



Planning & Infrastructure

Major Projects Assessment
Mining & Industry Projects
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Mr Terry Wetherall
Partner
JBA Planning Pty Ltd
29 Beach Street
WOLLONGONG NSW 2500

Our Ref: 12/08192

Dear Mr Wetherall

**State Significant Development - Director-General's Requirements
Kembla Grange Resource Recovery Facility, Wollongong (SSD – 5300)**

I have attached a copy of the Director-General's environmental assessment requirements (DGRs) for the preparation of an Environmental Impact Statement for the Kembla Grange Resource Recovery Facility.

These requirements are based on the information you have provided to date and have been prepared in consultation with the relevant government agencies and Wollongong City Council. Their comments, which you should address appropriately when preparing the EIS, are also attached (see Attachment 2). Please note that the Department may alter these requirements at any time, and that you must consult further with the Department if you do not lodge a development application and EIS for the development within two years of the date of issue of these DGRs. The Department will review the EIS for the development carefully before putting it on public exhibition, and will require you to submit an amended EIS if it does not adequately address the DGRs.

I wish to emphasise the importance of effective and genuine community consultation and the need for proposals to proactively respond to the community's concerns. Accordingly a comprehensive, detailed and genuine community consultation and engagement process must be undertaken during preparation of the EIS. This process must ensure that the community is both informed of the proposal and is actively engaged in issues of concern to them. Sufficient information must be provided to the community so that it has a good understanding of what is being proposed and of the potential impacts.

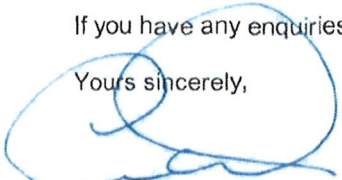
Your proposal may require a separate approval under Commonwealth *Environment Protection Biodiversity Conservation Act 1999* (EPBC Act). If an EPBC Act approval is required, I would appreciate it if you would advise the Department accordingly, as the Commonwealth approval process may be integrated into the NSW approval process, and supplementary DGR's may need to be issued.

I would appreciate it if you would contact the Department at least two weeks before you propose to submit the development application and EIS for your development. This will enable the Department to:

- confirm the applicable fee (see Division 1AA, Part 15 of the *Environmental Planning and Assessment Regulation 2000*); and
- determine the number of copies (hard-copy and CD-ROM) of the EIS required for review.

If you have any enquiries about these requirements, please contact Andrew Hartcher on the details above.

Yours sincerely,


Chris Wilson
Executive Director
Major Projects Assessment
As delegate for the Director-General

20.5.12

Director General's Environmental Assessment Requirements

Section 78A(8A) of the *Environmental Planning and Assessment Act*

State Significant Development

Application Number	SSD-5300
Development	<p>The Kembla Grange Resource Recovery Facility which includes:</p> <ul style="list-style-type: none"> the processing of up to 230,000 tonnes per annum of compost, metal, soil, building, concrete and brick waste; waste storage and stockpile areas; and ancillary infrastructure including plant and equipment such as crushers, screens and front-end loaders.
Location	50 Wyllie Road, Kembla Grange, NSW (Lot 10 DP 878167) in the Wollongong Local Government Area
Applicant	Bicorp Pty Ltd
Date of Issue	May 2012
General Requirements	<p>The Environmental Impact Statement (EIS) for the development must meet the form and content requirements in Clauses 6 and 7 of Schedule 2 of the <i>Environmental Planning and Assessment Regulation 2000</i>.</p> <p>In addition, the EIS must include a:</p> <ul style="list-style-type: none"> detailed description of the development, including: <ul style="list-style-type: none"> need for the proposed development having particular regard to the aims, objectives, and guidance in the <i>NSW Waste Avoidance and Resource Recovery Strategy 2007</i>; justification for the proposed development; likely staging of the development - including construction, and operational stage/s; likely interactions between the development and existing, approved and proposed operations in the vicinity of the site; and plans of any proposed building works. consideration of all relevant environmental planning instruments, including identification and justification of any inconsistencies with these instruments; risk assessment of the potential environmental impacts of the development, identifying the key issues for further assessment; detailed assessment of the key issues specified below, and any other significant issues identified in this risk assessment, which includes: <ul style="list-style-type: none"> a description of the existing environment, <u>using sufficient baseline data</u>; an assessment of the potential impacts of all stages of the development, including any cumulative impacts, taking into consideration relevant guidelines, policies, plans and statutes; and a description of the measures that would be implemented to avoid, minimise and if necessary, offset the potential impacts of the development, including proposals for adaptive management and/or contingency plans to manage any significant risks to the environment. consolidated summary of all the proposed environmental management and monitoring measures, highlighting commitments included in the EIS.
Key Issues	<p>The EIS must address the following specific matters:</p> <ul style="list-style-type: none"> Strategic Landuse Planning – including: <ul style="list-style-type: none"> demonstration that the proposal is generally consistent with the aims and objectives of all relevant environmental planning instruments including, but not limited to, the <i>Wollongong Local Environment Plan (West Dapto) 2012 (WLEP)</i>, the <i>Illawarra Regional Strategy</i> and relevant Development Control Plans (DCPs); justification for any inconsistency between the proposed development and these environmental planning instruments; details on the suitability of the site for the proposed development; and

	<ul style="list-style-type: none"> - demonstration that the proposed development would be located on the portion of the site zoned IN2 Light Industrial under the WLEP. • Waste Management – including: <ul style="list-style-type: none"> - identify, classify and quantify the likely waste streams that would be handled/stored/disposed of at the facility; - describe how this waste would be treated, stored, used, disposed and handled on site, and transported to and from the site, and the potential impacts associated with these issues, including current and future offsite waste disposal methods; and - the measures that would be implemented to ensure that the development is consistent with the aims, objectives and guidance in the <i>NSW Waste Avoidance and Resource Recovery Strategy 2007</i>. • Air Quality and Odour – including: <ul style="list-style-type: none"> - a quantitative assessment of the potential air quality and odour impacts of the development and the effectiveness of the proposed air quality / odour control measures; - construction and operational impacts, including dust generation from the transport of materials and stockpiles; and - details of the proposed management and monitoring measures. • Noise – including a quantitative assessment of potential: <ul style="list-style-type: none"> - construction, operational and transport noise impacts, including potential impacts on nearby receivers; and - details of the proposed noise management and monitoring measures. • Soil & Water – including: <ul style="list-style-type: none"> - a detailed water balance for the development outlining the measures that would be implemented to minimise the use of water on site and measures to ensure an adequate and secure water supply is available for the proposal; - wastewater predictions, and the measures that would be implemented to treat, reuse and/or dispose of this water; - the proposed erosion and sediment controls during construction; - the proposed stormwater management system; and - consideration of the potential watercourse, riparian corridor, groundwater, salinity, contamination, flooding and acid sulfate soil impacts of the development. • Traffic and Transport – including: <ul style="list-style-type: none"> - details of traffic types and volumes likely to be generated during construction and operation; - an assessment of the predicted impacts of this traffic on the safety and capacity of the surrounding road network and a description of the measures that would be implemented to upgrade and/or maintain this network over time; - details of key transport routes, site access, internal roadways, infrastructure works and parking; and - detailed plans of the proposed layout of the internal road network and parking on site in accordance with the relevant Australian standards. • Biodiversity – including impacts on critical habitats (including riparian habitat and groundwater dependent ecosystems), threatened species, populations, ecological communities and native vegetation. • Greenhouse Gas – including: <ul style="list-style-type: none"> - a quantitative assessment of the potential scope 1, 2 and 3 greenhouse gas emissions of the development, and a qualitative assessment of the potential impacts of these emissions on the environment; and - a detailed description of the measure that would be implemented on site to ensure that the development is energy efficient. • Hazards – including a Preliminary Hazard Analysis (PHA) of the development, and an assessment of the potential fire risks (including bushfire risks) of the development; • Visual – including: <ul style="list-style-type: none"> - an assessment of the potential visual impacts of the development on the amenity of the surrounding area; and - a detailed description of the measures (e.g. landscaping) that would be implemented to minimise the visual impacts of the development.
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	<ul style="list-style-type: none"> • Socio-Economic – including a comprehensive assessment of the economic and social impacts of the development, demonstrating that it would have a net benefit for the community, paying particular attention to the potential impacts of the development on waste minimisation and resource recovery in the region.
Plans and Documents	The EIS must include all relevant plans, architectural drawings, diagrams and relevant documentation required under Schedule 1 of the <i>Environmental Planning and Assessment Regulation 2000</i> . These documents should be included as part of the EIS rather than as separate documents.
Consultation	<p>During the preparation of the EIS, you must consult with the relevant local, State or Commonwealth Government authorities, service providers, community groups and affected landowners.</p> <p>In particular you must consult with:</p> <ul style="list-style-type: none"> • Environment Protection Authority; • Office of Environment and Heritage; • Department of Primary Industries (including the NSW Office of Water); • Transport for NSW (including Roads and Maritime Services); • Wollongong City Council; and • the local community and stakeholders. <p>The EIS must describe the consultation process and the issues raised, and identify where the design of the development has been amended in response to these issues. Where amendments have not been made to address an issue, a short explanation should be provided.</p>
Further consultation after 2 years	If you do not lodge an EIS for the development within 2 years of the issue date of these DGRs, you must consult with the Director-General in relation to the requirements for lodgement.
References	The assessment of the key issues listed above must take into account relevant guidelines, policies, and plans as identified. While not exhaustive, Attachment 1 contains a list of some of the guidelines, policies, and plans that may be relevant to the environmental assessment of this development.

ATTACHMENT 1

Technical and Policy Guidelines

The following guidelines may assist in the preparation of the Environmental Impact Statement. This list is not exhaustive and not all of these guidelines may be relevant to your proposal.

Many of these documents can be found on the following websites:

<http://www.planning.nsw.gov.au>

<http://www.bookshop.nsw.gov.au>

<http://www.publications.gov.au>

Policies, Guidelines & Plans

Aspect	Policy /Methodology
Risk Assessment	AS/NZS 4360:2004 Risk Management (Standards Australia) HB 203: 203:2006 Environmental Risk Management – Principles & Process (Standards Australia)
Waste	Waste Avoidance and Resource Recovery Strategy 2007 (DECC) Waste Classification Guidelines (DECC) Environmental Guidelines: Assessment Classification and Management of Non-Liquid and Liquid Waste (NSW EPA) Environmental guidelines: Composting and Related Organics Processing Facilities (DEC) Environmental guidelines: Use and Disposal of Biosolid Products (NSW EPA) Composts, soil conditioners and mulches (Standards Australia, AS 4454)
Air Quality	Protection of the Environment Operations (Clean Air) Regulation 2002 Approved Methods for the Modelling and Assessment of Air Pollutants in NSW (DEC) Approved Methods for the Sampling and Analysis of Air Pollutants in NSW (DEC)
Odour	Technical Framework: Assessment and Management of Odour from Stationary Sources in NSW (DEC) Technical Notes: Assessment and Management of Odour from Stationary Sources in NSW (DEC)
Noise	NSW Industrial Noise Policy (DECC) NSW Road Noise Policy (EPA) Environmental Noise Control Manual (DECC)
Soil and Water	Australian and New Zealand Guidelines for the Assessment and Management of Contaminated Sites (ANZECC & NHMRC) National Environment Protection (Assessment of Site Contamination) Measure 1999 (NEPC)
Soil	Draft Guidelines for the Assessment & Management of Groundwater Contamination (DECC) State Environmental Planning Policy No. 55 – Remediation of Land Managing Land Contamination – Planning Guidelines SEPP 55 – Remediation of Land (DOP)
Surface Water	National Water Quality Management Strategy: Water quality management - an outline of the policies (ANZECC/ARMCANZ) National Water Quality Management Strategy: Policies and principles - a reference document (ANZECC/ARMCANZ) National Water Quality Management Strategy: Implementation guidelines (ANZECC/ARMCANZ) National Water Quality Management Strategy: Australian Guidelines for Fresh and Marine Water Quality (ANZECC/ARMCANZ)

Groundwater	National Water Quality Management Strategy: Australian Guidelines for Water Quality Monitoring and Reporting (ANZECC/ARMCANZ)
	Using the ANZECC Guideline and Water Quality Objectives in NSW (DEC)
	State Water Management Outcomes Plan
	NSW Government Water Quality and River Flow Environmental Objectives (DECC)
	Approved Methods for the Sampling and Analysis of Water Pollutants in NSW (DEC)
	Greater Metropolitan Regional Environmental Plan No. 2 – Georges River Catchment
	Managing Urban Stormwater: Soils & Construction (Landcom)
	Managing Urban Stormwater: Treatment Techniques (DECC)
	Managing Urban Stormwater: Source Control (DECC)
	Technical Guidelines: Bunding & Spill Management (DECC)
	National Water Quality Management Strategy Guidelines for Groundwater Protection in Australia (ARMCANZ/ANZECC)
	NSW State Groundwater Policy Framework Document (DLWC)
	NSW State Groundwater Quality Protection Policy (DLWC)
Transport	NSW State Groundwater Quantity Management Policy (DLWC) Draft
	Guidelines for the Assessment and Management of Groundwater Contamination (DECC)
Biodiversity	Guide to Traffic Generating Development (RTA)
	Road Design Guide (RTA)
Greenhouse Gas	State Environmental Planning Policy No 44– Koala Habitat Protection (SEPP 44)
	Draft Guidelines for Threatened Species Assessment under Part 3A of the <i>Environmental Planning and Assessment Act 1979</i> (DEC)
	DECCW's Threatened Species Assessment Guidelines – Assessment of Significance (2007)
	Policy & Guidelines - Aquatic Habitat Management and Fish Conservation (NSW Fisheries)
	The NSW State Groundwater Dependent Ecosystem Policy (DLWC)
Hazards	AGO Factors and Methods Workbook (AGO)
	Guidelines for Energy Savings Action Plans (DEUS, 2005)
Heritage	State Environmental Planning Policy No. 33 – Hazardous and Offensive Development
	Applying SEPP 33 – Hazardous and Offensive Development Application Guidelines (DUAP)
	Hazardous Industry Planning Advisory Paper No. 6 – Guidelines for Hazard Analysis
Social & Economic	Draft Guidelines for Aboriginal Cultural Heritage Impact Assessment and Community Consultation (DEC)
	NSW Heritage Manual (NSW Heritage Office & DUAP)
Social & Economic	The Burra Charter (The Australia ICOMOS charter for places of cultural significance)
	Draft Economic Evaluation in Environmental Impact Assessment (DOP)
Social & Economic	Techniques for Effective Social Impact Assessment: A Practical Guide (Office of Social Policy, NSW Government Social Policy Directorate)