



Mr Peter Duncan AM
Acting Chair
Independent Planning Commission
GPO Box 3415
SYDNEY NSW 2001

Brandy Hill Quarry Expansion Project (SSD 5899)

Dear Mr Duncan

The Department has completed its merit assessment of the Brandy Hill Quarry Expansion Project (SSD 5899).

This application seeks to expand and intensify operations at the Brandy Hill Quarry, located approximately 10 kilometres northwest of Raymond Terrace, in the Port Stephens local government area.

The Department exhibited the application from 10 March to 9 April 2017 and received 193 submissions, including 169 objections from members of the public and special interest groups.

Key issues raised in submissions related to the project's potential amenity and safety impacts associated with the proposed increased trucking intensity and hours of operation. Other issues raised in submissions related to air quality, blasting, health impacts, as well as impacts on biodiversity and property values.

The project would facilitate an ongoing supply of important hard rock aggregates to the construction industry, employment for up to 31 FTE workers and local infrastructure for the Port Stephens LGA through a planning agreement.

However, the project has the potential to adversely impact the surrounding environment without appropriate limitations and management measures in place, particularly as land use around the quarry has changed considerably since it commenced in 1983.

The Department has recommended a comprehensive suite of conditions to protect the environment and the amenity of the local community, including conditions to limit the operation of the quarry during the evening and night-time.

Subject to the recommended conditions of consent, the Department considers that the Project is approvable.

I have enclosed a copy of the Department's Assessment Report and recommended conditions of consent for the Commission's consideration.

If you have any questions, please contact Steve O'Donoghue on 0477 345 626 or by email at stephen.odonoghue@planning.nsw.gov.au.

Yours sincerely

A handwritten signature in blue ink that reads 'Marcus Ray'.

15/05/2020

Marcus Ray
Deputy Secretary
Planning and Assessment