



## Application for Works Approval

### Part V Division 3 of the *Environmental Protection Act 1986*

---

<b>Works Approval Number</b>	W6658/2022/1
<b>Applicant</b>	Ransberg Pty Ltd
<b>ACN</b>	009 468 464
<b>File number</b>	DER2022/000023
<b>Premises</b>	WA Premix 394 Robertson Road, Cardup  Legal description Part of Lot 60 on Diagram 59263 Certificate of Title Volume 2672 Folio 275 & 276 As defined by the premises maps attached to the issued works approval
<b>Date of report</b>	21/06/2022
<b>Decision</b>	Works approval granted

**Chris Malley**

**Manager, Process Industries**

an officer delegated under section 20 of the *Environmental Protection Act 1986* (WA)

# Table of Contents

<b>1. Decision summary</b>	<b>3</b>
<b>2. Scope of assessment</b>	<b>3</b>
2.1 Regulatory framework	3
2.2 Application summary and overview of premises	3
2.3 Background	3
2.3.1 Operation Overview	5
<b>3. Risk assessment</b>	<b>9</b>
3.1 Source-pathways and receptors	9
3.1.1 Emissions and controls	9
3.2 Modelling	10
3.2.1 Noise Modelling	10
3.3 Receptors	11
3.4 Risk ratings	13
<b>4. Consultation</b>	<b>16</b>
<b>5. Decision</b>	<b>16</b>
<b>References</b>	<b>17</b>
<b>Appendix 1: Summary of applicant’s comments on risk assessment and draft conditions</b>	<b>18</b>
<b>Appendix 2: Application validation summary</b>	<b>1</b>
Table 1: Applicant controls to address the requirements of the Concrete batching Regulations	7
Table 2: Proposed applicant controls	9
Table 3: Sensitive human and environmental receptors and distance from prescribed activity	11
Table 4: Risk assessment of potential emissions and discharges from the premises during construction and operation	14
Table 5: Consultation	16
Figure 1: Prescribed Premises Location	4
Figure 2: Proposed Site Layout	6
Figure 3: Distance to sensitive receptors	12

## 1. Decision summary

This decision report documents the assessment of potential risks to the environment and public health from emissions and discharges during the construction and operation of the premises. As a result of this assessment, works approval W6658/2022/1 has been granted.

## 2. Scope of assessment

### 2.1 Regulatory framework

In completing the assessment documented in this decision report, the Department of Water and Environmental Regulation (the department; DWER) has considered and given due regard to its regulatory framework and relevant policy documents which are available at <https://dwer.wa.gov.au/regulatory-documents>.

### 2.2 Application summary and overview of premises

On 14 January 2022, Ransberg Pty Ltd (the applicant) submitted an application to the department for a works approval under section 54 of the *Environmental Protection Act 1986* (EP Act).

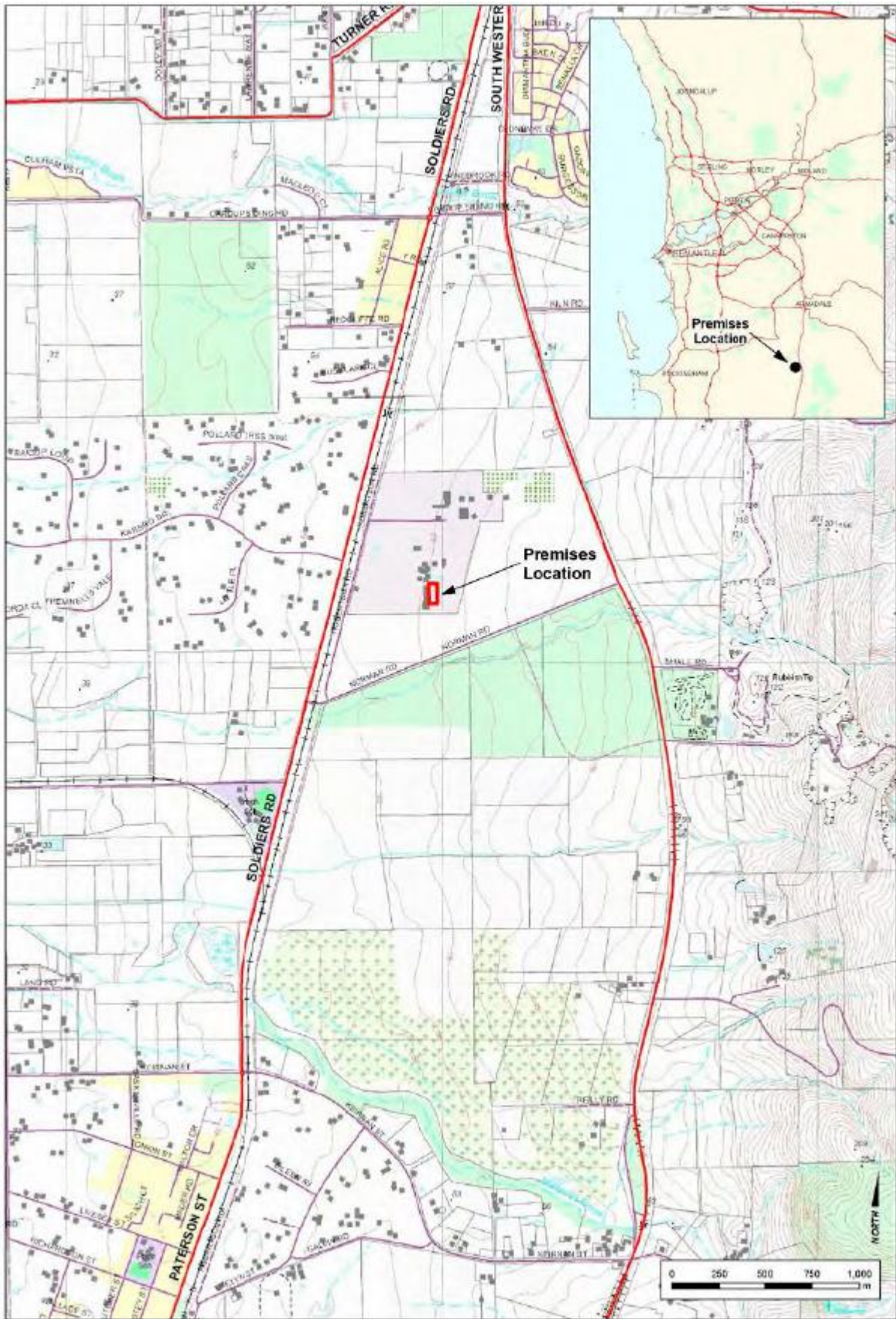
The application is to undertake construction and operation works of a concrete batching plant at the premises. The premises is approximately 1.6 km south-east of Cardup.

The premises relates to the *category 77: concrete batching and cement products manufacturing* and assessed 280,000 tonnes per year capacity under Schedule 1 of the Environmental Protection Regulations 1987 (EP Regulations) which are defined in works approval W6658/2022/1. The infrastructure and equipment relating to the premises category and any associated activities which the department has considered in line with *Guideline: Risk Assessments* (DWER 2020) are outlined in works approval W6658/2022/1.

### 2.3 Background

The applicant proposes to construct and operate a concrete batching plant at the existing Permacast precast concrete manufacturing facility in Cardup. The site location is shown in Figure 1. The Permacast precast concrete facility has operated since 2006 and is the current land use of the proposed prescribed premise. The proposed concrete plant will support the current land use by providing an on-site source of concrete.

The existing facilities at the Permacast facility are not within the scope of this application and therefore have not been assessed..



**Figure 1: Prescribed Premises Location**

### 2.3.1 Operation Overview

The plant will have a production capacity of 280,000 tonnes per year and will supply readymix concrete for internal use by Permacast as well as external supply to the surrounding area. The proposed infrastructure and equipment for the project will consist of an Elkon Mobile Master-135 Jaguar mobile concrete batching plant, however the intention is for the plant to be installed for permanent use. A small wheel front-end loader (CAT 928 or equivalent) will be used for the transfer of sand and aggregate materials within the site and a fleet of road registered concrete agitator trucks will be used to transport the ready-mix concrete from plant to customers. The proposed plant layout is shown in Figure 2.

The plant will utilise the 'wet-mix' concrete manufacturing process. A wet-mix plant combines all of the dry ingredients and water into a central mixer, which mixes the concrete before loading the prepared concrete into an agitator truck. Sand and aggregate material is imported from local quarries and delivered to the plant in covered trucks in a dampened state to prevent dust emissions. Aggregate will be stored in designated bins and transferred within the plant by a front-end loader. Cement will be delivered by sealed tankers and transferred to sealed storage silos which are fitted with overflow protection devices and reverse pulse filters for ventilation. The cement is then transferred to the weigh hopper by sealed screw auger and discharged into the mixer at the required amount. Water is added to the mixer and the concrete is mixed to the specifications of the mix design. The batch of prepared concrete is then discharged to the agitator truck below the mixer.

The plant site will be sealed with concrete/asphalt and the surface shaped to direct water to a detention basin.

Access to the site will be via an unsealed road through the Permacast site, regular maintenance of the road will be undertaken and a water cart will be used to manage dust emissions.

The applicant proposes to operate the concrete batching plant 6 days per week from 5:00am to 6:00pm (Monday - Saturday), with operation on Sunday's or public holidays subject to demand. Occasional operation outside of these hours may be required. The concrete batching plant will be powered by electricity which will be sourced from the Western Power grid. Water for the plant will be sourced from groundwater via existing licensed bores and abstraction licences. The plant will utilise recycled water from the truck wash bays and reclaimed water from returned concrete to minimise water consumption.

The applicant advises that the proposed plant will be constructed and operated in accordance with the Environmental Protection (Concrete Batching and Cement Product Manufacturing) Regulations 1998 (Concrete Batching Regulations). The Applicant's proposed controls to comply with the Concrete Batching Regulations are detailed in Table 1.

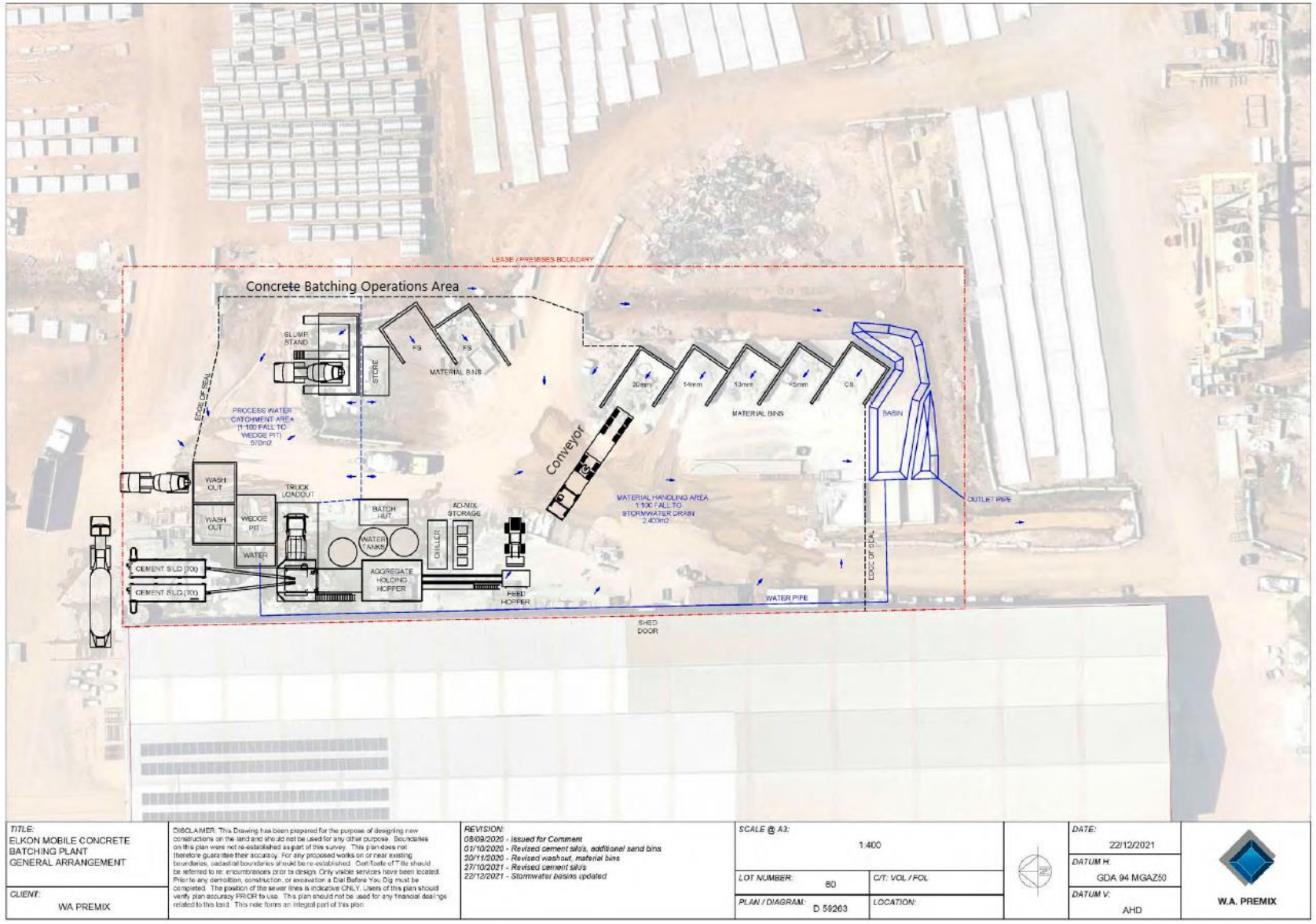


Figure 2: Proposed Site Layout

**Table 1: Applicant controls to address the requirements of the Concrete batching Regulations**

Concrete Batching Regulations	Applicant Controls
Regulation 3: Minimisation of dust	<p>On site personnel to be trained on dust management and maintain good standard of housekeeping.</p> <p>All surfaces within the concrete batching plant operations to be sealed with concrete/asphalt.</p> <p>Road sweepers and/or watering will be employed as necessary to clean dust causing material from yard surface.</p>
Regulation 4: Control of dust from trafficable areas	<p>Vehicle speeds restricted to no more than 10km/hr.</p> <p>Water cart will be used when necessary on site.</p> <p>Wash out bays located adjacent to cement silo and all trucks will be washed prior to leaving the premises.</p> <p>Truck operators required to inspect their vehicle and concrete loads prior to departing site and ensure vehicle is free of slurry and dust.</p>
Regulation 5: Storage of aggregate and sand	<p>All aggregate and sand will be stored within three-sided concrete storage bins fitted with sprinklers and located within concrete sealed area.</p> <p>No material within bins to exceed bin height as per operating procedures.</p> <p>All aggregate and sand will be dampened prior to delivery and water applied as necessary.</p>
Regulation 6: Storage of cement	<p>Cement will be stored in two fully compliant sealed silos and transferred via a sealed hose.</p> <p>Each silo to be fitted with overfill protection equipment consisting of a level indicator and a relief valve.</p> <p>All cement silo inspection ports, hatches and openings are to be sealed prior to the unloading of cement.</p> <p>If visible dust is observed during filling, unloading is to stop until appropriate measures have been taken to prevent the escape of dust.</p>
Regulation 7: Air cleaning system for cement storage silo	<p>Cement silos will be fitted with reverse jet pulse filter discharging to 1 m above ground level.</p> <p>All plant and equipment will be inspected and maintained in good working condition by plant personnel.</p> <p>All filters will be inspected weekly and maintained as per manufacturers recommendations and undertaken by qualified personnel.</p> <p>Silo filter and protection system equipped will have an inbuilt test function; system test to be conducted prior to filling each silo.</p> <p>Spare filters will be stored on-site and replaced by qualified personnel.</p>
Regulation 8: Level indicator system or relief valve for cement storage silo	<p>Silos will be fitted with a level indicator which includes an audible alarm and test circuit facility to indicate whether the alarm and level indicator are working effectively.</p> <p>A system test of the silo overfill protection equipment will be conducted prior to filling.</p>

<p>Regulation 9: Movement of materials on premises and loading of agitators</p>	<p>Hoppers are designed to be fitted with wind shields and water sprays.</p> <p>Mixers will be fitted with dust filtration system to prevent dust emissions during dry material transfer.</p> <p>The conveyor will be enclosed with wind shields and water sprays on the transfer points.</p> <p>All water sprays and hoses will be inspected daily, any blocked or damaged equipment will be replaced immediately.</p>
<p>Regulation 10: Cement product manufacturing premises to be cleaned</p>	<p>On site personnel will be trained on dust management and maintain good standard of housekeeping.</p>
<p>Regulation 11: Control of wastewater</p>	<p>Solids and process water from agitator loading / washout areas / slump stand to be collected in two designated wash-out pits which drain to a wedge pit for further settling.</p> <p>All stormwater draining off sealed areas will be directed to a detention basin which has been designed by a qualified engineer to accommodate a 1-100 year ARI rainfall event.</p> <p>Water collected in the wedge pit will be transferred to a storage tank for reuse onsite. Overflow from wedge pit will drain to a separate settling pond to enable water reuse. In the event of overflow from the settling pond, water will drain to detention basin.</p> <p>All water used in the concrete batching process or washing of trucks will be collected and recycled back into the plant.</p>
<p>Regulation 12: Slurry pits, settling ponds, silt traps and oil interceptors</p>	<p>The wedge pit will not be allowed to dry out except where necessary to remove accumulated material.</p> <p>Material to be regularly removed to maintain sufficient capacity of the pits.</p> <p>Wash-out pits and the wedge pit will be periodically cleaned to prevent excessive build up and maintain capacity. Settled material will not be allowed to accumulate higher than 30cm below the top of the pit walls.</p> <p>All stormwater draining off sealed areas will be directed to detention basin which has been designed by a qualified engineer to accommodate a 1-100 year ARI rainfall event.</p>
<p>Regulation 13: Disposal of waste</p>	<p>All wastewater and returned concrete will be recycled for reuse within the facility.</p>



### 3. Risk assessment

The department assesses the risks of emissions from prescribed premises and identifies the potential source, pathway and impact to receptors in accordance with the *Guideline: Risk Assessments* (DWER 2020).

To establish a risk event there must be an emission, a receptor which may be exposed to that emission through an identified actual or likely pathway, and a potential adverse effect to the receptor from exposure to that emission.

#### 3.1 Source-pathways and receptors

##### 3.1.1 Emissions and controls

The key emissions and associated actual or likely pathway during premises construction and operation which have been considered in this decision report are detailed in Table 2 below. Table 2 also details the control measures the applicant has proposed to assist in controlling these emissions, where necessary.

**Table 2: Proposed applicant controls**

Emission	Sources	Potential pathways	Proposed controls
<b>Operation</b>			
Dust	Delivery of raw materials, batching of concrete, slumping stand washout facility	Air / windborne pathway	See Table 1.
Noise			Plant to be located behind large existing shed. Plant to be maintained in good condition. Trafficable areas within the plant to be sealed with concrete/asphalt. Site personnel to undertake site induction and training relating to noise minimisation. Plant to be shut down when not in use. Plant operating hours will be 05:00am to 06:00pm Monday – Saturday with operation on Sunday's or public holidays on demand. Non-essential activities limited prior to 7.00am. Low frequency reversing alarms fitted to mobile equipment.
Sediment laden stormwater (potentially high pH)		Overland runoff	See Table 1.

We have assumed the operational controls proposed by the applicant will be applied during the construction phase of the project.

## 3.2 Modelling

### 3.2.1 Noise Modelling

The applicant engaged consultant Herring Storer Acoustics to undertake an environmental noise impact assessment (Herring Storer Acoustics 2021). The noise modelling software *SoundPLAN* was used to predict noise levels that would be received at nearby receptors under worst case operating conditions. Four scenarios were modelled:

- Current Peramcast operations;
- Proposed batch plant operations;
- Current and proposed operations combined; and
- Truck movements prior to 7:00am.

Herring Storer Acoustics also measured baseline noise levels to provide additional context.

#### Results

The model predicts noise emissions from the facility will comply with the requirements of the Environmental Protection (Noise) Regulations 1997 (Noise Regulations) at all times. No additional noise management controls have been recommended.

The model predicts the maximum combined noise levels from the current and proposed operations would be 35 dB(A) at the closest residence, complying with the  $L_{A10}$  assigned level of 38 dB(A) at this residence. The model also predicts that noise emission levels generated by the truck movements prior to 7:00am would comply with the  $L_{A1}$  assigned noise level of 48 dB(A) at the closest residence. The modelled  $L_{A10}$  noise emission levels from the proposed batching plant will be at least 2 dB lower than from the current Permacast operations at the neighboring noise sensitive receivers to the west. The acoustic assessment noted that some equipment will not operate prior to 7:00am however, the predictive modelling included all noise emissions providing a conservative estimate of noise levels.

#### DWER technical review

The department has reviewed the Herring Storer Acoustics (2021) report and identified that:

- The assessment methodology and results present reasonable and reliable conclusions on the predicted noise levels under worst case operating conditions;
- The proposed batching plant will be located behind the main Permacast shed, providing the proposed batching operation a significant barrier effect to the nearby residences;
- The modelled noise levels over the four operation scenarios seem reliable and the noise compliance assessment results seem correct;
- The analysis of the monitoring data indicated that the average night-time ambient noise levels varied between 33 and 58 dB(A), however no information regarding the contributions to the ambient noise during the monitoring period was given. Therefore, it is difficult to assess the increased noise impact associated with the proposed operation on the neighbouring noise sensitive premises during the early morning (05:00-07:00).
- It is noted that the current Permacast operation commences at 6:00am whereas the proposed batching plant is expected to commence operations at 5:00am. This one-hour difference may indicate the proposed batching operation will significantly increase the noise impact on the neighbouring residences in the early morning, despite night-time assigned noise levels maintaining compliance with the Noise Regulations. If the ambient noise level between 5:00am and 6:00am is low, this increased impact may become the source of a noise complaint.

### 3.3 Receptors

In accordance with the *Guideline: Risk Assessment* (DWER 2020), the Delegated Officer has excluded the applicant's employees, visitors, and contractors from its assessment. Protection of these parties often involves different exposure risks and prevention strategies, and is provided for under other state legislation.

Table 3 and Figure 3 below provides a summary of potential human and environmental receptors that may be impacted as a result of activities upon or emission and discharges from the prescribed premises (*Guideline: Environmental Siting* (DWER 2020)).

**Table 3: Sensitive human and environmental receptors and distance from prescribed activity**

<b>Human receptors</b>	<b>Distance from prescribed activity</b>
Residential Premises	500 m from boundary of premises
<b>Environmental receptors</b>	<b>Distance from prescribed activity</b>
Bush Forever and Green Growth	50 m south and 120 m east



**Figure 3: Distance to sensitive receptors**

### 3.4 Risk ratings

Risk ratings have been assessed in accordance with the *Guideline: Risk Assessments* (DWER 2020) for each identified emission source and takes into account potential source-pathway and receptor linkages as identified in Section 3.1. Where linkages are in-complete they have not been considered further in the risk assessment.

Where the applicant has proposed mitigation measures/controls (as detailed in Section 3.1), these have been considered when determining the final risk rating. Where the delegated officer considers the applicant's proposed controls to be critical to maintaining an acceptable level of risk, these will be incorporated into the works approval as regulatory controls.

Additional regulatory controls may be imposed where the applicant's controls are not deemed sufficient. Where this is the case the need for additional controls will be documented and justified in Table 4.

Works approval W6658/2022/1 that accompanies this decision report authorises construction only. The conditions in the issued works approval, as outlined in Table 4 have been determined in accordance with *Guidance Statement: Setting Conditions* (DER 2015).

A licence is required to authorise emissions associated with the operation of the premises i.e. concrete batching activities. A risk assessment for the operational phase has been included in this decision report, however licence conditions will not be finalised until the department assesses the licence application.

**Table 4: Risk assessment of potential emissions and discharges from the premises during construction and operation**

Risk events					Risk rating <sup>1</sup> C = consequence L = likelihood	Applicant controls sufficient?	Conditions <sup>2</sup> of works approval	Justification for additional regulatory controls
Sources / activities	Potential emission	Potential pathways and impact	Receptors	Applicant controls				
<b>Construction</b>								
Vehicle movements on unsealed access roads.  Concrete batching plant set up (mobilisation, positioning and installation of plant and equipment).  Sealing plant area with concrete and asphalt.	Dust	Air / windborne pathway causing impacts to health and amenity	Residence 500 metres to the west	Refer to Table 1	C = Minor L = Unlikely <b>Medium Risk</b>	Y	Condition 1	N/A
		Air / windborne pathway causing impacts to vegetation health	Bush Forever Site 50 metres south and 120 metres east		C = Minor L = Unlikely <b>Medium Risk</b>			
Construction of concrete footings, washout pits, wedge pits, material storage bins.	Noise	Air / windborne pathway causing impacts to health and amenity	Residence 500 metres to the west	Refer to Section 3.1	C = Minor L = Unlikely <b>Medium Risk</b>	Y	Condition 1	Noise Regulations apply
<b>Operation</b>								
Delivery of raw materials using vehicles.  Material transfer using conveyors, hoppers and loaders.  Raw material storage.	Dust	Air/ windborne pathway causing impacts to health and amenity	Residence 500 metres to the west	Refer to Table 1	C = Moderate L = Unlikely <b>Medium Risk</b>	Y	Condition 1	Condition 1 of the works approval imposes infrastructure controls to ensure compliance with the (Concrete Batching) Regulations during ongoing operations.
		Air / windborne pathway causing impacts to vegetation health	Bush Forever Site 50 metres south and 120 metres east		C = Moderate L = Unlikely <b>Medium Risk</b>			
Lifting, loading, unloading, transporting of material using mobile equipment.  Operation of batching plant, mobile equipment, and vehicles.	Noise	Air/ windborne pathway causing impacts to health and amenity	Residence 500 metres to the west	Refer to Section 3.1	C = Moderate L = Unlikely <b>Medium Risk</b>	Y	Condition 1	

Risk events					Risk rating <sup>1</sup> C = consequence L = likelihood	Applicant controls sufficient?	Conditions <sup>2</sup> of works approval	Justification for additional regulatory controls
Sources / activities	Potential emission	Potential pathways and impact	Receptors	Applicant controls				
Agitator truck washing. Overland runoff from overflow of detention basin.	Sediment laden stormwater (potentially high pH)	Overland runoff potentially causing ecosystem disturbance	Bush Forever Site 50 metres south and 120 metres east	Refer to Table 1	C = Moderate L = Unlikely <b>Medium Risk</b>	Y	Condition 1	

Note 1: Consequence ratings, likelihood ratings and risk descriptions are detailed in the *Guideline: Risk Assessments* (DWER 2020).

Note 2: Proposed applicant controls are depicted by standard text. **Bold and underline text** depicts additional regulatory controls imposed by the department.

## 4. Consultation

Table 5 provides a summary of the consultation undertaken by the department.

**Table 5: Consultation**

Consultation method	Comments received	Department response
Application advertised on the department's website on 04/04/2022	No comments received	N/A
Applicant was provided with draft documents on 11 May 2022	Refer to Appendix 1	

## 5. Decision

The delegated officer has determined the proposal to construct and operate a concrete batching plant at the premises, with an assessed production capacity of 280,000 tonnes per year, poses a low level of risk of impacts to public health and the environment, subject to regulatory controls. This determination is based on the following:

- the proposed plant is to be constructed within a pre-existing industrial premises;
- proposed construction works are minimal with short time requirements due to the portable nature of the plant;
- the applicant has undertaken a noise impact assessment which indicates the operation of the premises will comply with the Noise Regulations; and
- the applicant has demonstrated operation of the premises and proposed controls will comply with the Concrete Batching Regulations.

The delegated officer notes that although the premises is predicted to meet the assigned noise levels prescribed in the Noise Regulations, there is potential for community complaint if noise levels increase significantly during the early morning (prior to 6:00am). If this occurs, the applicant may be required to change the hours of operation to ensure compliance with the assigned noise levels in the Noise Regulations.

Based on the assessment in this decision report, the delegated officer has determined that a works approval will be granted, subject to conditions commensurate with the determined controls and necessary for administration and reporting requirements.

Following construction, the applicant is required to apply for a Registration for the ongoing operation of the premises.



## References

1. Department of Environment Regulation (DER) 2015, *Guidance Statement: Setting Conditions*, Perth, Western Australia.
2. Department of Water and Environmental Regulation (DWER) 2020, *Guideline: Environmental Siting*, Perth, Western Australia.
3. DWER 2020, *Guideline: Risk Assessments*, Perth, Western Australia.
4. Herring Storer Acoustics 2021, *Permacast/WA Premix – Proposed Concrete Batching Plant, Lot 60 Robertson Road, Cardup – Environmental Acoustic Assessment*, Western Australia.

## Appendix 1: Summary of applicant's comments on risk assessment and draft conditions

Condition / Section reference	Summary of applicant's comment	Department's response
Condition 1	<p>Applicant confirmed that the plant will be fitted filters complying with the Concrete Batching Regulations.</p> <p>The Applicant also confirmed that the silo level sensor is 0.6 m below the filter and compliant with the regulations.</p>	Noted.
Decision Report - Table 1	The Applicant committed to inspection all dust filters weekly.	Noted.
	The Applicant committed to ensuring that settled material will not be allowed to accumulate higher than 30cm below the top of the wedge pit and wash out pit walls	Noted.
Decision Report - Section 3.2.1	<p>In relation to potential impacts on nearby residents from noise during early morning hours, the Applicant referred to the acoustic report which specifically modelled the ambient noise levels between 5:00-6:00am and confirmed compliance with the Noise Regulations. It was noted that Scenario 2 of the noise assessment specifically considered the plant operating in isolation during this period and concluded that noise levels from the operations are likely to be around background noise levels.</p> <p>The Applicant noted that the noise assessment identified truck movements to be the most significant noise source in relation to the residents to the west. The Applicant confirmed that the purpose of the proposal is to establish an internal source of concrete to support the Permacast facility, thereby eliminating the requirement for frequent external concrete deliveries by agitator truck as currently occurs. Consequently, it is expected that cumulative noise at the residences will reduce as a result of this proposal.</p> <p>In relation to complaints, the Applicant is certified to ISO 14001:2015 and maintains a comprehensive complaints management system. In the event a complaint is received the Applicant will investigate and if substantiated, additional controls shall be implemented appropriate to the nature and severity of the issue.</p>	<p>The Delegated Officer's comment in section 3.2.1 was that:</p> <p><i>"The analysis of the monitoring data indicated that the average night-time ambient noise levels varied between 33 and 58 dB(A), however no information regarding the contributions to the ambient noise during the monitoring period was given. Therefore, it is difficult to assess the increased noise impact associated with the proposed operation on the neighbouring noise sensitive premises during the early morning (05:00-07:00)."</i></p> <p>While the noise assessment determined that the proposal would achieved assigned levels specified in the Noise Regulations, if there is low ambient noise in the early morning (between 5:00am and 6:00am is low), there is potential that the additional noise from batch plant activities may impact on nearby residents. If predictions are not as expected and noise complaints are received, the Applicant will need to take action which may include changing the hours of operation to ensure compliance with the assigned noise levels in the Noise Regulations. The Delegated Officer was satisfied with the risk assessment outcome and decision findings.</p>

## Appendix 2: Application validation summary

SECTION 1: APPLICATION SUMMARY (as updated from validation checklist)		
<b>Application type</b>		
Works approval	<input checked="" type="checkbox"/>	
Date application received	14 January 2022	
<b>Applicant and premises details</b>		
Applicant name/s (full legal name/s)	Ransberg Pty Ltd	
Premises name	WA Premix	
Premises location	394 Robertson Rd, CARDUP Part of Lot 60 on Diagram 59263	
Local Government Authority	Shire of Serpentine Jarrahdale	
<b>Application documents</b>		
HPCM file reference number:	DWERDT550448	
Key application documents (additional to application form):	<ul style="list-style-type: none"> <li>Supporting document titled Works Approval Application Cardup Concrete Batching Plant</li> <li>Spatial data file</li> <li>Lease agreement</li> <li>ASIC records</li> <li>Planning Approval</li> </ul>	
<b>Scope of application/assessment</b>		
Summary of proposed activities or changes to existing operations.	Construction of concrete batching plant by installing a mobile plant on a permanent basis. Concrete produced will be used on site for Permacast and external customers.	
Category number/s (activities that cause the premises to become prescribed premises)		
Table 1: Prescribed premises categories		
Prescribed premises category and description	Proposed production or design capacity	Proposed changes to the production or design capacity (amendments only)
Category 77: Concrete Batching or Cement Products Manufacturing	Design capacity of 280,000 tonnes per year with expected actual production of 150,000 tonnes	NA
<b>Legislative context and other approvals</b>		
Has the applicant referred, or do they intend to refer, their proposal to the EPA under Part IV of the EP Act as a significant proposal?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	Referral decision No: Managed under Part V <input type="checkbox"/> Assessed under Part IV <input type="checkbox"/>
Does the applicant hold any existing Part IV Ministerial Statements relevant to the application?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	Ministerial statement No: EPA Report No:

**SECTION 1: APPLICATION SUMMARY (as updated from validation checklist)**

Has the proposal been referred and/or assessed under the EPBC Act?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	Reference No:
Has the applicant demonstrated occupancy (proof of occupier status)?	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>	Certificate of title <input type="checkbox"/> General lease <input checked="" type="checkbox"/> Expiry:
Has the applicant obtained all relevant planning approvals?	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> N/A <input type="checkbox"/>	Approval: PA21/163 Expiry date:
Has the applicant applied for, or have an existing EP Act clearing permit in relation to this proposal?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	No clearing is proposed.
Has the applicant applied for, or have an existing CAWS Act clearing licence in relation to this proposal?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	No clearing is proposed.
Has the applicant applied for, or have an existing RIWI Act licence or permit in relation to this proposal?	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>	Application reference No: Licence/permit No: GWL205303
Does the proposal involve a discharge of waste into a designated area (as defined in section 57 of the EP Act)?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	Name: N/A
Is the Premises situated in a Public Drinking Water Source Area (PDWSA)?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	Name: N/A
Is the Premises subject to any other Acts or subsidiary regulations (e.g. <i>Dangerous Goods Safety Act 2004</i> , <i>Environmental Protection (Controlled Waste) Regulations 2004</i> , <i>State Agreement Act xxxx</i> )	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>	Environmental Protection (Concrete Batching and Cement Products Manufacturing) Regulations 1998
Is the Premises within an Environmental Protection Policy (EPP) Area?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	
Is the Premises subject to any EPP requirements?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	
Is the Premises a known or suspected contaminated site under the <i>Contaminated Sites Act 2003</i> ?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	