



Works approval number W3073/2025/1

Works approval holder Mindarie Regional Council

Registered business address 1700K Marmion Avenue
TAMALA PARK WA 6030

Application number APP-0029649

Duration 06/02/2026 to 05/02/2030

Date of issue 06/02/2026

Premises details Tamala Park Waste Management Facility
1700K Marmion Avenue
TAMALA PARK WA 6030

Legal description
Part of Lot 9043 on Deposited Plan 424903
As defined by the map in Schedule 1 and
coordinates in Schedule 2

Prescribed premises category description (Schedule 1, Environmental Protection Regulations 1987)	Assessed production / design capacity
Category 64: Class II or III putrescible landfill site	350,000 tonnes per annual period

This works approval is granted to the works approval holder, subject to the attached conditions, on 06 February 2026, by:

Steve Checker

Manager, Waste Industries

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

Works approval history

Date	Reference number	Summary of changes
6/02/2026	W3073/2025/1	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 requirements; and
 - (c) at the corresponding infrastructure location as set out in Table 1.

Table 1: Design and construction requirements

	Infrastructure	Design, construction and installation requirements	Infrastructure location
1.	Tank Farm comprising three interconnected 92 kL tanks within a concrete bund	<ol style="list-style-type: none"> (a) Tank Farm must be constructed as outlined in Schedule 3, Figure 4. (b) Tanks must be fitted with secure lids to ensure leachate remains fully enclosed. (c) Tanks must be constructed in a way that prevents rainwater from entering the tanks. (d) Tanks must be constructed from impervious materials suitable for storing landfill leachate. (e) Digital flow meters must be installed on all incoming and outgoing pipelines to monitor liquid volumes. (f) Tanks must have a float valve alarm system that: <ol style="list-style-type: none"> (i) High-level shut-off at 100% operational storage capacity. (ii) High-level alarm and electrically actuated isolation valves to stop inflow at 105% operational storage capacity. (iii) Overflow alarm at 110% operational storage capacity. (g) Tanks must be located within the bunded secondary containment area (Bunded Area) which must be constructed from reinforced concrete with a thickness of at least 200mm. (h) Bunded area subgrade must be compacted to achieve a minimum of 95% of the Modified Maximum Dry Density (MMDD), as determined in accordance with AS 1289.5.2.1. (i) Bunded Area must be constructed to contain a minimum volume capacity of 304 kL (or 110% of total interconnected tank volume). (j) Bunded Area sump must include an external drain 	As shown in Schedule 3, Figure 2 and Figure 4

	Infrastructure	Design, construction and installation requirements	Infrastructure location
		<p>to allow controlled removal of accumulated stormwater or spills.</p> <p>(k) External sump drain must be fitted with an isolation valve and end cap to control outflow.</p> <p>(l) Tank farm must include a bypass discharge pipeline capable of returning excess liquid to the active landfill cell or existing leachate management system.</p> <p>(m) Tanks must have the ability to vent gases generated inside the tank.</p> <p>(n) Must be free of leaks and defects.</p>	
2.	Pipeline ring	<p>(a) Must be constructed as outlined in Schedule 3, Figure 3.</p> <p>(b) Must be constructed from impervious materials suitable for conveying landfill leachate.</p> <p>(c) Must be installed overland unless crossing a haul road.</p> <p>(d) Must contain scour points to allow for sediment removal.</p> <p>(e) Must have sufficient isolation valves installed to prevent leakage during maintenance.</p> <p>(f) All joints and connections must be sealed to prevent leaks.</p> <p>(g) All pipework, fittings and valves must be hydraulically tested to the required pressure and deemed fit for purpose prior to use.</p> <p>(h) Must be free of leaks and defects.</p>	As shown in Schedule 3, Figure 2 and Figure 3

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 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;

- (c) photographs of the installation; and
- (d) 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 1 where at least 10 business days have passed after 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 1:
 - (a) for a period not exceeding 180 calendar days from the day the works approval holder meets the requirements of condition 4 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

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.

Table 2: Infrastructure and equipment requirements during time limited operations

	Site infrastructure and equipment	Operational requirement	Infrastructure location
1.	Tank Farm comprising three interconnected 92 kL tanks within a concrete bund	(a) Tank farm must be maintained free of cracks and defects. (b) Tanks must be maintained in good working order and be used to store only landfill leachate and/or wastewater from the washdown bay. (c) Tanks must have the ability to vent gases generated inside the tank. (d) Tanks must be maintained in a way that prevents rainwater from entering the tanks. (e) The external sump drain must be securely capped at all times except during controlled drainage. (f) Liquids collected in the external sump must be drained at least once per week in a controlled	As shown in Schedule 3, Figure 2 and Figure 4

	Site infrastructure and equipment	Operational requirement	Infrastructure location
		<p>manner to prevent any uncontrolled discharge to the environment.</p> <p>(g) Prior to any discharge from the sump drain, all tanks must undergo a visual inspection to verify that the accumulated liquid is exclusively stormwater and that there is no evidence of leachate caused by tank leakage.</p> <p>(h) In the event of a leachate leak or spill, all affected liquids must be securely drained and transferred back into the landfill's leachate management system within 24 hours of detection.</p> <p>(i) Tanks and pipework must be free from leaks and defects.</p> <p>(j) Tanks and pipelines must be visually inspected daily for leaks, corrosion, or damage;</p> <ul style="list-style-type: none"> • commencing at least two days prior to any period of use for the containment or distribution of leachate; and • whilst in use or otherwise holding leachate. <p>(k) Float valves, switches and pumps must be inspected monthly to ensure they are free of residue build-up and are operating effectively.</p> <p>(l) Any high-level alarms must be responded to promptly to verify inflow has ceased and that no overflow has occurred.</p>	
2.	Pipeline ring	<p>(a) Pipework must be free from leaks and defects.</p> <p>(b) All pipelines must be inspected daily for leaks, corrosion, or damage;</p> <ul style="list-style-type: none"> • commencing at least two days prior to any period of use for the containment or distribution of leachate; and • whilst in use or otherwise holding leachate. 	As shown in Schedule 3, Figure 2 and Figure 3

Records and reporting (general)

7. 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.
- 8.** 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) the time, date and observations recorded during visual inspections conducted in accordance with condition 6.
 - (c) records of all alarms, flow-meter readings, and system faults, and any associated corrective actions taken in relation to the infrastructure specified in condition 1.
 - (d) any maintenance of infrastructure that is performed in the course of complying with condition 6;
 - (e) complaints received under condition 7.
- 9.** The books specified under condition 8 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 3 have the meanings defined.

Table 3: Definitions

Term	Definition
AS 1289.5.2.1:2017	means <i>Australian Standard AS 1289.5.2.1 – Methods of Testing Soils for Engineering Purposes</i>
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 info@dwer.wa.gov.au
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 or equipment has been constructed or installed in accordance with the works approval.
EP Act	<i>Environmental Protection Act 1986 (WA)</i> .
EP Regulations	Environmental Protection Regulations 1987 (WA).
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.
prescribed premises	has the same meaning given to that term under the EP Act.
suitably qualified engineer	means a person who: (a) holds a Bachelor of Engineering degree recognised by Engineers Australia; and (b) has a minimum of five years of experience working in civil or structural engineering; and (c) is employed by an independent third party external to the works approval holder's business; or is otherwise approved in writing by the CEO to act in this

Term	Definition
	capacity.
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

Schedule 2: Premises boundary

The corners of the premises boundary are the coordinates listed in Table 4.

Table 4: Premises boundary coordinates

	Latitude	Longitude
1.	-31.71196	115.736762
2.	-31.71195	115.724312
3.	-31.70232	115.720249
4.	-31.70053	115.723822
5.	-31.70014	115.730354
6.	-31.70074	115.732766
7.	-31.70528	115.735139
8.	-31.70626	115.735637
9.	-31.70711	115.736004
10.	-31.70798	115.736267
11.	-31.70892	115.736429

Schedule 3: Infrastructure maps



Figure 2: Tank Farm and Pipe Ring Location

W3073/2025/1 (6 February 2026)
IR-T05 Works approval template (v6.0) (September 2022)

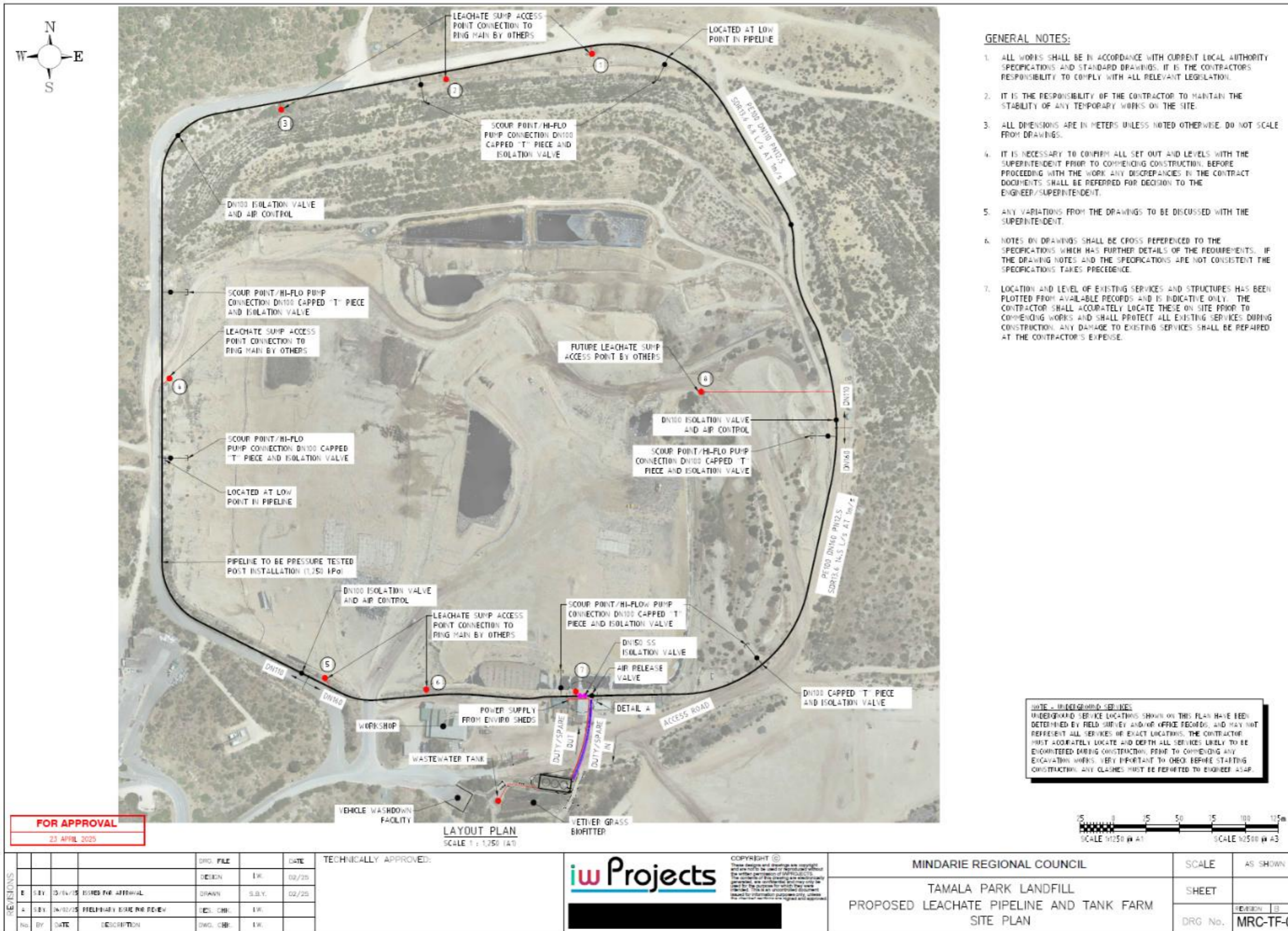
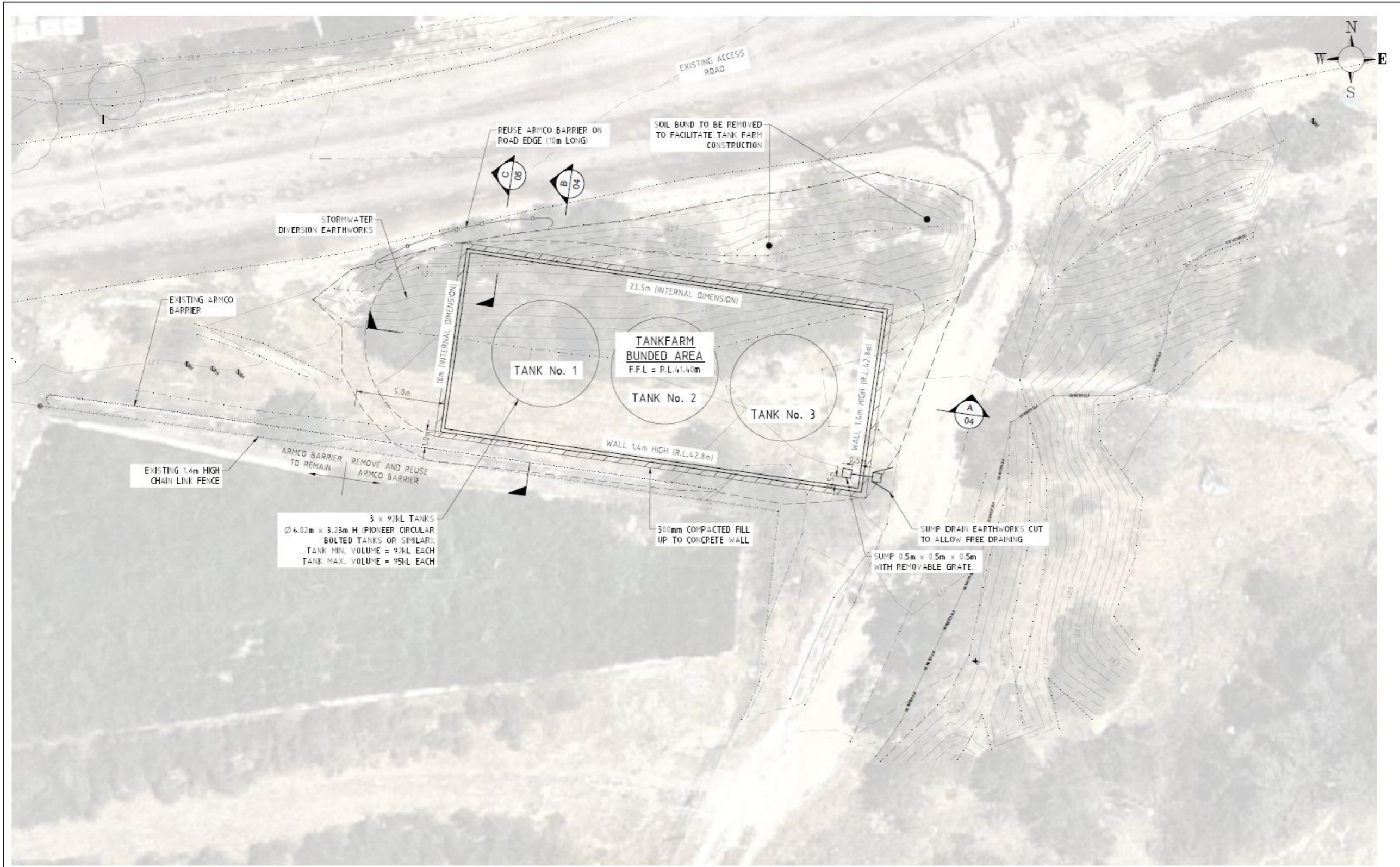
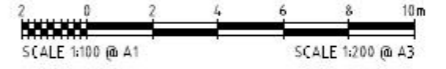


Figure 3: Leachate Pipe Ring Specifications



FOR APPROVAL
23 APRIL 2025

LAYOUT PLAN
SCALE 1 : 100 (A1)



REVISIONS	No.	BY	DATE	DESCRIPTION	DWG. CHK.	I.W.
B	S.B.Y.	15/04/25	ISSUED FOR APPROVAL	DRAWN	S.B.Y.	02/25
A	S.B.Y.	24/02/25	PRELIMINARY ISSUE FOR REVIEW	DES. CHK.	I.W.	

TECHNICALLY APPROVED:

iw Projects

COPYRIGHT ©
These designs and drawings are copyright and are not to be used or reproduced without the written permission of iw Projects. The contents of this drawing are electronically generated, are confidential and may only be used for the purpose for which they were prepared. This is an uncontrolled document and approved.

MINDARIE REGIONAL COUNCIL

TAMALA PARK LANDFILL
PROPOSED LEACHATE PIPELINE AND TANK FARM
TANK FARM LAYOUT PLAN

SCALE	AS SHOWN
SHEET	
DRG No.	MRC-TF-06

Figure 4: Tank Farm Specifications