



**Works approval number** W3134/2025/1  
**Works approval holder** Upcycle Tyre Services Pty Ltd  
**ACN** 67705610376  
**Registered business address** C/- Landmark Accountants Pty Ltd  
Suite 04 Level 2, 35-39 Scarborough Street  
Southport QLD 4215  
**Application number** APP-0031837  
**Internal number:** INS-0003134  
**Duration** 05/02/2026 to 04/02/2031  
**Date of issue** 05/02/2026  
**Premises details** Upcycle Tyres  
62 Burlington Steet  
Naval Base WA 6165  
Legal description -  
Lot 5 on Deposited Plan 36476  
Certificate of Title Volume 1890 Folio 560

Prescribed premises category description (Schedule 1, <i>Environmental Protection Regulations 1987</i> )	Assessed production / design capacity
Category 56: Used tyre storage (tyre fitting business)	1,200 tyres
Category 57: Used tyre storage (general)	1,200 tyres
Category 61A: Solid waste facility	5,000 tonnes per annual period

This works approval is granted to the works approval holder, subject to the attached conditions, on 5 February 2026, by:

**Grace Heydon**

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

## Works approval history

Date	Reference number	Summary of changes
05/02/2026	W3134/2025/1	APP-0031837. 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/or install the infrastructure and/or equipment;
  - (b) in accordance with the corresponding design and construction / installation requirements; and
  - (c) at the corresponding infrastructure location; as set out in Table 1.

**Table 1: Design and construction / installation requirements**

	Infrastructure	Design and construction / installation requirements	Infrastructure location
1.	Shredder and bunker	Installed onto the concrete floor in the Plant Room and consist of the following: <ol style="list-style-type: none"> <li>a) JSSD140110 Metal Chain plate conveyor;</li> <li>b) GLY50130 Double shaft shredder;</li> <li>c) PD8080 Conveyor x 2;</li> <li>d) YXJ1550 Disc Screen;</li> <li>e) Belt machine;</li> <li>f) PD60160 Conveyor; and</li> <li>g) Water spray system and gas detection system.</li> </ol>	Schedule 1, Figure 2: Premises layout
2.	Tyre De-rimmer	Installed onto the concrete floor in the Workshop	Schedule 1, Figure 2: Premises layout
3.	Tyre fitting stations	Installed onto the concrete floor in the Workshop	Schedule 1, Figure 2: Premises layout
4.	Tyre de-beader	Installed onto the concrete floor in the Plant Room	Schedule 1, Figure 2 Premises layout map
5.	Tyre stillages	<ol style="list-style-type: none"> <li>a) Four installed onto the concrete floor in the Workshop; and</li> <li>b) One installed onto the concrete floor in the Plant Room</li> </ol>	Schedule 1, Figure 2: Premises layout
6.	Plant Room	Plant Room and Warehouse must have a concrete floor with a maximum coefficient of permeability (hydraulic conductivity) of $1 \times 10^{-9}$ m/s incorporating a 100 mm bund	Schedule 1, Figure 2: Premises layout

	Infrastructure	Design and construction / installation requirements	Infrastructure location
7.	Workshop	Workshop must have a concrete floor with a maximum coefficient of permeability (hydraulic conductivity) of $1 \times 10^{-9}$ m/s incorporating a 100 mm bund	Schedule 1, Figure 2: Premises layout

## Compliance reporting

2. The works approval holder must within 30 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 civil 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 7 where the Environmental Compliance Report for that item of infrastructure as required by condition 2 has been submitted by the works approval holder.
5. The works approval holder may conduct time limited operations for an item of infrastructure specified in condition 7:
  - (a) for a period not exceeding 180 calendar days from the day the works approval holder meets the requirements of condition 3 for that item of infrastructure; or
  - (b) until such time as a registration or licence for that item of infrastructure is granted in accordance with Part V of the *Environmental Protection Act 1986* and only where this occurs prior to the time period specified in sub provision (a).

### Fire and emergency management

6. The works approval holder must prepare and implement by 1 June 2026 a Fire and Emergency Management Plan that is consistent with Australian Standard AS 3745. The plan must include, but is not limited to:
  - (a) notification procedures for fire and major spill incidents;

- (b) how fires will be prevented, detected, responded to, suppressed, contained and controlled for all approved activities addressing all waste types and for all stages of the waste handling, sorting and storage process;
- (c) in the event of a fire occurring at the premises, how impacts to the environment and human health will be mitigated;
- (d) how staff will be trained in fire and emergency response on an ongoing, annual basis;
- (e) details on the firefighting equipment in place and/or accessible at the premises and the fire response capabilities and responsibilities;
- (f) a premises map displayed at the front of the premises depicting an after hours contact details, plus the location and layout of:
  - (i) fire hose reels, hydrants, sprinklers and isolation points;
  - (ii) electrical isolation points;
  - (iii) sub-surface drainage infrastructure, including details on flow direction and off-site discharge locations (if applicable);
  - (iv) system shutdown points; and
  - (v) fire response access points to the premises; and
- (g) hazmat manifest displayed at front of the premises.

**Time limited operations requirements and emission limits**

7. 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**

Infrastructure	Operational requirement	Infrastructure location
Shredder and bunker	(a) Operated in the Plant Room only; (b) Water mist spray is operational during shredding; and (c) Southern doors of the Plant room must be closed when in operation.	As shown in Schedule 1, Figure 2: Premises layout
De-rimmer	Operated within the Workshop area only.	As shown in Schedule 1, Figure 2: Premises layout
Tyre fitting stations	Operated within the Workshop area only.	As shown in Schedule 1, Figure 2: Premises layout
Tyre de-beader	Operated within the Plant Room area only.	As shown in Schedule 1, Figure 2: Premises layout
Tyre stillages	(a) Four operated within the Workshop area; and (b) One operated in the Plant Room.	As shown in Schedule 1, Figure 2: Premises layout
Stormwater	All stormwater from external hardstand and roofs will be	As shown in

Infrastructure	Operational requirement	Infrastructure location
drainage	collected and diverted away from the Workshop and Plant Room.	Schedule 1, Figure 2: Premises layout
Workshop and Plant Room	Plant Room and Warehouse must have a concrete floor with a maximum coefficient of permeability (hydraulic conductivity) of $1 \times 10^{-9}$ m/s incorporating a 100 mm bund	As shown in Schedule 1, Figure 2: Premises layout

8. The works approval holder must only allow waste to be accepted onto the premises if:
- It is of a type listed in Table 3;
  - The quantity accepted is below any limit listed in Table 3; and
  - It meets any specification listed in Table 3.

**Table 3: Waste acceptance**

Waste type	Quantity limit tonnes/year	Specification <sup>1,2</sup>
Used Tyres	2,400 tyres at any time	(a) Whole unburnt tyres only; and (b) Storage and shredding of whole tyres only.

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

**Note 2:** Additional requirements for calculating the number of used tyres are set out in the *Environmental Protection Regulations 1987*.

## Waste processing

9. During time-limited operations, the works approval holder must ensure that the waste types specified in Table 4 are only subjected to the corresponding process(es), subject to the corresponding process limits and/or specifications.

**Table 4: Waste processing**

Waste type	Process(es)	Process limits and/or specifications <sup>1</sup>
Used tyres	Receipt, handling, shredding, de-beading and storage	(a) No more than 2,400 used tyres stored on the premises at any one time. (b) No more than 5,000 tonnes of used tyres processed at the premises per annual period. (c) Tyres received at the premises will be directed to and stored in dedicated storage areas as follows: (i) Truck and passenger tyre storage will be unloaded in the Plant Room. (ii) Tyres requiring inspection and changing will be stored adjacent to the Tyre fitting and rim removal area in the Workshop; (iii) Tyres awaiting be-beading and shredding will be stored adjacent to the rubber shredding area in the Plant Room; and (iv) Shredded rubber will be loaded and stored into the 40' seas containers located at the northern end of the

Waste type	Process(es)	Process limits and/or specifications <sup>1</sup>
		<p>Plant Room.</p> <p>(d) All tyres will be stored internally in the Plant Room and Workshop in accordance with Department of Fire and Emergency Services (DFES) <i>Guidance Note: GN02 Bulk Storage of Rubber Tyres</i> as follows:</p> <p>(i) Individual tyre stacks within the warehouse must not exceed 3.7 m in height and 30 m<sup>2</sup> in area;</p> <p>(ii) Stored tyres or receival containers must remain at least 1 m clear in all directions from the underside of the warehouse roof, roof structure members, and lights (including light fixtures);</p> <p>(iii) A minimum clearance of 1 m must be maintained along paths of travel to required exits and firefighting equipment (e.g., fire hose reels, fire extinguishers &amp; fire hydrants);</p> <p>(iv) The paths of travel must be kept clear and unobstructed; and</p> <p>(v) A minimum clearance of 3 m must be provided between tyre stacks and any load bearing building elements.</p> <p>(e) Tyres must not be shredded smaller than 100 mm.</p>

**Note 1:** Additional requirements for calculating the number of used tyres are set out in the *Environmental Protection Regulations 1987*.

**10.** The works approval holder may only perform time limited operational activities from 0600 to 1800 Monday to Friday.

**Monitoring during time limited operations**

**11.** The works approval holder must undertake the monitoring specified in Table 5 during time limited operations.

**Table 5: Monitoring of inputs and outputs during time limited operations**

Inputs/Outputs	Parameter	Averaging period	Frequency
Used tyres	Number of tyres received	Annual Period	Each load/container entering the premises
	Number of tyres removed		Each load/container leaving the premises
Full containers of bailed tyres	Date the container is deemed as full; and Date the container is removed from the premises	N/A	Each container upon filling and being removed from the premises.

**Compliance reporting**

**12.** 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.

- 13.** The works approval holder must ensure the report required by condition 12 includes the following:
- (a) a summary of the monitoring undertaken under condition 11; and
  - (b) a summary of any complaints received under condition 13.

### Records and reporting (general)

- 14.** 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.
- 15.** 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;
  - (b) any maintenance of infrastructure that is performed in the course of complying with condition 1 or condition 7;
  - (c) monitoring programmes undertaken in accordance with condition 11; and
  - (d) complaints received under condition 1.
- 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 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 6 have the meanings defined therein.

**Table 6: Definitions**

Term	Definition
annual period	a 12-month period commencing from 1 January until 31 December of the immediate year.
AS 3745	means Standards Australia AS 3745 Planning for emergencies in facilities
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 <i>Environmental Protection Act 1986</i> Locked Bag 10 Joondalup DC WA 6919 <a href="mailto:info@dwer.wa.gov.au">info@dwer.wa.gov.au</a>
Department	means the department established under section 35 of the <i>Public Sector Management Act 1994</i> 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	<i>Environmental Protection Act 1986 (WA)</i> .
EP Regulations	<i>Environmental Protection Regulations 1987 (WA)</i> .
Inert waste type 2	has the meaning defined in the Landfill Definitions
Landfill Definitions	means the document titled 'Landfill Waste Classification and Waste Definitions 1996' as amended by the CEO of DWER and as amended from time to time.
Plant Room	as shown in Schedule 1, Figure 2.
premises	the premises to which this works approval applies, as specified at the front of this works approval 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.
waste	has the same meaning given to that term under the EP Act.
Workshop	as shown in Schedule 1, Figure 2.
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.

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**END OF CONDITIONS**

## Schedule 1: Maps

### Premises map

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



**Figure 1: Premises map**

## Premises layout map

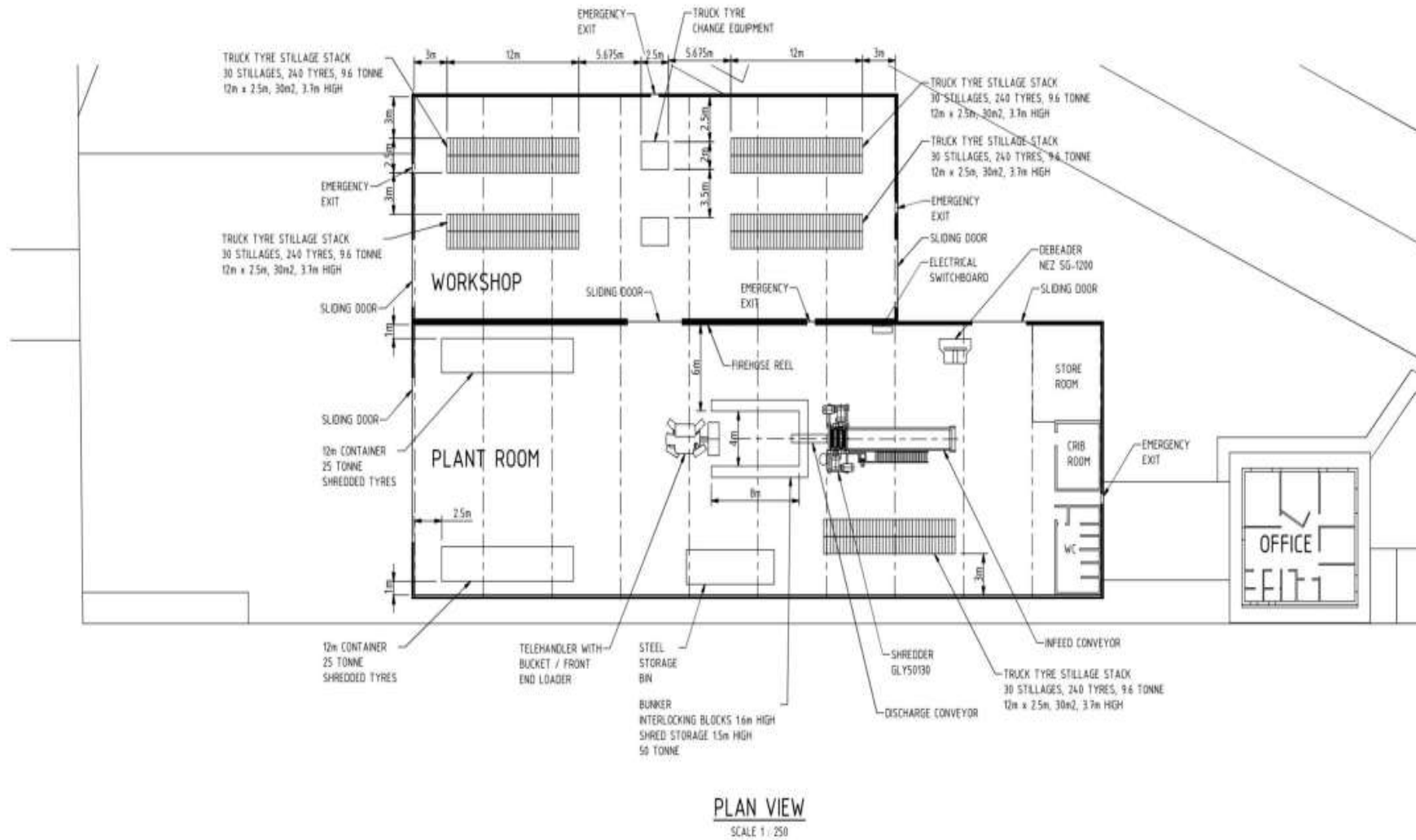


Figure 2: Premises layout