



Licence number	L9399/2023/1
Licence holder	Westmore Corporation Pty Ltd
ACN	082 140 403
Registered business address	C/- Wellington Partners Balcatta Junction Unit 2 - Level 1 199 Balcatta Road BALCATTWA 6021
DWER file number	DER2013/000580-1
Duration	23/08/2023 to 22/08/2043
Date of issue	23/08/2023
Premises details	Jandakot Transfer Station 31 Cutler Road JANDAKOT WA 6164 Legal description - Part of Lot 88 on Diagram 73955 (as defined in Schedule 1 of this licence)

Prescribed premises category description (Schedule 1, <i>Environmental Protection Regulations 1987</i>)	Assessed production / design capacity
Category 61A: Solid waste facility: premises (other than premises within Category 67) on which solid waste produced on other premises is stored, reprocessed, treated, or discharged onto land.	Combined total of no more than 110 000 tonnes per annum
Category 62: Solid waste depot: premises on which waste is stored or sorted pending final disposal or re-use.	

This licence is granted to the licence holder, subject to the attached conditions, on 23 August 2023, by:

Neville Welsh
SENIOR INDUSTRY LICENSING OFFICE, REGULATORY SERVICES
Officer delegated under section 20 of the *Environmental Protection Act 1986* (WA)

Licence history

Date	Reference number	Summary of changes
23/08/2023	L9399/2023/1	New licence issued for twenty years replacing licence L7131/1997/8

Interpretation

In this licence:

- (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 licence:
 - (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 licence requires specific conditions to be met but does not provide any implied authorisation for other emissions, discharges, or activities not specified in this licence.

Licence conditions

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

Premises operation

1. The licence holder must only accept waste on to the Premises if:
 - (a) it is of a type listed in Table 1; and
 - (b) the quantity accepted is below any quantity limit listed in Table 1; and
 - (c) it meets any specification listed in Table 1.

Table 1: Waste acceptance

Waste type	Quantity limit	Specification ¹
Inert Waste Type 1	Combined total of no more than 110 000 tonnes per annual period	Waste containing visible asbestos or ACM shall not be accepted Limited to sand, rubble and other inert building wastes
Inert Waste Type 2		Limited to plastics and tyres
Putrescible waste		Limited to green waste, cardboard, untreated timber and paper
Hazardous waste		Limited to car batteries
Scrap metal		None specified

Note 1: Additional requirements for the acceptance of controlled waste (including asbestos and tyres) are set out in the *Environmental Protection (Controlled Waste) Regulations 2004*.

2. The licence holder must ensure that where waste does not meet the waste acceptance criteria set out in condition 1 it is removed from the Premises by the delivery vehicle or, where that is not possible, stored in a quarantined storage area or container and removed to an appropriately authorised facility as soon as practicable.
3. The licence holder must ensure that wastes accepted onto the Premises are only subjected to the process(es) set out in Table 2 and in accordance with any process limits described in that Table.

Table 2: Waste processing

Waste type	Process	Process limits
Inert Waste Type 1	Receipt, handling, mechanical sorting (includes screening), hand sorting and storage prior to disposal	<ul style="list-style-type: none"> Crushing of Inert Waste Type 1 is not permitted. No more than a total of 200 cubic metres of inert and non-recyclable wastes shall be stored on the premises at any one time.
Inert Waste Type 2	Receipt, handling and storage prior to disposal	<ul style="list-style-type: none"> No more than 100 tyres may be stored on the Premises at any one time. Tyres are to be stored on level ground

		<ul style="list-style-type: none"> Tyres are to be stored a minimum of 3 metres from any wall, building or fence and a minimum of 6 metres from any active putrescible storage areas
Putrescible waste	Receipt, handling, reprocessing and storage prior to disposal	<ul style="list-style-type: none"> No more than a total of 100 cubic metres of green waste shall be stored on the Premises at any one time. Shall be stored on a compacted limestone pad. Shall not be stored on the Premises for longer than 24 hours.
Hazardous waste	Receipt, handling and storage prior to disposal	<ul style="list-style-type: none"> Batteries shall be stored in sealed containers located within impervious bunding to contain any spillage.
Scrap metal		<ul style="list-style-type: none"> Shall be stored on a hardstand area

4. The licence holder must ensure that the asbestos content of any recycled output originating from construction and demolition waste does not exceed the contamination limits specified in Table 3.

Table 3: Recycled output contamination limits

Output	Parameter	Limit
Recycled drainage rock	Asbestos (in any form)	0.001%w/w
Recycled sand		
Recycled road base		

5. The licence holder must ensure that recycled outputs originating from construction and demolition waste are sampled and tested in accordance with Table 4.

Table 4: Recycled output sampling and testing

Output	Parameter	Limit	Method
Recycled drainage rock	Asbestos (in any form)	0.001%w/w	In accordance with the DWER Asbestos Guidelines.
Recycled sand			
Recycled road base			

6. The licence holder must undertake activities on the Premises and manage asbestos and ACM in accordance with the most recently reviewed and DWER approved Westmore Corporation Jandakot Transfer Station Asbestos Management Plan, originally issued January 2014, by IW Projects.
7. The licence holder must implement the following security measures at the site:
 - (a) erect and maintain suitable fencing to prevent unauthorised access to the site; and,
 - (b) ensure that any entrance gates to the premises are securely locked when the premises are unattended; and,
 - (c) undertake regular inspections of all security measures and repair damage as soon as practicable.
8. The licence holder must take all reasonable and practical measures to ensure that no windblown waste escapes from the Premises and that windblown waste is collected on at least a weekly basis and appropriately contained.
9. The licence holder must ensure that no waste is burnt on the premises.

Emissions

Fugitive emissions

10. The licence holder must ensure that no visible dust generated by the activities on the Premises crosses the boundary of the Premises.
11. The Licensee shall ensure that in the event that visible dust is discharged beyond the boundary of the Premises:
 - (a) all operations on the Premises except for dust suppression operations cease; and
 - (b) operations do not recommence until measures have been put in place to prevent the reoccurrence of the discharge.

Monitoring

Monitoring of inputs and outputs

12. The licence holder must undertake the monitoring in Table 5 according to the specifications in that table.

Table 5: Monitoring of inputs and outputs

Input/Output	Parameter	Units	Averaging period	Frequency
Waste Inputs	Inert Waste Type 1, Inert Waste Type 2, Putrescible waste, hazardous waste, scrap metal	tonnes (where a weighbridge is present on the site)	N/A	Each load arriving at the Premises
Waste Outputs	Waste type as defined in the Landfill Definitions	m ³ (where no weighbridge is present)		Each load leaving or rejected from the Premises

Records and reporting

13. The licence holder must record the following information in relation to complaints received by the licence 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 licence holder to investigate or respond to any complaint.
14. The licence holder must:
 - (a) undertake an audit of their compliance with the conditions of this licence during the preceding annual period; and
 - (b) prepare and submit to the CEO an Annual Audit Compliance Report in the approved form by 30 January each year.
15. The licence holder must maintain accurate and auditable books including the following records, information, reports, and data required by this licence:
 - (a) the calculation of fees payable in respect of this licence;
 - (b) monitoring programme undertaken in accordance with condition 12 of this licence; and
 - (c) complaints received under condition 13 of this licence.
16. The books specified under condition 15 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 licence holder for the duration of the licence; and
 - (d) be available to be produced to an inspector or the CEO as required.
17. The licence holder must, within 7 days of becoming aware of any non-compliance with conditions of this licence, notify the CEO in writing of that non-compliance and include in that notification the following information:
 - (g) which condition was not complied with;
 - (h) the time and date when the non-compliance occurred;
 - (i) if any environmental impact occurred as a result of the non-compliance and if so what that impact is and where the impact occurred;
 - (j) the details and result of any investigation undertaken into the cause of the non-compliance;
 - (k) what action has been taken and the date on which it was taken to prevent the non-compliance occurring again; and
 - (l) what action will be taken and the date by which it will be taken to prevent the non-compliance occurring again.

18. The licence holder must:
- (a) implement and maintain a system which ensures that a record is made of:
 - (i) the waste type, quantity and date of arrival of each load accepted at the Premises;
 - (ii) the waste type, quantity, date of removal and destination (recycled material/recycling site/landfill etc.) of each load removed from the site; and
 - (iii) rejected loads including details of the waste producer, waste carrier, and registration number of the vehicle and the date and reason for rejection.

Definitions

In this licence, the terms in Table 6 have the meanings defined.

Table 6: Definitions

Term	Definition
ACN	Australian Company Number
ACM	means asbestos containing material and has the meaning defined in the Guidelines for Assessment, Remediation and Management of Asbestos Contaminated Sites, Western Australia, (DOH, 2021).
asbestos	means the asbestiform variety of mineral silicates belonging to the serpentine or amphibole groups of rock-forming minerals and includes actinolite, amosite, anthophyllite, chrysolite, crocidolite, tremolite and any mixture containing 2 or more of those.
Approved form	means the Annual Audit Compliance Report (AACR) form template approved by the CEO for use and available via DWER external website.
annual period	a 12 month period commencing from 1 January until 31 December of the immediately following year.
CEO	means Chief Executive Officer of the Department. “submit to / notify the CEO” (or similar), means either: Director General Department administering the <i>Environmental Protection Act 1986</i> Locked Bag 10 Joondalup DC WA 6919 or: info@dwer.wa.gov.au
condition	a condition to which the licence is subject under section 62 of the <i>Environmental Protection Act 1986</i>
Department	means the department established under section 35 of the <i>Public Sector Management Act 1994</i> (WA) and designated as responsible for the administration of the EP Act, which includes Part V Division 3.
discharge	has the same meaning given to that term under the EP Act.
DWER Asbestos Guidelines	means document titled “Guidelines for managing asbestos at construction and demolition waste recycling facilities”, published by the Department of Environment and Conservation, as amended from time to time.
emission	has the same meaning given to that term under the EP Act.
EP Act	<i>Environmental Protection Act 1986</i> (WA)
EP Regulations	<i>Environmental Protection Regulations 1987</i> (WA)

Term	Definition
Landfill Definitions	means the document titled “Landfill Waste Classification and Waste Definitions 1996” published by the Chief Executive Officer of the Department of Environment as amended from time to time
licence	refers to this document, which evidences the grant of a licence by the CEO under section 57 of the EP Act, subject to the specified conditions contained within.
licence holder	refers to the occupier of the premises, being the person specified on the front of the licence as the person to whom this licence has been granted.
premises	means the premises to which the licence applies, as specified at the front of the licence.
prescribed premises	has the same meaning given to that term under the EP Act.
waste	has the same meaning given to that term under the EP Act.

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 and site layout.