Government of Western Australia
Department of Water and Environmental Regulation

Works Approval

Works approval number	W2917/2025/1
Works approval holder	Nutrien Ag Solutions Fertilisers Pty Ltd
ACN	166 370 976
Registered business address	Level 10 737 Bourke Street DOCKLAND VIC 3008
DWER file number	APP-0026361
Duration	20/10/2025 to 19/10/2030
Date of issue	20/10/2025
Premises details	Nutrien Ag Solutions Fertilisers Pty Ltd Alumina Road EAST ROCKINGHAM WA 6168 Legal description Lot 7 on Deposited Plan P404186 Certificate of Title Volume 2868 Folio 296 Part of Lot 8 on Deposited Plan P404186 Certificate of Title Volume 2868 Folio 297 As defined by the coordinates in Schedule 2

Prescribed premises category description (Schedule 1, *Environmental Protection Regulations 1987*)	**Assessed design capacity**
Category 33: Chemical blending or mixing	250,000 tonnes per annum

This works approval is granted to the works approval holder, subject to the attached conditions, on 20 October 2025, by:

Melissa Chamberlain

Digitally signed by Melissa Chamberlain
Date: 2025.10.20 10:32:02 +08'00'

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

Works approval history

Date	Reference number	Summary of changes
20/10/2025	W2917/2025/1	Works approval granted.

Interpretation

In this works approval:

(a) the words 'including', 'includes' and 'include' in conditions mean "including but not limited to", and similar, as appropriate;

(b) where any word or phrase is given a defined meaning, any other part of speech or other grammatical form of that word or phrase has a corresponding meaning;

(c) where tables are used in a condition, each row in a table constitutes a separate condition;

(d) any reference to an Australian or other standard, guideline, or code of practice in this works approval:

(i) if dated, refers to that particular version; and

(ii) if not dated, refers to the latest version and therefore may be subject to change over time;

(e) unless specified otherwise, any reference to a section of an Act refers to that section of the EP Act; and

(f) unless specified otherwise, all definitions are in accordance with the EP Act.

NOTE: This works approval requires specific conditions to be met but does not provide any implied authorisation for other emissions, discharges, or activities not specified in this works approval.

Works approval conditions

The works approval holder must ensure that the following conditions are complied with:

Construction phase

Infrastructure and equipment

1. The works approval holder must:

(a) construct and install the infrastructure and equipment;

(b) in accordance with the corresponding design and construction / installation requirements; and

(c) at the corresponding infrastructure location; and

(d) within the corresponding timeframe,

as set out in Table 1.

Table 1: Design and construction / installation requirements

	Infrastructure	Design and construction / installation requirements	Infrastructure location
1.	Shed Facility • 2x weighbridges • 6 x Speed Close Doors	(a) Shed facility to be divided up into 12 different cells to store the fertiliser products ○ 3x small (S2-4, 6,026mT per bay) ○ 7x medium (S1, S5-S6 and N2-N5, 9,905mT per bay) ○ 2x large (N1 and S7,19,834mT and 21,424mT) (b) Total area of 17,493 m2 of fertiliser storage floor space (c) Shed walls constructed of concrete to 5.5 metres with a steel structure with a minimum 3.6mm thick Alsynite or 16mm Danpalon sheet (Minimum surface mass 3.6 kg/m2) (d) Shed to be fully enclosed (e) Shed equipped with automatic speed doors (6) installed at all entry and exit points (f) Speed Doors min. Rw 20, example product DMF High Speed Spiral Doors (EA-STT) series roller door that can achieve a minimum dB reduction of 15dB (g) Shed design to include the installation of ridge vents (centreline of roof structure) and wall louvres (along southern side of the shed). These ventilation features are to be approximately 11m – 13m above shed floor.	As depicted in the 'Infrastructure map' in Schedule 1 Figure 2

	Infrastructure	Design and construction / installation requirements	Infrastructure location
		(h) Weighbridges to be installed at entry and exit for recording deliveries into the Facility (i) Solid rubber speed doors on all truck entrance and exit points	
2.	3x Bulk Loading Area each comprised of • 1 bulk loading plant • 1 weighbridge • Loadout conveyor system • Tripper cart	(a) All conveyors to be constructed are enclosed	As depicted in the 'Infrastructure map' in Schedule 1 Figure 2
3.	Bulk Loading Plant each comprised of • 3 large hopper bins • 3 small hopper bins • 3 1500L liquid storage tanks • 1 Rotary screen • Conveyor system • Blend Auger	(a) All conveyors to be constructed are enclosed (b) Blend auger is located within a sunken pit	As depicted in the 'Infrastructure map' in Schedule 1 Figure 2
4.	Clean bagging area • Bagging line • Robot palletiser • Sewing and sealing machine • Bagging conveyor • Bag kicker • Weighing machine	(a) must include a mechanism to hook the bag loops onto an inflatable bag clamp to achieve a dust tight seal (b) Belt over deck flat conveyor with bag guides to ensure the bag is aligned to be picked up by the robot gripper	As depicted in the 'Infrastructure map' in Schedule 1 Figure 2
5.	1x wheel wash • 4 rotating washing heads • Pair of ultrasonic sensors • Pump group	(a) Fully automatic wheel wash system that has at minimum four rotating washing heads, positioned in the washing platform (b) Washing heads will be mounted in such a way that two overlap for the internal cleaning of the wheels and the	As depicted in the 'Infrastructure map' in Schedule 1 Figure 2

	Infrastructure	Design and construction / installation requirements	Infrastructure location
		underbody, and two directed at the external part of the wheels and the vehicle chassis (c) Pump ground capable of delivering 170 litres of water per minute at a pressure of 110 bar	
6.	Wash bay	(a) The wash bay to be bunded and covered (b) Wash bay designed to collect wastewater in a sump that will be disposed of to the lined evaporation pond	As depicted in the 'Infrastructure map' in Schedule 1 Figure 2
7.	Fuel Storage Tank	(a) 2000 Litre self-bunded fuel tank installed at the side of the shed near the wash bay (b) Refuelling area will be bunded in the case of spills while refuelling	As depicted in the 'Infrastructure map' in Schedule 1 Figure 2
8.	Evaporation pond 1 and 2	(a) each pond to be sized to hold a 10yr 24hr direct rainfall event, and 15m3/day wheelwash water, with 300mm freeboard. (b) Installation of a minimum 2 mm thick High-Density Polyethylene (HDPE) pond liner which will be welded in-situ and meet the minimum permeability of 1x10-9 m/s across the entire pond. (c) Constructed on gradients of less than 1 in 3	As depicted in the 'Infrastructure map' in Schedule 1 Figure 2
9.	5x Groundwater bores	(a) Must be designed and constructed in accordance with *ASTM D5092/D5092M-16: Standard practice for design and installation of groundwater monitoring bores*. (b) Well screens must target the part, or parts, of the aquifer most likely to be affected by contamination. (c) Soil samples must be collected and logged during the installation of the monitoring wells. (d) A record of the geology encountered during drilling must be described and classified in accordance with the Australian Standard Geotechnical Site Investigations AS1726. (e) Any observations of staining / odours or	As depicted in the 'Infrastructure map' in Schedule 1 Figure 6

	Infrastructure	Design and construction / installation requirements	Infrastructure location
		other indications of contamination must be included in the bore log. (f) Well construction details must be documented within a well construction log to demonstrate compliance with *ASTM D5092/D5092M-16*. The construction logs shall include elevations of the top of casing position to be used as the reference point for water-level measurements, and the elevations of the ground surface protective installations. (g) Wells must be developed after drilling to remove fine sand, silt, clay and any drilling mud residues from around the well screen to ensure the hydraulic functioning of the well. A detailed record should be kept of well development activities and included in the well construction log. (h) The vertical (top of casing) and horizontal position of each monitoring well must be surveyed and subsequently mapped by a suitably qualified surveyor. (i) A well location map (using aerial image overlay) must be prepared and include the location of all monitoring wells in the monitoring network and their respective identification numbers.	

Compliance reporting

2. The works approval holder must within 28 calendar days of an item of infrastructure or equipment required by condition 1 being constructed and/or installed:

(a) undertake an audit of their compliance with the requirements of condition 1; and

(b) prepare and submit to the CEO an Environmental Compliance Report on that compliance.

3. The Environmental Compliance Report required by condition 2, must include as a minimum the following:

(a) certification by a suitably qualified engineer that the items of infrastructure or component(s) thereof, as specified in condition 1, have been constructed in accordance with the relevant requirements specified in condition 1;

(b) as constructed plans and a detailed site plan for each item of infrastructure or component of infrastructure specified in condition 1; and

(c) be signed by a person authorised to represent the works approval holder and contains the printed name and position of that person.

Time limited operations phase

Commencement and duration

4. The works approval holder may only commence time limited operations for an item of infrastructure identified in condition 6:

(a) where, the Environmental Compliance Report as required by condition 2 has been submitted by the works approval holder for that item of infrastructure;

5. The works approval holder may conduct time limited operations for an item of infrastructure specified in condition 6 (as applicable):

(a) for a period not exceeding 180 calendar days from the day the works approval holder meets the requirements of condition 4 (as applicable) for that item of infrastructure; or

(b) until such time as a licence for that item of infrastructure is granted in accordance with Part V of the Environmental Protection Act 1986, if one is granted before the end of the period specified in condition 5(a).

Time limited operations requirements and emission limits

6. During time limited operations, the works approval holder must ensure that the premises infrastructure and equipment listed in Table 2 and located at the corresponding infrastructure location is maintained and operated in accordance with the corresponding operational requirement set out in Table 2.

Table 2: Infrastructure and equipment requirements during time limited operations

	Site infrastructure and equipment	Operational requirement	Infrastructure location
1.	Shed Facility	(a) No mobile equipment operating within the Shed will leave the enclosed Shed area during operations (b) All mobile equipment to operate within the shed with the doors closed (c) All fertilisers will be stored and processed (blended or bagged) inside the enclosed shed. (d) One way truck movements through the shed. (e) Maximum truck speed limit onsite will be 15 km/h. (f) Vehicles must be air blown to remove any fertiliser materials before exiting the shed. (g) Vehicle chassis and tailgate must be swept off after unloading to remove raw material before exiting the shed. (h) Vehicles must be covered before exiting the shed	As depicted in the 'Infrastructure map' in Schedule 1 Figure 2

	Site infrastructure and equipment	Operational requirement	Infrastructure location
		(i) Shed doors will be kept closed other than when receiving bulk deliveries (j) Dust visual monitoring must be undertaken daily (k) Mobile equipment to be filled while inside the main shed (l) All bulk raw materials and fertiliser must be stored within designated storage cells within the shed. (m) No liquid fertilisers to be handled onsite	
2.	Bulk Loading Area	(a) Solid fertiliser products supplied to the premises will be in granular form from 2 – 4 mm in diameter (b) Bulk loading of vehicles will only occur in within the enclosed shed. (c) Blended fertiliser must only be loaded into vehicles via an enclosed chute	As depicted in the 'Infrastructure map' in Schedule 1 Figure 2
3.	Bulk Loading Plant	(a) Liquid application of Fertiliser Dust Suppressant at point of dispatch	As depicted in the 'Infrastructure map' in Schedule 1 Figure 2
4.	Clean bagging area	(a) Product that is handled within the clean bagging area will be applied with a Fertiliser Dust Suppressant (b) Only bagged products stored within clean bagging area	As depicted in the 'Infrastructure map' in Schedule 1 Figure 2
5.	Weighbridge	(a) The weighbridge must be operated and maintained to ensure accurate load weight and records are kept of all incoming and outgoing bulk fertiliser, including fertiliser types received and dispatched.	As depicted in the 'Infrastructure map' in Schedule 1 Figure 2
6.	Wheel wash	(a) All vehicles must go through the wheelwash to remove loose fertiliser before leaving the shed	As depicted in the 'Infrastructure map' in Schedule 1 Figure 2
7.	Wash bay	(a) All vehicles must go through the washdown bay to remove loose fertiliser before leaving the shed	As depicted in the 'Infrastructure map' in Schedule 1 Figure 2

	Site infrastructure and equipment	Operational requirement	Infrastructure location
8.	Evaporation pond 1 and 2	(a) Potentially contaminated water must be stored within the evaporation ponds (b) The ponds must be operated with a minimum top of embankment freeboard of no less than 300 mm (c) The evaporation pond water levels must be monitored on a minimum daily basis, and a record of monitoring events must be maintained. (d) The pond HDPE lining must be maintained in a fit for purpose condition for containing liquids and free of leaks or damage.	As depicted in the 'Infrastructure map' in Schedule 1 Figure 2

7. During time limited operations, the works approval holder must undertake the management actions specified in Table 3 in the event any of the reportable events specified in Table 3 occur.

Table 3: Reportable Events

Infrastructure	Reportable event	Management Actions
Evaporation ponds	Operational freeboard of 300 mm is exceeded	Within 24 hours of becoming aware of a freeboard exceedance the works approval holder must notify the CEO in writing of that non-compliance and include in that notification the following information: (a) The date and time the freeboard was exceeded; (b) The amount the freeboard was exceeded by; (c) Timeframe expected for operational freeboard of 300mm to be achieved; and (d) Details of management actions being undertaken to reduce the water level in the ponds.

Monitoring during time limited operations

8. The works approval holder must monitor groundwater during time limited operations of the evaporation pond for concentrations of the identified parameter(s) in accordance with Table 4.

Table 4: Groundwater Monitoring

Monitoring location	Parameter	Unit	Frequency	Averaging Period	Method
Groundwater monitoring bores 1 - 5 as seen in Figure	Standing water level	mbgl	Quarterly[1]	In field spot sample	AS/NZS 5667.1, AS/NZS 5667.11

6 of Schedule 1	pH	pH units			
	EC	µS/cm			
	Total nitrogen	mg/L			
	Ammonia nitrogen				
	Nitrate nitrogen				
	Total phosphorus				
	Reactive phosphorus				
	Total dissolved solids				
	Total alkalinity			Spot sample in accordance with AS/NZS 5667.11	
	Chloride				
	Sulphate as SO4				
	Calcium				
	Magnesium				
	Sodium				
	Potassium				
	Dissolved Metals: Arsenic, Cadmium. Chromium, Copper, Manganese, Molybdenum. Nickel, Lead Zinc, Mercury and Fluoride				

[1] Monitoring must be undertaken in each quarterly period such that there are at least 45 days in between the days on which samples are taken in successive quarters.

9. The works approval holder must record the results of all monitoring activity required by condition 8.

Compliance reporting

10. The works approval holder must submit to the CEO a report on the time limited operations within 30 calendar days of the completion date of time limited operations or 30 calendar days before the expiration date of the works approval, whichever is the sooner.

11. The works approval holder must ensure the report required by condition 10 includes the following:

(a) a summary of the time limited operations, including timeframes and amount of fertiliser processed;

(b) a summary of groundwater monitoring results obtained during time limited operations under condition 8.

(c) a summary of the environmental performance of all infrastructure as constructed or installed (as applicable), which includes records detailing the:

(i) groundwater monitoring conducted in line with condition 8

(ii) evaporation pond reportable events in line with condition 7

(d) a review of performance and compliance against the conditions of the works approval; and

(e) where the manufacturer's design specifications and the conditions of this works approval have not been met, what measures will the works approval holder take to meet them, and what timeframes will be required to implement those measures.

Records and reporting (general)

12. The works approval holder must record the following information in relation to complaints received by the works approval holder (whether received directly from a complainant or forwarded to them by the Department or another party) about any alleged emissions from the premises:

(a) the name and contact details of the complainant, (if provided);

(b) the time and date of the complaint;

(c) the complete details of the complaint and any other concerns or other issues raised; and

(d) the complete details and dates of any action taken by the works approval holder to investigate or respond to any complaint.

13. The works approval holder must maintain accurate and auditable books including the following records, information, reports, and data required by this works approval:

(a) the works conducted in accordance with condition 1 and 6;

(b) any maintenance of infrastructure that is performed in the course of complying with condition 1 and 6;

(c) monitoring programmes undertaken in accordance with condition 8; and

(d) complaints received under condition 12.

14. The books specified under condition 13 must:

(a) be legible;

(b) if amended, be amended in such a way that the original version(s) and any subsequent amendments remain legible and are capable of retrieval;

(c) be retained by the works approval holder for the duration of the works approval; and

(d) be available to be produced to an inspector or the CEO as required.

Definitions

In this works approval, the terms in Table 5 have the meanings defined.

Table 5: Definitions

Term	Definition
ASTM D5092/D5092M-16	means ASTM D5092/D5092M-16: *Standard practice for design and installation of groundwater monitoring bores*.
AS/NZS 5667.1	means the Australian Standard AS/NZS 5667.1 Water quality - Sampling Guidance on the design of sampling programs, sampling techniques and the preservation and handling of samples
AS/NZS 5667.11	means the Australian Standard AS/NZS 5667.11 Water Quality - Sampling – Guidance on sampling groundwaters
books	has the same meaning given to that term under the EP Act.
CEO	means Chief Executive Officer. CEO for the purposes of notification means: Director General Department administering the *Environmental Protection Act 1986* Locked Bag 10 Joondalup DC WA 6919 info@dwer.wa.gov.au
Department	means the department established under section 35 of the *Public Sector Management Act 1994* and designated as responsible for the administration of Part V Division 3 of the EP Act.
discharge	has the same meaning given to that term under the EP Act.
emission	has the same meaning given to that term under the EP Act.
Environmental Compliance Report	means a report to satisfy the CEO that the conditioned infrastructure and/or equipment has been constructed and/or installed in accordance with the works approval.
EP Act	*Environmental Protection Act 1986* (WA).
EP Regulations	*Environmental Protection Regulations 1987* (WA).
HDPE	means high-density polyethylene
m AGL	means metres above ground level
premises	the premises to which this licence applies, as specified at the front of this licence and as shown on the premises map Figure 1 in Schedule 1 to this works approval.

Term	Definition
prescribed premises	has the same meaning given to that term under the EP Act.
time limited operations	refers to the operation of the infrastructure and equipment identified under this works approval that is authorised for that purpose, subject to the relevant conditions.
works approval	refers to this document, which evidences the grant of the works approval by the CEO under section 54 of the EP Act, subject to the conditions.
works approval holder	refers to the occupier of the premises being the person to whom this works approval has been granted, as specified at the front of this works approval.

END OF CONDITIONS

Schedule 1: Maps

Premises map

The boundary of the prescribed premises is shown in the map below (Figure 1).

Figure 1: Map of the boundary of the prescribed premises

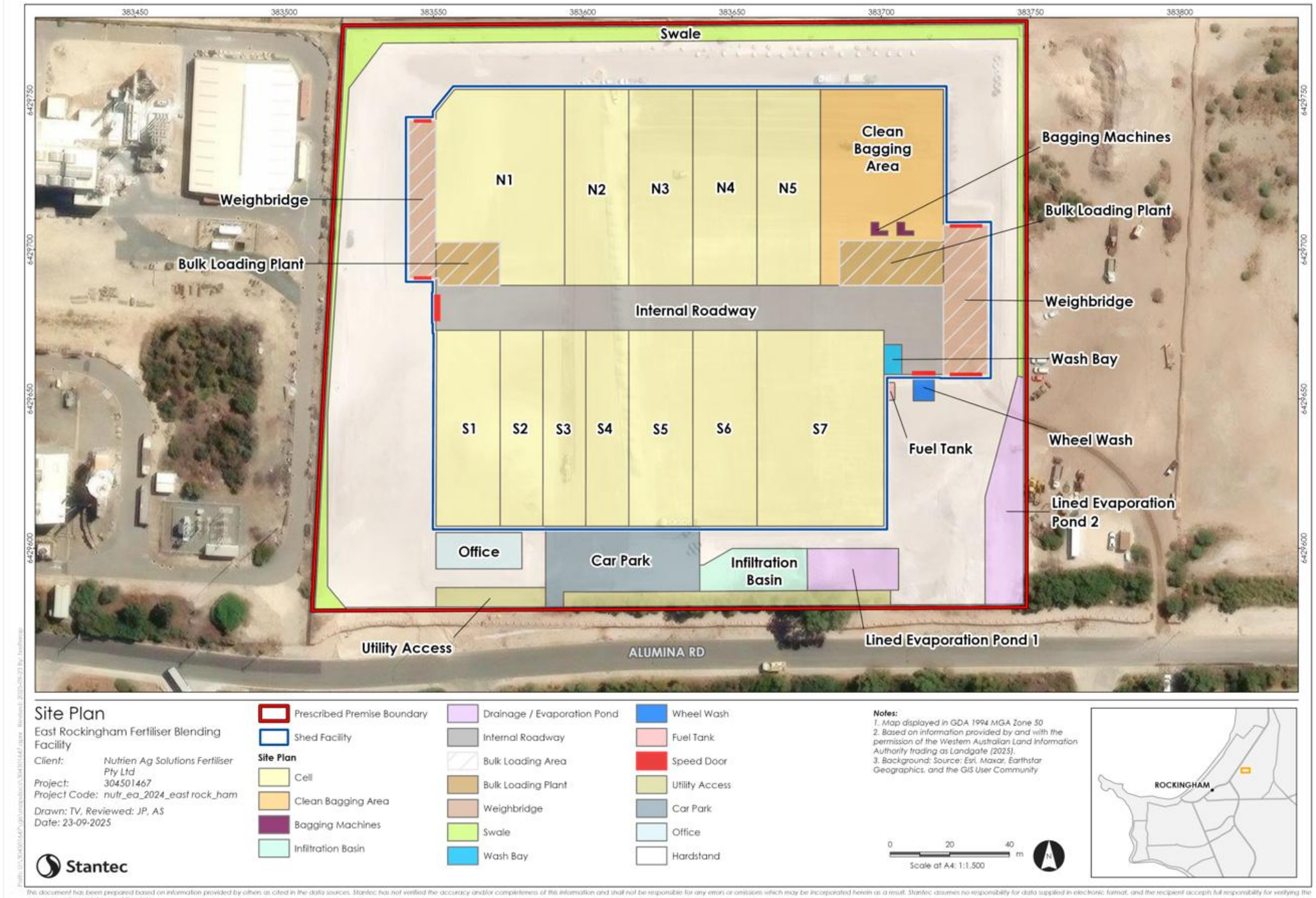


Figure 2: Site diagram of prescribed premises infrastructure

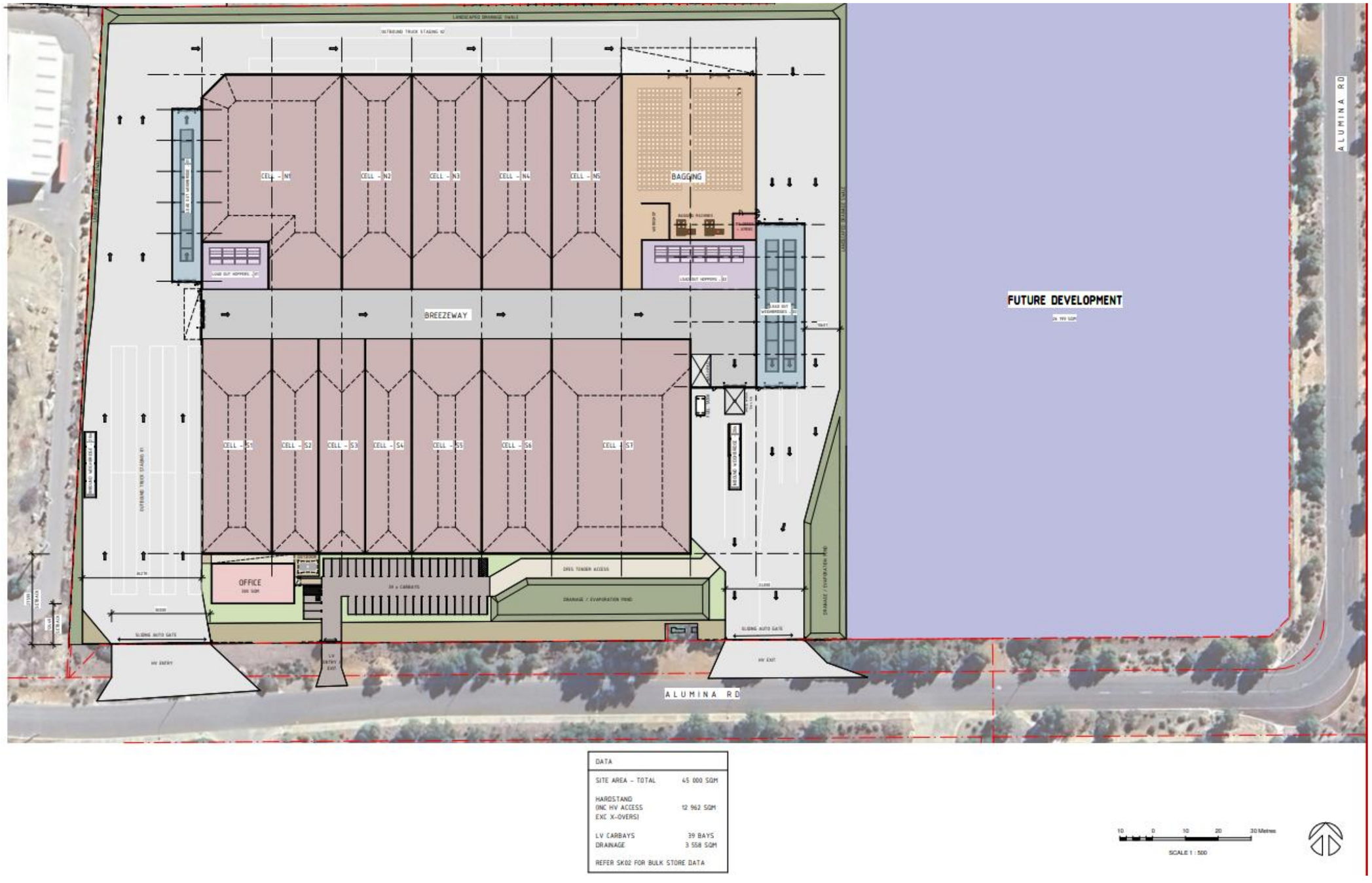


Figure 3: Site diagram of prescribed premises layout

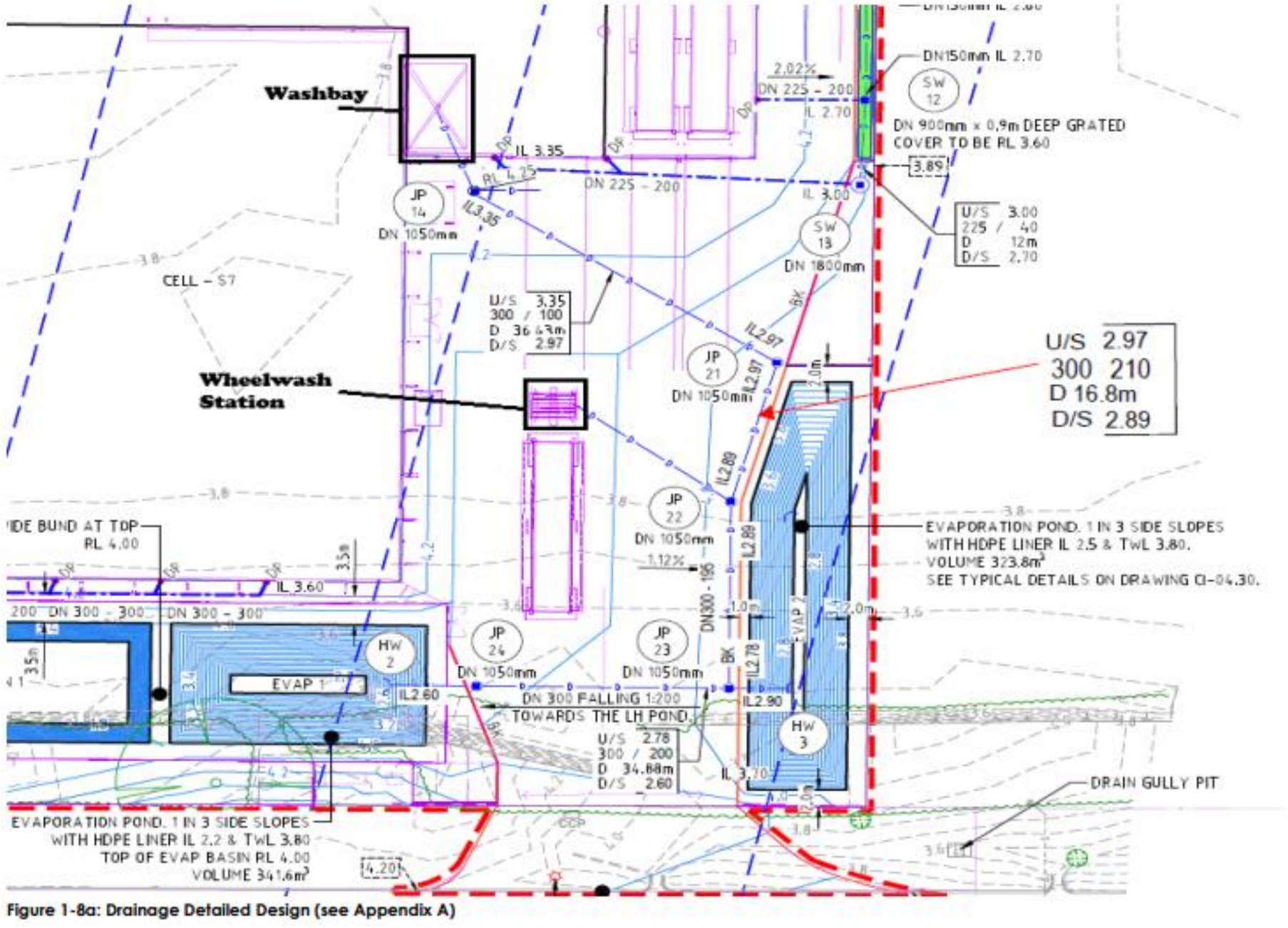
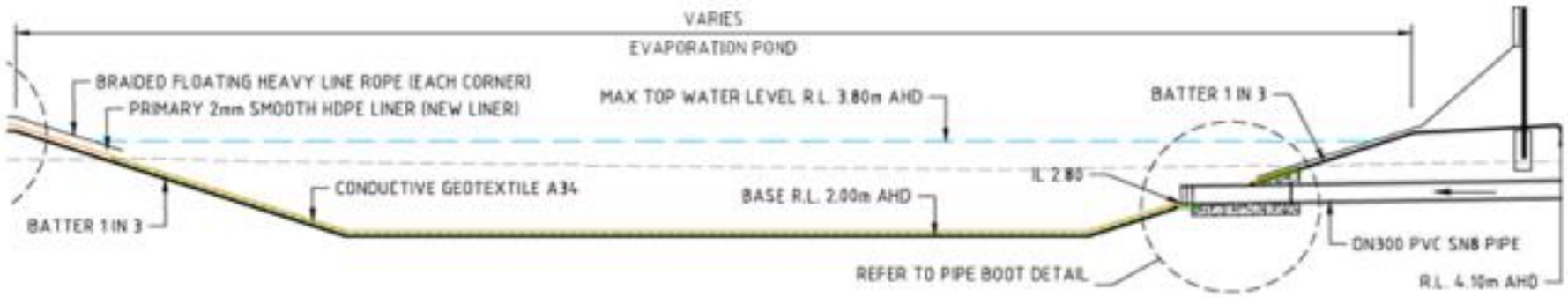


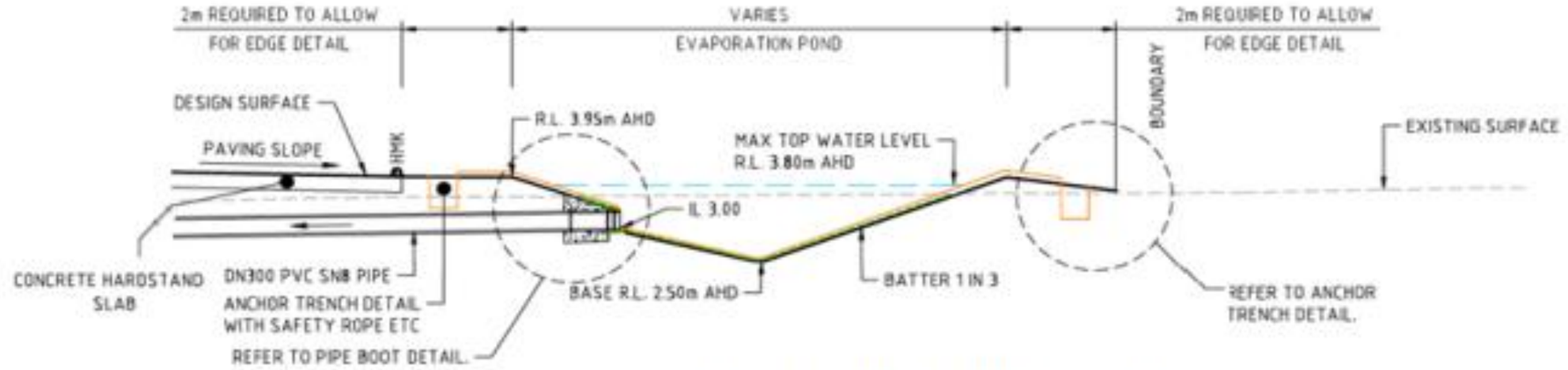
Figure 1-8a: Drainage Detailed Design (see Appendix A)

Figure 4: Site diagram of stormwater drainage for high risk areas



SECTION A - EVAPORATION POND 1

SCALE 1:100



SECTION B - EVAPORATION POND 2

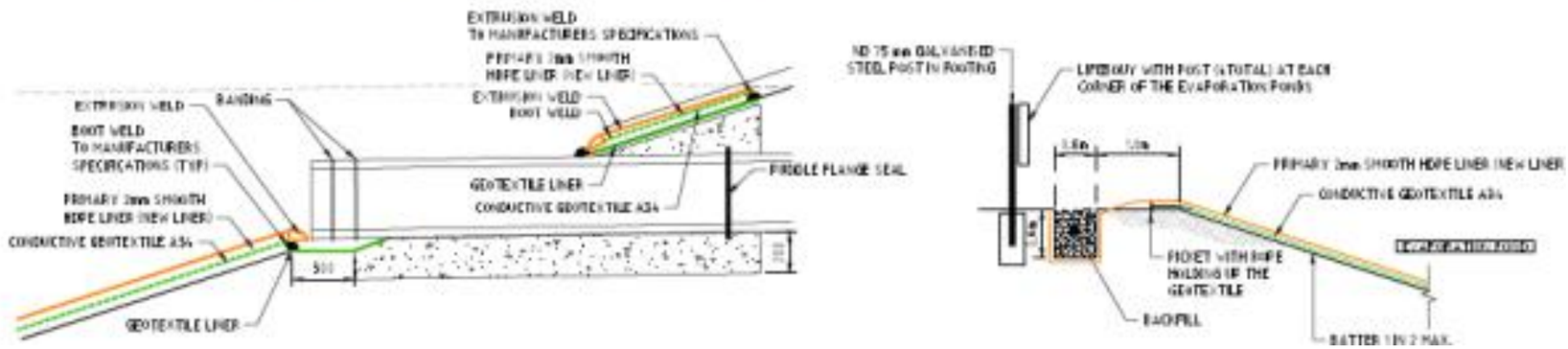


Figure 5: Evaporation Pond design

Figure 6: Groundwater monitoring bore locations

Schedule 2: Premises boundary

The corners of the premises boundary are the coordinates listed in Table 6.

Table 6: Premises boundary coordinates (GDA2020)

	Easting	Northing	Zone
1.	383521.75849097	6429775.4371726	50
2.	383748.68589651	6429776.9408299	50
3.	383511.36840993	6429581.6223194	50
4.	383748.65904612	6429582.6912198	50