capacity to sustain themselves through employment or business	Direct and indirect employment generated during construction and operational phases of the project.	Almost certain (jobs created) + minor = Medium	No mitigations required.	Medium (positive)
Decision-making systems	extent to which people can have a say in decisions that affect their lives, and have access to complaint, remedy and grievance mechanisms.	Lack of response to community concerns during operation	Almost certain + minor = Medium	NALG has a general policy that will be made site specific for MC ROPS and will take into account operating conditions and requirements.	Neutral

Source: JSA 2025; DPE 2023

7 Conclusion

Overall, the potential adverse social impacts of the proposal are of nil to low magnitude.

The likely positive social impacts of the proposal relate to employment, production of socially and environmentally beneficial commodities (compost products and green energy), waste reduction resulting in increased longevity of existing landfills and reduced CO₂ /greenhouse gas emissions from landfills.

The benefit of the likely positive social impacts of the proposal to be experienced at the local, regional, State and National levels; far outweighs the potential for any adverse social impacts which may be experienced in the immediate locality.

8 Appendix A: Geographies used in assessment

8.1 Statistical Area 1 - 10801115301

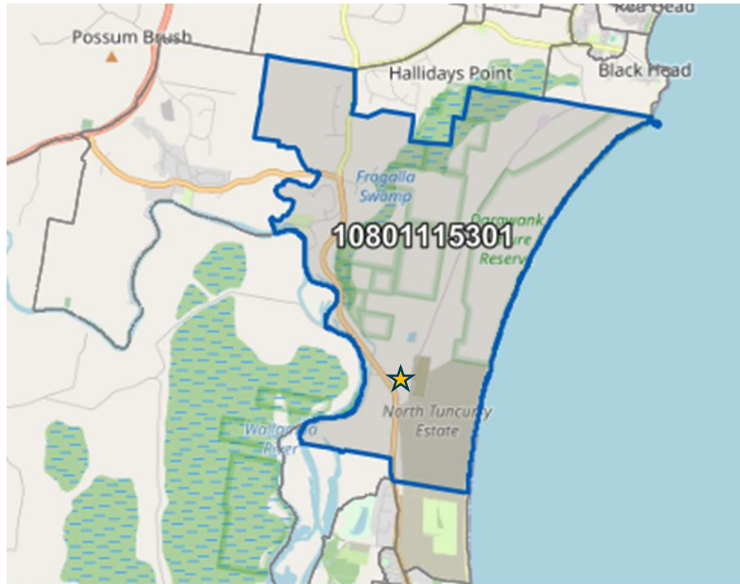


Figure 8.1: Statistical Area 1 (SA1) 10801115301, proposal site indicated with star
Source: ABS 2021

8.2 Darawank suburb



Figure 8.2: Darawank suburb, proposal site indicated with star
Source: ABS 2021

8.3 Statistical Area 2's

8.3.1 Tuncurry SA2

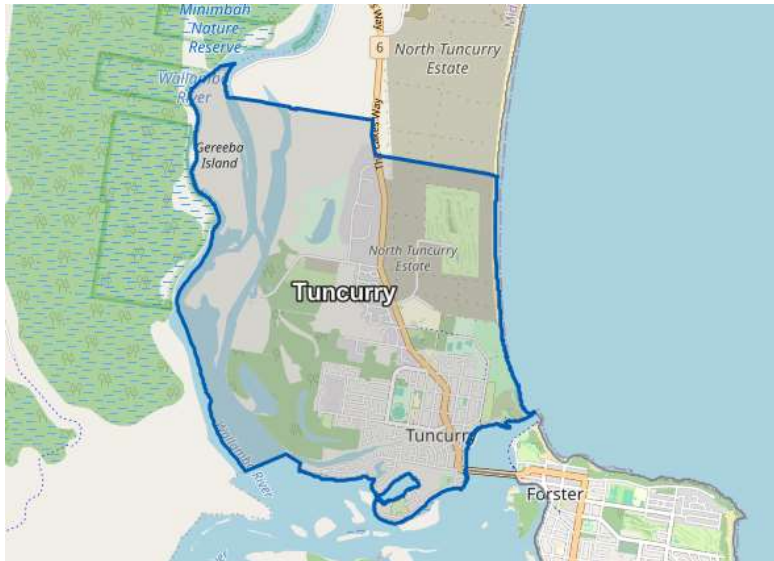


Figure 8.3: Tuncurry SA2

Source: ABS 2021

8.3.2 Forster SA2

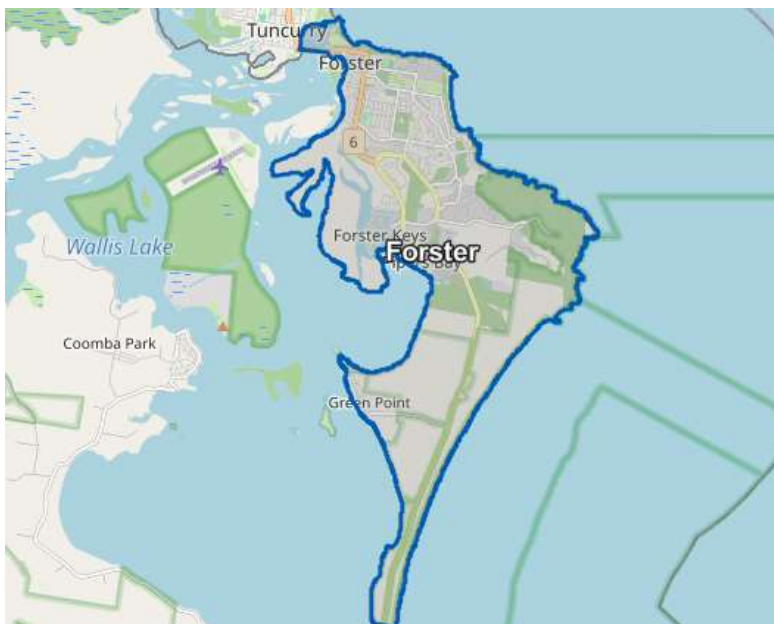


Figure 8.4: Forster SA2

Source: ABS 2021

8.3.3 Forster-Tuncurry Surrounds SA2

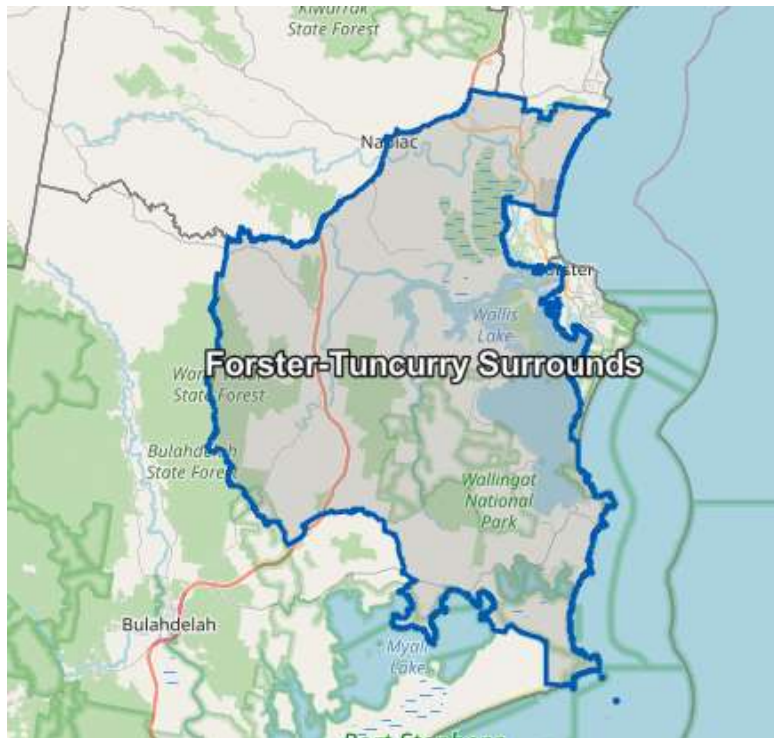


Figure 8.5: Forster-Tuncurry Surrounds SA2

Source: ABS 2021

8.4 Mid-Coast LGA



Figure 8.6: Mid-Coast Local Government Area

Source: ABS 2021

8.5 Rest of NSW

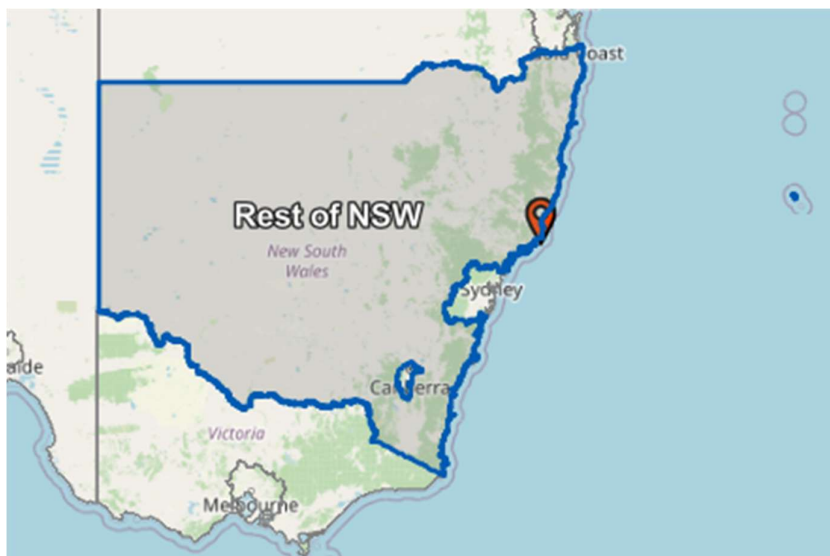


Figure 8.7: Rest of NSW – Greater Capital City Statistical Area

Source: ABS 2021

9 Appendix B: Demographic profile

9.1 Selected indicators – immediate locality

9.1.1 Age

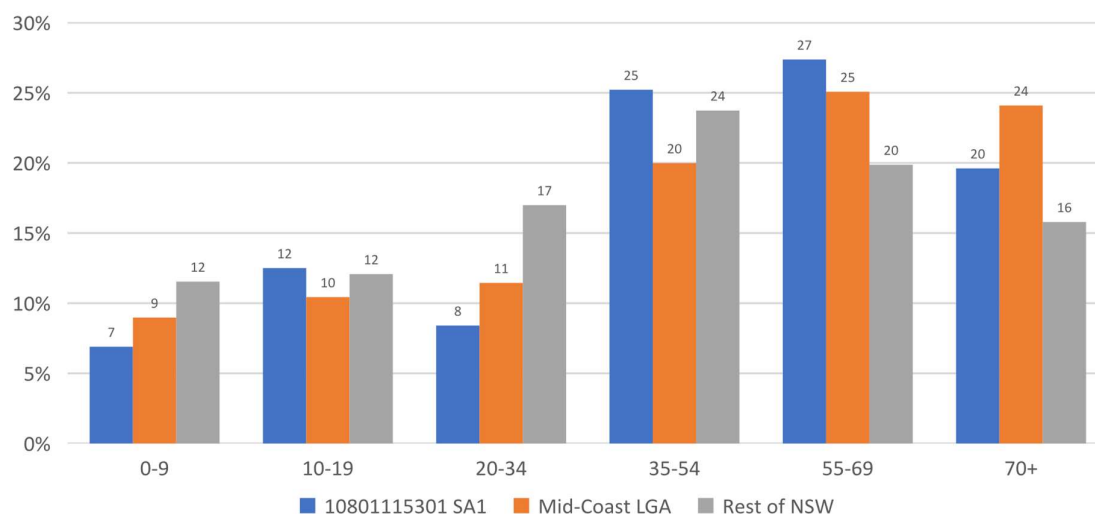


Figure 9.1: Age of persons, 2021 (%)

Source: JSA 2025; ABS (2021) Census, General Community Profile, G04.

9.1.2 Household type

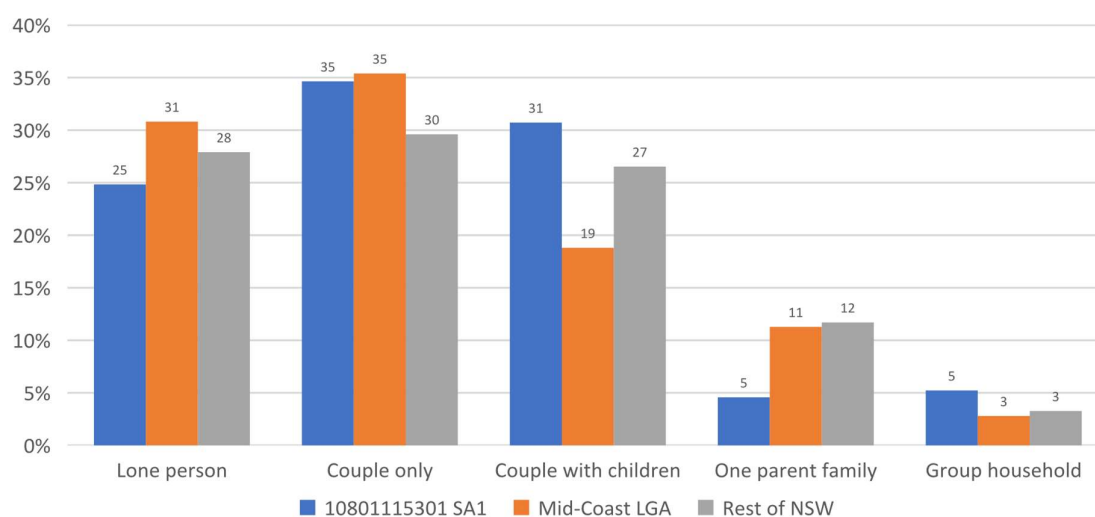


Figure 9.2: Household type of households in private dwellings, 2021 (%)

Source: JSA 2025; ABS (2021) Census, General Community Profile, G42.

9.1.3 Tenure and landlord type

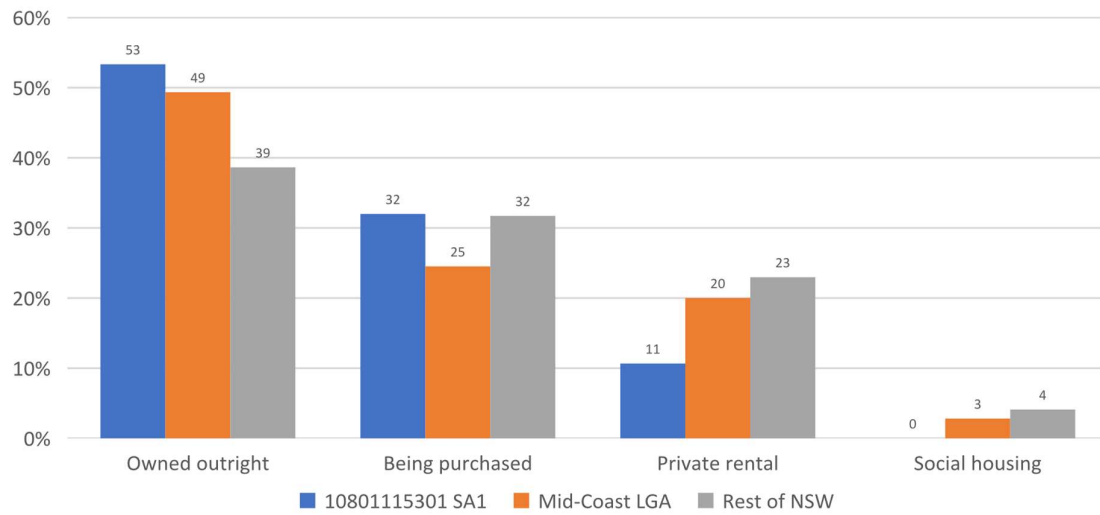


Figure 9.3: Tenure and landlord type of households in private dwellings, 2021 (%)

Source: JSA 2025; ABS (2021) Census, General Community Profile, G37.

9.1.4 Dwelling structure

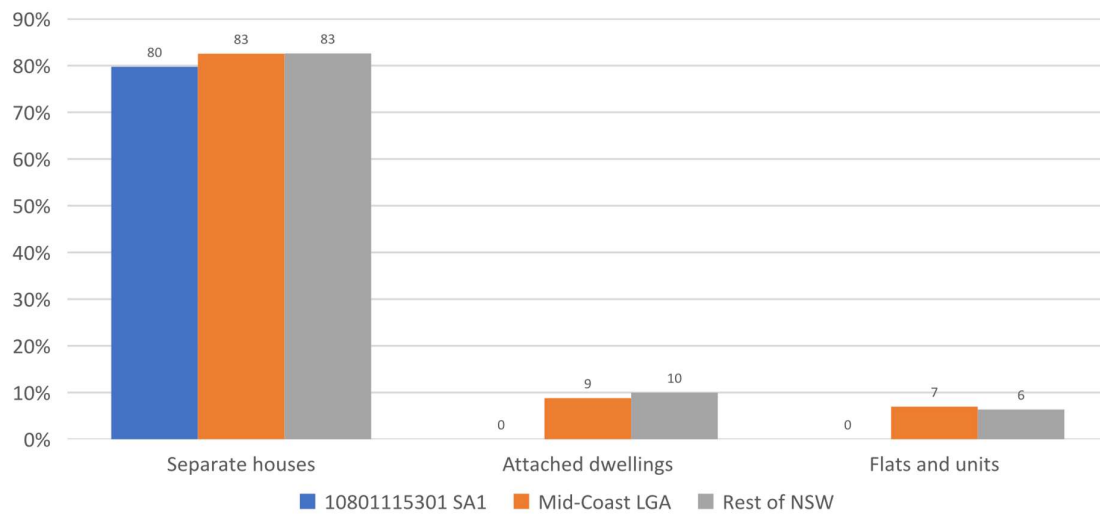


Figure 9.4: Dwelling structure of occupied private dwellings, 2021 (%)

Source: JSA 2025; ABS (2021) Census, General Community Profile, G36.

9.1.5 Household income

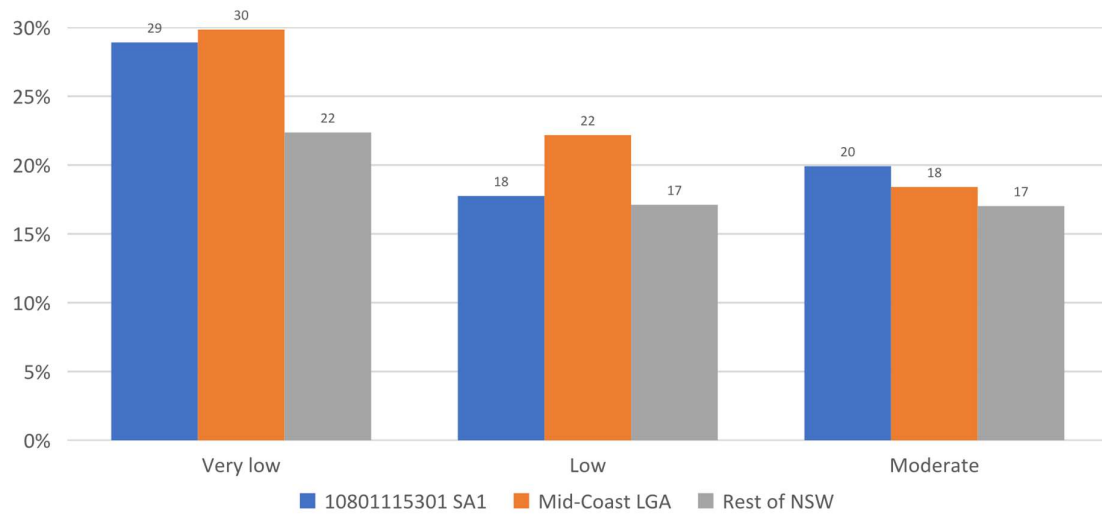


Figure 9.5: Income band of households in private dwellings, 2021 (%)

Source: JSA 2025; ABS (2021) Census, TableBuilder Pro, counting dwellings, place of enumeration, by Total Household Income (weekly).

9.1.6 Labour force status

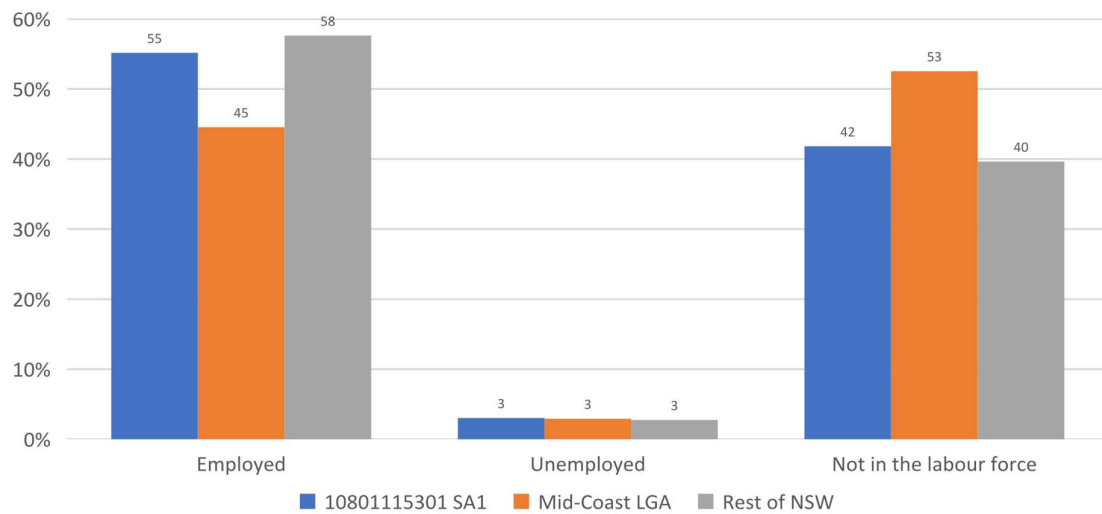


Figure 9.6: Labour force status of persons, 2021 (%)

Source: JSA 2025; ABS (2021) Census, General Community Profile, G46.

9.1.7 Occupation

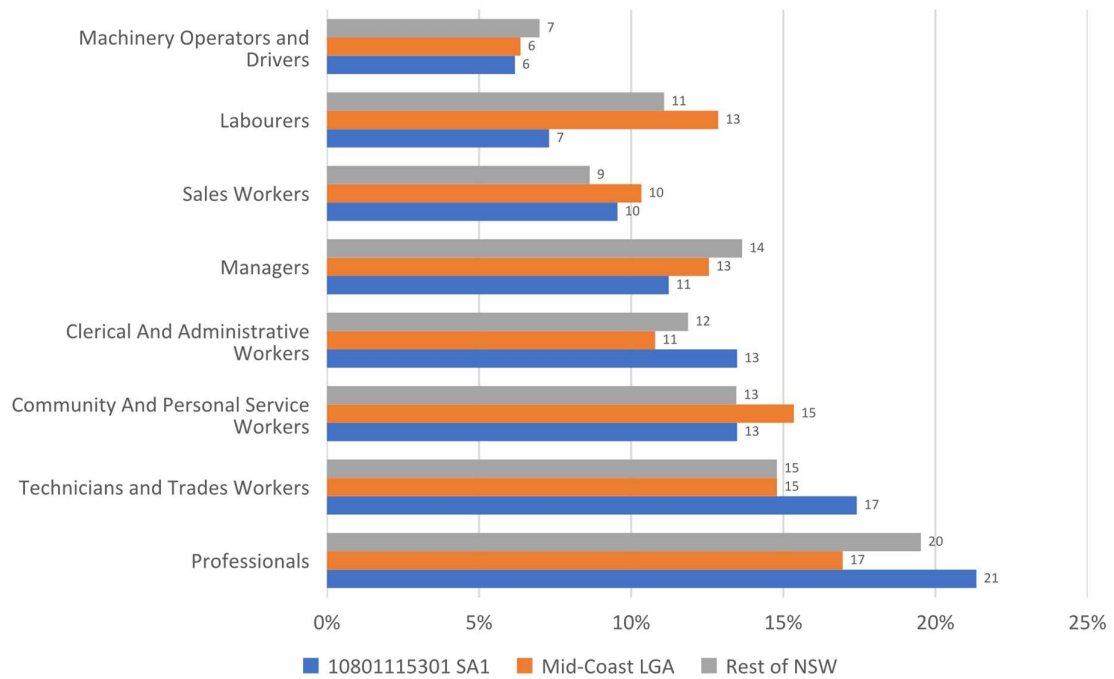


Figure 9.7: Occupation of persons, 2021 (%)

Source: JSA 2025; ABS (2021) Census, General Community Profile, G60.

9.1.8 Industry

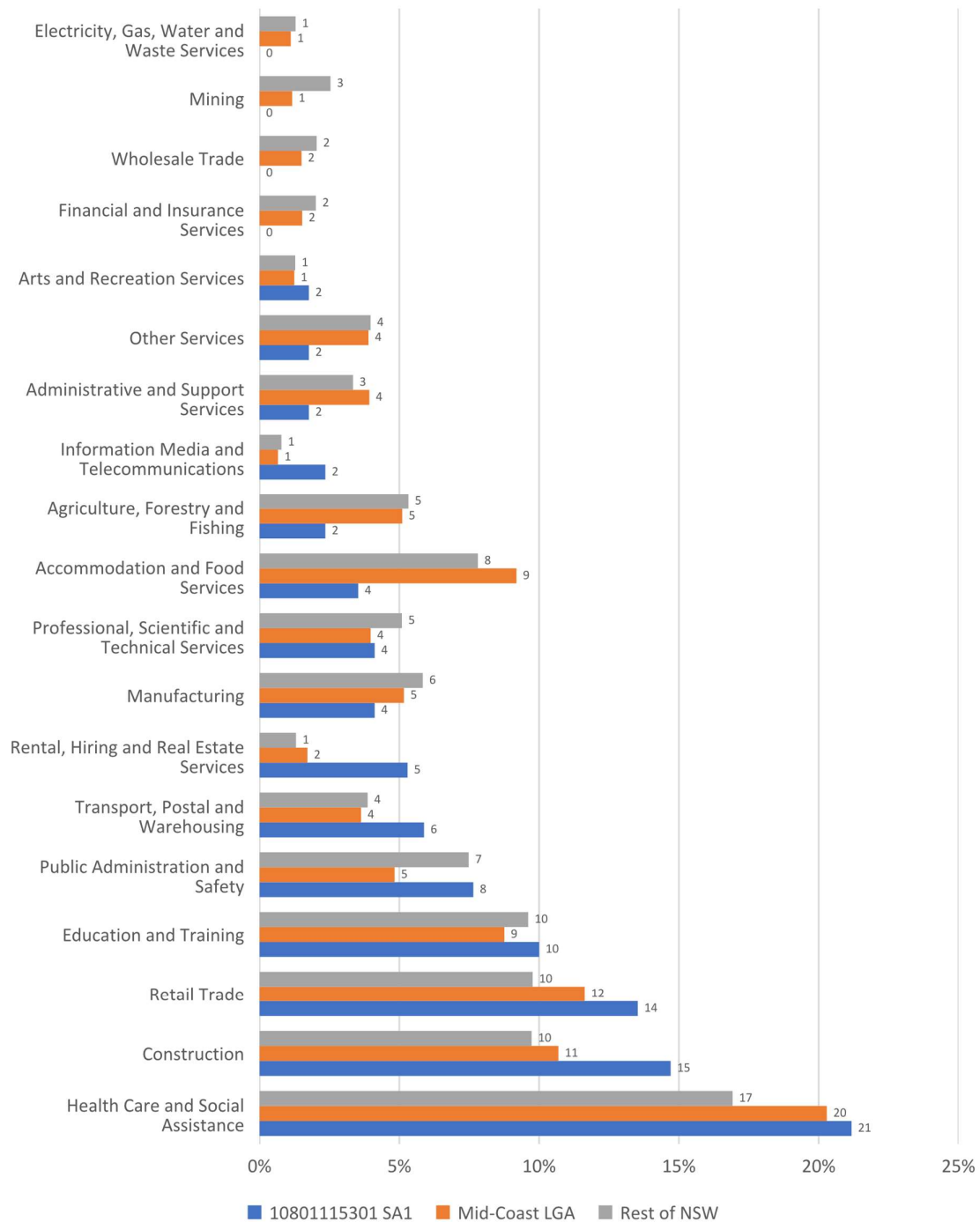


Figure 9.8: Industry of occupation of persons, 2021 (%)

Source: JSA 2025; ABS (2021) Census, General Community Profile, G54.

9.2 Selected indicators – wider localities

9.2.1 Age profile

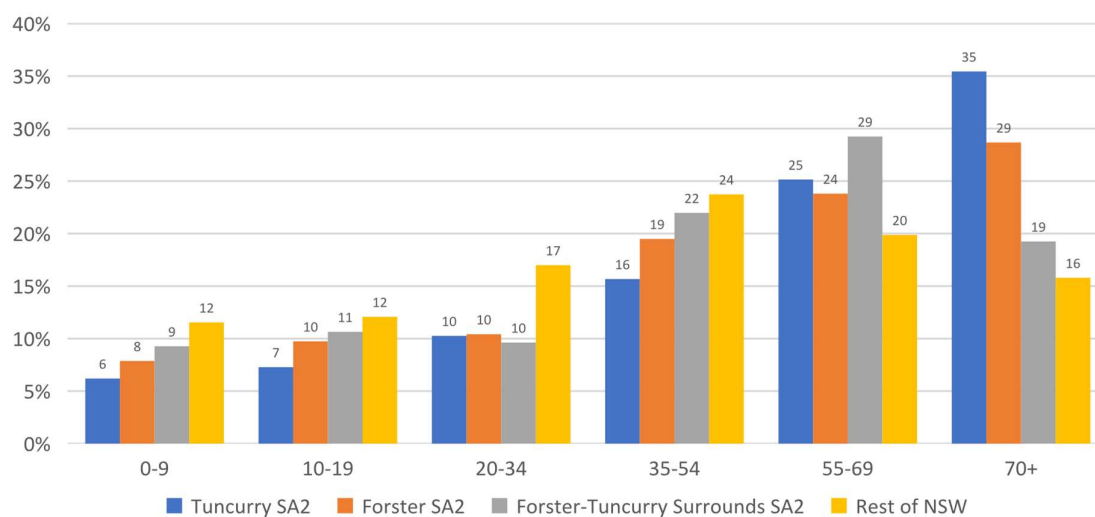


Figure 9.9: Age of persons, 2021 (%)

Source: JSA 2025; ABS (2021) Census, General Community Profile, G04.

9.2.2 Household type

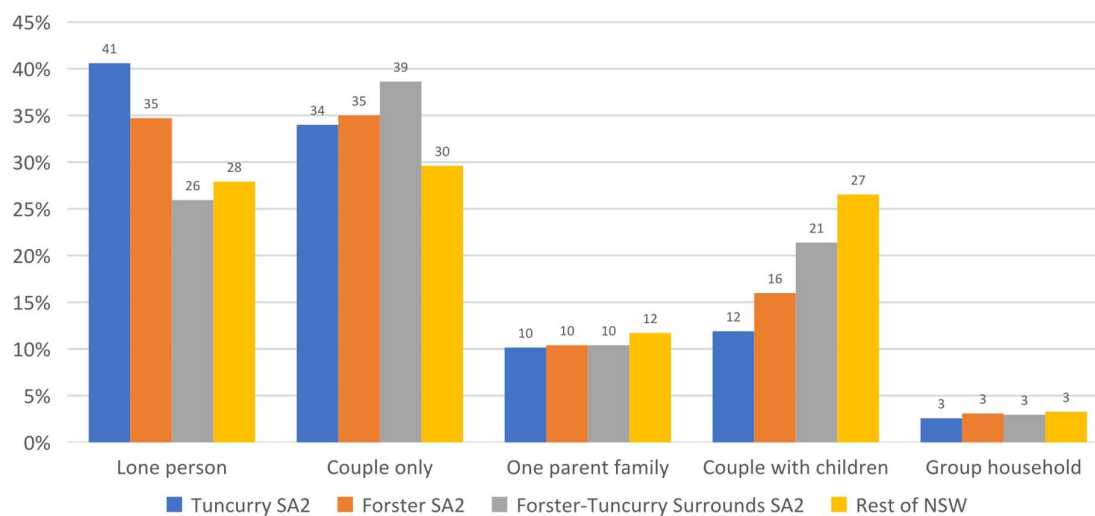


Figure 9.10: Household type of households in private dwellings, 2021 (%)

Source: JSA 2025; ABS (2021) Census, General Community Profile, G42.

9.2.3 Tenure and landlord type

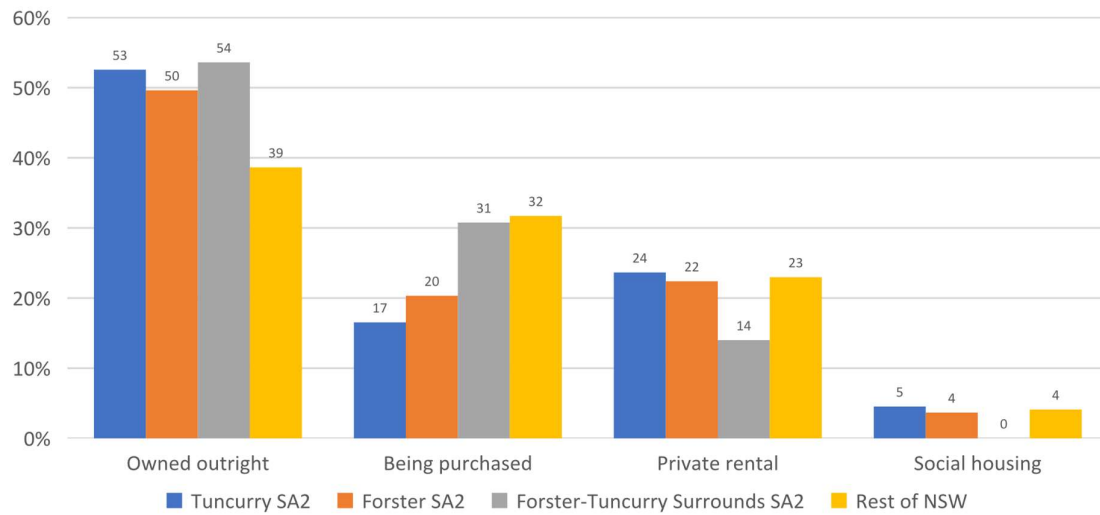


Figure 9.11: Tenure and landlord type of households in private dwellings, 2021 (%)

Source: JSA 2025; ABS (2021) Census, General Community Profile, G37.

9.2.4 Dwelling structure

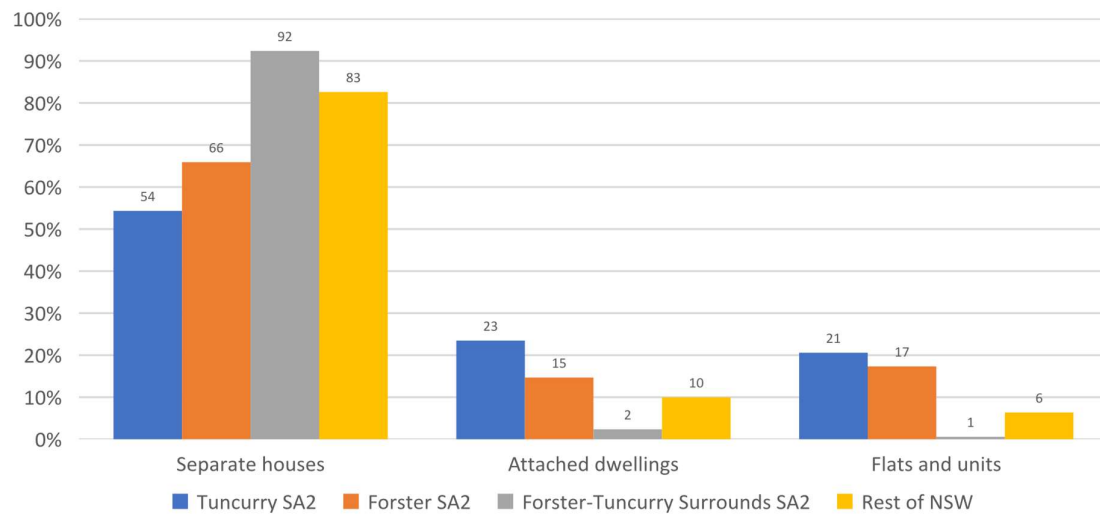


Figure 9.12: Dwelling structure of occupied private dwellings, 2021 (%)

Source: JSA 2025; ABS (2021) Census, General Community Profile, G36.

9.2.5 Household income

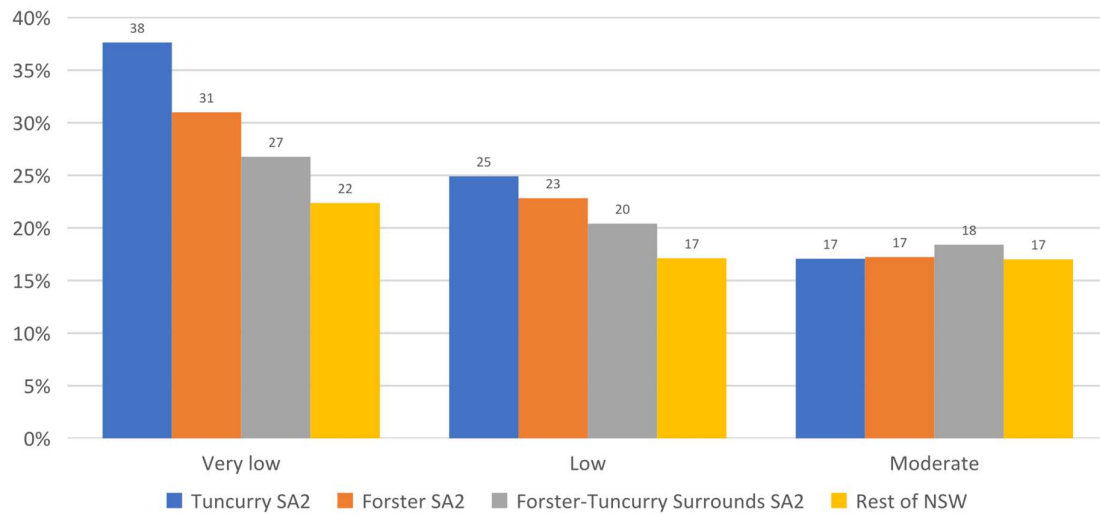


Figure 9.13: Income band of households in private dwellings, 2021 (%)

Source: JSA 2025; ABS (2021) Census, TableBuilder Pro, counting dwellings, place of enumeration, by Total Household Income (weekly).

9.2.6 Labour force status

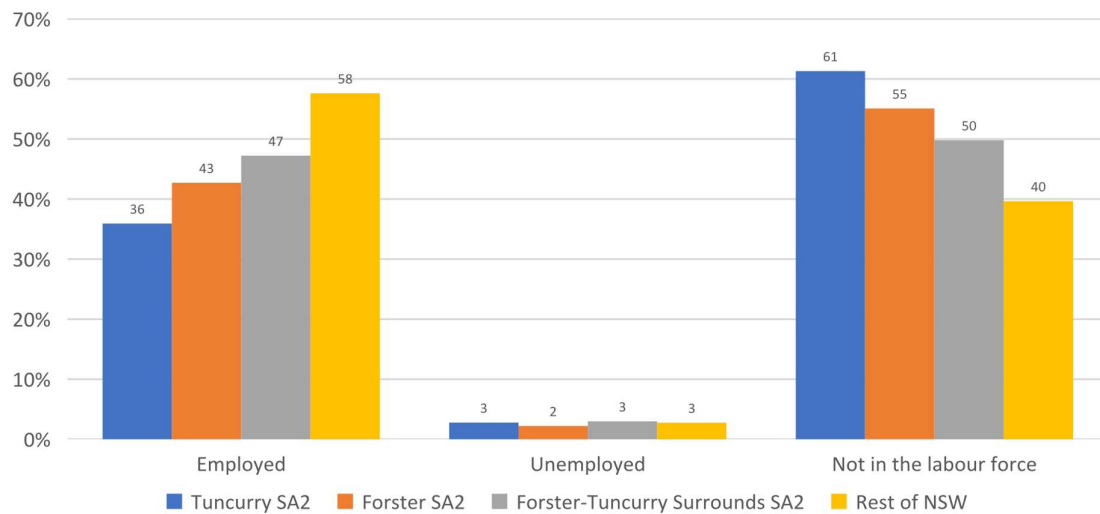


Figure 9.14: Labour force status of persons, 2021 (%)

Source: JSA 2025; ABS (2021) Census, General Community Profile, G46.

9.2.7 Occupation

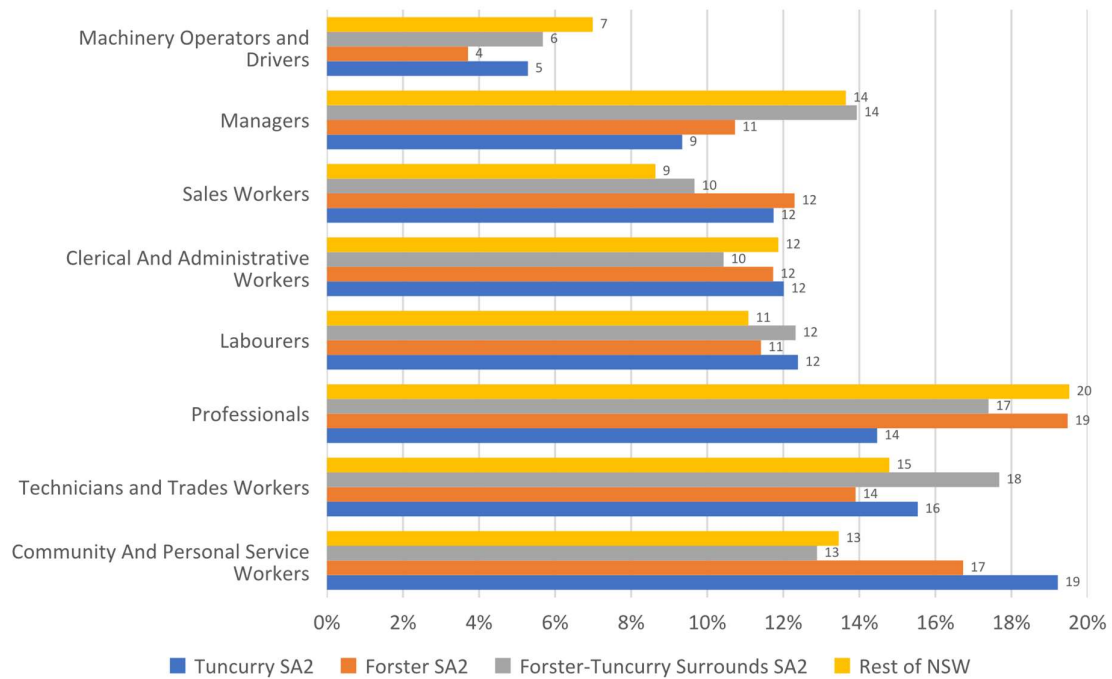


Figure 9.15: Occupation of persons, 2021 (%)

Source: JSA 2025; ABS (2021) Census, General Community Profile, G60.

9.2.8 Industry

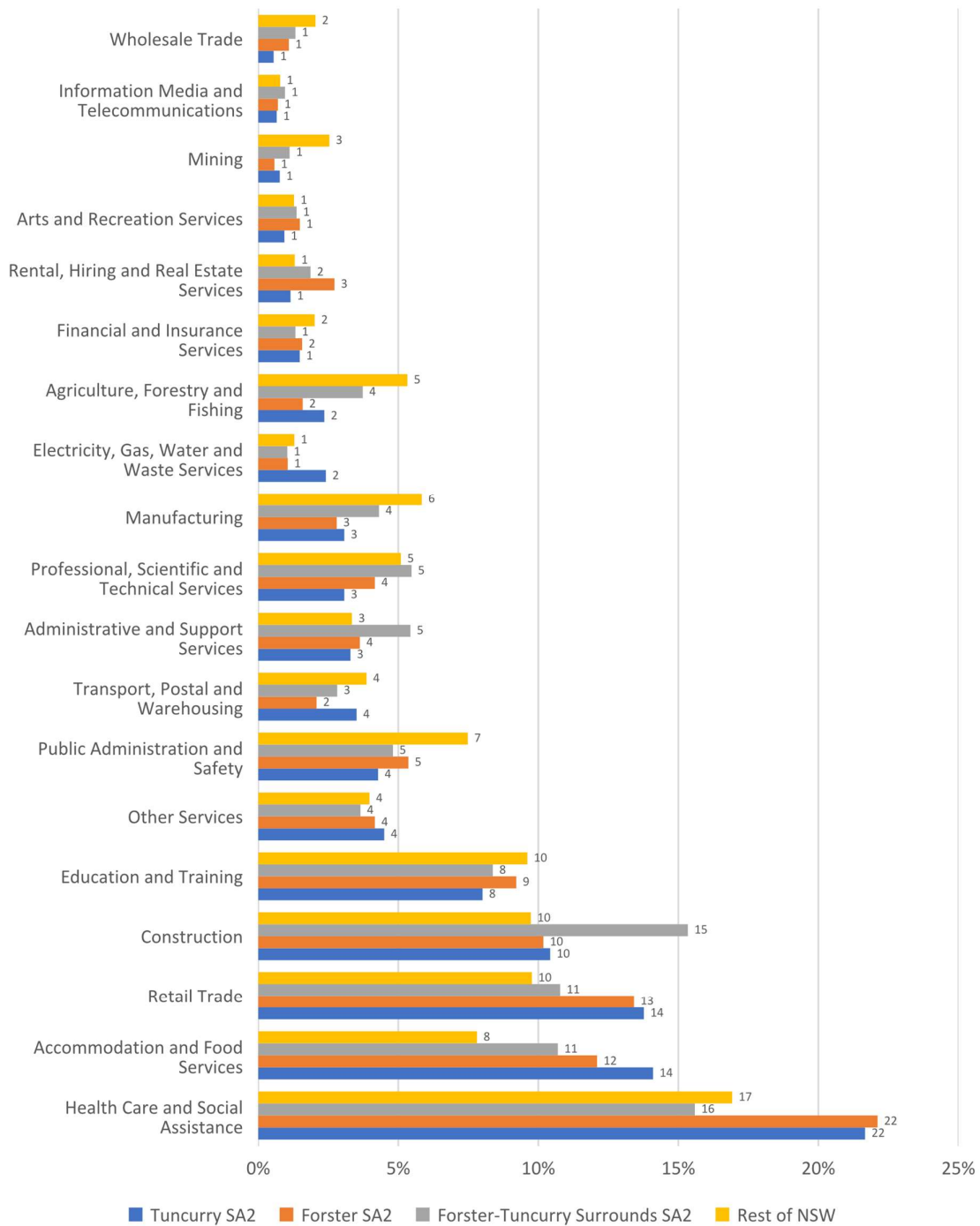


Figure 9.16: Industry of occupation of persons, 2021 (%)

Source: JSA 2025; ABS (2021) Census, General Community Profile, G54.