



# Licence

## *Environmental Protection Act 1986, Part V*

**Licensee:** Westmore Corporation Pty Ltd

**Licence:** L7131/1997/8

**Registered office:** Level 1, Unit 24  
199 Balcatta Road  
BALCATTWA 6021

**ACN:** 082 140 403

**Premises address:** Jandakot Transfer Station  
31 Cutler Road  
JANDAKOT WA 6164  
Being Part Lot 88 on Diagram 73955 as depicted in Schedule 1

**Issue date:** Friday, 13 February 2015

**Commencement date:** Monday, 23 February 2015

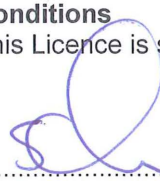
**Expiry date:** Saturday, 22 February 2020

**Prescribed premises category**  
Schedule 1 of the *Environmental Protection Regulations 1987*

Category number	Category description	Category production or design capacity	Approved premises production or design capacity
61A	Solid waste facility: premises (other than premises within Category 67A) on which solid waste produced on other premises is stored, reprocessed, treated or discharged onto land.	1000 tonnes or more per year	Combined total of no more than 110 000 tonnes per annual period
62	Solid waste depot: premises on which waste is stored or sorted pending final disposal or re-use	500 tonnes or more per year	

### Conditions

This Licence is subject to the conditions set out in the attached pages.

  
.....  
Officer delegated under section 20  
of the *Environmental Protection Act 1986*



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## Introduction

This Introduction is not part of the Licence conditions.

### DER's industry licensing role

The Department of Environment Regulation (DER) is a government department for the state of Western Australia in the portfolio of the Minister for Environment. DER's purpose is to advise on and implement strategies for a healthy environment for the benefit of all current and future Western Australians.

DER has responsibilities under Part V of the *Environmental Protection Act 1986* (the Act) for the licensing of prescribed premises. Through this process DER works with the business owners, community, consultants, industry and other representatives to prevent, control and abate pollution and environmental harm to conserve and protect the environment. DER also monitors and audits compliance with works approvals and licence conditions, takes enforcement action as appropriate and develops and implements licensing and industry regulation policy.

### Licence requirements

This Licence is issued under Part V of the Act. Conditions contained within the licence relate to the prevention, reduction or control of emissions and discharges to the environment and to the monitoring and reporting of them.

Where other statutory instruments impose obligations on the Premises/Licensee the intention is not to replicate them in the Licence conditions. You should therefore ensure that you are aware of all your statutory obligations under the Act and any other statutory instrument. Legislation can be accessed through the State Law Publisher website using the following link: <http://www.slp.wa.gov.au/legislation/statutes.nsf/default.html>

For your Premises relevant statutory instruments include but are not limited to obligations under the:

- *Environmental Protection (Unauthorised Discharges) Regulations 2004* – these Regulations make it an offence to discharge certain materials such as contaminated stormwater into the environment other than in the circumstances set out in the Regulations.
- *Environmental Protection (Controlled Waste) Regulations 2004* - these Regulations place obligations on you if you produce, accept, transport or dispose of controlled waste.
- *Environmental Protection (Noise) Regulations 1997* – these Regulations require noise emissions from the Premises to comply with the assigned noise levels set out in the Regulations.

You must comply with your Licence. Non-compliance with your Licence is an offence and strict penalties exist for those who do not comply.



Licence holders are also reminded of the requirements of section 53 of the Act which places restrictions on making certain changes to prescribed premises unless the changes are in accordance with a works approval, licence, closure notice or environmental protection notice.

#### Licence fees

If you have a licence that is issued for more than one year, you are required to pay an annual licence fee prior to the anniversary date of issue of your licence. Non payment of annual licence fees will result in your licence ceasing to have effect meaning that it will no longer be valid and you will need to apply for a new licence for your Premises.

#### Ministerial conditions

If your Premises has been assessed under Part IV of the Act you may have had conditions imposed by the Minister for Environment. You are required to comply with any conditions imposed by the Minister.

#### Premises description and Licence summary

This licence relates to the Westmore Corporation Pty Ltd Jandakot Transfer Station (JTS) site located at 31 Cutler Road, Jandakot, Western Australia.

JTS is located on land zoned for industry by the City of Cockburn Town Planning Scheme and is immediately surrounded by other light industrial premises. The WA EPA Guidance Note No. 3 recommends a separation distance of more than 200 metres between sensitive land uses and waste depots. The closest residential areas are 700 metres to the northwest and 860 metres to the south.

The transfer station receives waste from industrial waste bins (skip bins) ranging in size from 2 to 12 cubic metres capacity, and sorts the waste on a compacted limestone area in the central section of the lot. Waste is diverted into a range of recycling streams or, if not suitable for recycling, it is transported to landfill.

Construction and demolition material is screened to improve the recovery of recyclable material. Some of the putrescible material received is shredded (reprocessed) to reduce its volume prior to being sent to a licensed landfill.

Acceptable wastes include sand, rubble and other inert building materials, scrap metal, timber, plastics, cardboard and paper, green waste and car batteries. The transfer station does not accept loads of tyres, however used tyres are occasionally found in bins.

There is potential for dust emissions to be generated by vehicle movements, shredding and screening operations and also from general wastes that are deposited into the onsite bins. If loads are particularly dusty, the premises operators load/unload bins in a manner that reduces dust generation. Should dust be identified as an issue, a water spray can be used. Sprinklers are also installed around the site and the shredder has built-in dust control sprayers.

There is also potential for odour generation from the storage of green waste or other putrescible wastes on site, prior to disposal. Green waste and other putrescibles are stored on site for a maximum of 24 hours prior to being removed to reduce the likelihood of nuisance odours being encountered.

There is the potential for noise impacts from the site operations; however no noise complaints have been received regarding noise in the past, the site is within an industrial area and is sufficiently buffered from sensitive receptors for noise impacts to be minimal.

This Licence is the successor to licence L7131/1997/7 and includes changes to conditions 1.1.2, 1.3.3, 3.6.1 and 5.2.1 for the correction of minor errors and a revised due date for the improvement requirement.

The licences and works approvals issued for the Premises since 09/02/2000 are:

Instrument log		
Instrument	Issued	Description
L7131/1997/1	09/02/2000	New application
L7131/1997/2	30/05/2001	Licence re-issue
L7131/1997/3	13/02/2002	Licence re-issue
L7131/1997/4	17/02/2003	Licence re-issue



L7131/1997/5	23/02/2004	Licence re-issue
L7131/1997/6	04/02/2005	Licence re-issue
L7131/1997/7	11/02/2010	Licence re-issue
L7131/1997/7	21/11/2013	Licence amendment to convert into the REFIRE format
L7131/1997/7	26/09/2014	Licence amendment to allow screening of C & D material and tyre storage
L7131/1997/7	22/11/2014	Licence amendment to allow the use of a shredder
L7131/1997/8	13/02/2015	Licence re-issue

### Severance

It is the intent of these Licence conditions that they shall operate so that, if a condition or a part of a condition is beyond the power of this Licence to impose, or is otherwise *ultra vires* or invalid, that condition or part of a condition shall be severed and the remainder of these conditions shall nevertheless be valid to the extent that they are within the power of this Licence to impose and are not otherwise *ultra vires* or invalid.

### END OF INTRODUCTION



## Licence conditions

### 1 General

#### 1.1 Interpretation

1.1.1 In the Licence, definitions from the *Environmental Protection Act 1986* apply unless the contrary intention appears.

1.1.2 For the purposes of this Licence, unless the contrary intention appears:

**'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, 2009);

**'Act'** means the *Environmental Protection Act 1986*;

**'annual period'** means the inclusive period from 1 January until 31 December in the following year;

**'asbestos'** means the asbestiform variety of mineral silicates belonging to the serpentine or amphibole groups of rock-forming minerals and includes actinolite, amosite, anthophyllite, chrysotile, crocidolite, tremolite and any mixture containing 2 or more of those;

**'averaging period'** means the time over which a limit or target is measured or a monitoring result is obtained;

**'CEO'** means Chief Executive Officer of the Department of Environment Regulation;

**'CEO'** for the purpose of correspondence means;

Manager Licensing (Greater Swan)  
Department of Environment Regulation  
Locked Bag 33  
CLOISTERS SQUARE WA 6850  
Telephone: (08) 9333 7510  
Facsimile: (08) 9333 7550  
Email: grswanbooragoon@der.wa.gov.au;

**'code of practice for the storage and handling of dangerous goods'** means the Storage and handling of dangerous goods - code of practice, Department of Mines and Petroleum, Government of Western Australia;

**'construction and demolition waste'** has the meaning defined in Landfill Definitions;

**'controlled waste'** has the definition in *Environmental Protection (Controlled Waste) Regulations 2004*;

**'dangerous goods'** has the meaning defined in the *Dangerous Goods Safety (Storage and Handling of Non-explosives) Regulations 2007*;

**'DER 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.

**'environmentally hazardous material'** means material (either solid or liquid raw materials, materials in the process of manufacture, manufactured products, products used in the manufacturing process, by-products and waste) which if discharged into the environment from or within the premises may cause pollution or environmental harm. Note: Environmentally hazardous materials include dangerous goods where they are stored in quantities below placard quantities. The storage of dangerous goods above placard quantities is regulated by the Department of Mines and Petroleum;



**'fugitive emissions'** means all emissions not arising from point sources;

**'green waste'** means waste that originates from flora and which does not contain or has not been treated or coated with, preserving agents, biocides, fire retardants, paint, adhesives or binders;

**'hardstand'** means a surface with a permeability of  $10^{-9}$  metres/second or less;

**'Hazardous waste'** has the meaning defined in Landfill Definitions;

**'Inert Waste Type 1'** has the meaning defined in Landfill Definitions;

**'Inert Waste Type 2'** has the meaning defined in Landfill Definitions;

**'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'** means this Licence numbered L7131/1997/8 and issued under the Act;

**'Licensee'** means the person or organisation named as Licensee on page 1 of the Licence;

**'Premises'** means the area defined in the Premises Map in Schedule 1 and listed as the Premises address on page 1 of the Licence;

**'Putrescible'** has the meaning defined in Landfill Definitions;

**'quarantined storage area or container'** means a hardstand storage area or sealed-bottom container that is separate and isolated from authorised waste disposal areas and is capable of containing all non-conforming waste and its constituents, these areas must be clearly marked and their access restricted to authorised personnel;

**'Schedule 1'** means Schedule 1 of this Licence unless otherwise stated;

**'Schedule 2'** means Schedule 2 of this Licence unless otherwise stated;

**'usual working day'** means 0600 – 1700 hours, Monday to Friday excluding public holidays in Western Australia;

1.1.3 Any reference to an Australian or other standard in the Licence means the relevant parts of the standard in force from time to time during the term of this Licence.

1.1.4 Any reference to a guideline or code of practice in the Licence means the current version of the guideline or code of practice in force from time to time, and shall include any amendments or replacements to that guideline or code of practice made during the term of this Licence.

## 1.2 General conditions

1.2.1 Nothing in the Licence shall be taken to authorise any emission that is not mentioned in the Licence, where the emission amounts to:

- (a) pollution;
- (b) unreasonable emission;
- (c) discharge of waste in circumstances likely to cause pollution; or
- (d) being contrary to any written law.

1.2.2 The Licensee shall operate and maintain all pollution control and monitoring equipment to the manufacturer's specification or any relevant and effective internal management system.

1.2.3 The Licensee, except where storage is prescribed in section 1.3, shall ensure that environmentally hazardous materials are stored in accordance with the code of practice for the storage and handling of dangerous goods.





- 1.2.4 The Licensee shall immediately recover, or remove and dispose of spills of environmentally hazardous materials outside an engineered containment system.
- 1.2.5 The Licensee shall:
- implement all practical measures to prevent stormwater run-off becoming contaminated by the activities on the Premises; and
  - treat contaminated or potentially contaminated stormwater as necessary prior to being discharged from the Premises.<sup>1</sup>

Note1: The *Environmental Protection (Unauthorised Discharges) Regulations 2004* make it an offence to discharge certain materials into the environment.

### 1.3 Premises operation

- 1.3.1 The Licensee shall only accept waste on to the Premises if:
- it is of a type listed in Table 1.3.1; and
  - the quantity accepted is below any quantity limit listed in Table 1.3.1; and
  - it meets any specification listed in Table 1.3.1.

Table 1.3.1: Waste acceptance		
Waste type	Quantity limit	Specification <sup>1</sup>
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
Inert Waste Type 2		Limited to sand, rubble and other inert building wastes
Putrescible waste		Limited to plastics and tyres
Hazardous waste		Limited to green waste, cardboard, untreated timber and paper
Scrap metal		Limited to car batteries
		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*.

- 1.3.2 The Licensee shall ensure that where waste does not meet the waste acceptance criteria set out in condition 1.3.1 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.
- 1.3.3 The Licensee shall ensure that wastes accepted onto the Premises are only subjected to the process(es) set out in Table 1.3.2 and in accordance with any process limits described in that Table.

Table 1.3.2: 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"><li>Crushing of Inert Waste Type 1 is not permitted.</li><li>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.</li></ul>
Inert Waste Type 2	Receipt, handling and storage prior to disposal	<ul style="list-style-type: none"><li>No more than 100 tyres may be stored on the Premises at any one time.</li><li>Tyres are to be stored on level ground</li><li>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</li></ul>



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

1.3.4 The Licensee shall ensure that the asbestos content of any recycled output originating from construction and demolition waste does not exceed the contamination limits specified in Table 1.3.3.

**Table 1.3.3: Recycled output contamination limits**

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

1.3.5 The Licensee shall ensure that recycled outputs originating from construction and demolition waste are sampled and tested in accordance with Table 1.3.4.

**Table 1.3.4: Recycled output sampling and testing**

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

1.3.6 The Licensee shall undertake activities on the Premises and manage asbestos and ACM in accordance with the most recently reviewed and DER approved Westmore Corporation Jandakot Transfer Station Asbestos Management Plan, originally issued January 2014, by IW Projects.

1.3.7 The Licensee shall implement the following security measures at the site:

- erect and maintain suitable fencing to prevent unauthorised access to the site; and
- ensure that any entrance gates to the premises are securely locked when the premises are unattended; and
- undertake regular inspections of all security measures and repair damage as soon as practicable.

1.3.8 The Licensee shall 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.

1.3.9 The Licensee shall ensure that no waste is burnt on the premises.





## 2 Emissions

### 2.1 General

- 2.1.1 The Licensee shall record and investigate the exceedance of any descriptive or numerical limit or target specified in any part of section 2 of this Licence.

#### 2.2-2.4 Point source emissions to air, surface water and groundwater

There are no specified conditions relating to point source emissions to air, surface water or groundwater in this section.

### 2.5 Emissions to land

There are no specified conditions relating to emissions to land in this section.

### 2.6 Fugitive emissions

- 2.6.1 The Licensee shall use all reasonable and practical measures to prevent and where that is not practicable to minimise dust emissions from the Premises.
- 2.6.2 The Licensee shall ensure that no visible dust generated by the activities on the Premises crosses the boundary of the Premises.
- 2.6.3 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.

### 2.7 Odour

- 2.7.1 The Licensee shall ensure that odour emitted from the Premises does not unreasonably interfere with the health, welfare, convenience, comfort or amenity of any person who is not on the Premises.

### 2.8 Noise

There are no specified conditions relating to noise in this section.

## 3 Monitoring

### 3.1 General monitoring

There are no specified conditions relating to general monitoring in this section.

#### 3.2-3.4 Monitoring of point source emissions to air, surface water and groundwater

There are no specified conditions relating to monitoring of point source emissions to air, surface water or groundwater in this section.

### 3.5 Monitoring of emissions to land

There are no specified conditions relating to monitoring of emissions to land in this section.



### 3.6 Monitoring of inputs and outputs

3.6.1 The Licensee shall undertake the monitoring in Table 3.6.1 according to the specifications in that table.

Table 3.6.1: 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 <sup>3</sup> (where no weighbridge is present)		Each load leaving or rejected from the Premises

### 3.7 Process monitoring

There are no specified conditions relating to process monitoring in this section.

### 3.8-3.9 Ambient environmental quality monitoring and meteorological monitoring

There are no specified conditions relating to ambient environmental quality monitoring or meteorological monitoring in this section.

## 4 Improvements

### 4.1 Improvement program

4.1.1 The Licensee shall complete the improvements in Table 4.1.1 by the date of completion in Table 4.1.1.

4.1.2 The Licensee, for improvements not specifically requiring a written submission, shall write to the CEO stating whether and how the Licensee is compliant with the improvement within one week of the completion date specified in Table 4.1.1.

Table 4.1.1: Improvement program		
Improvement reference	Improvement	Date of completion
IR1	The Licensee shall construct suitable security fencing along the southern boundary of the Premises and submit to the CEO evidence of completion.	13/03/15



## 5 Information

### 5.1 Records

5.1.1 All information and records required by the Licence shall:

- (a) be legible;
- (b) if amended, be amended in such a way that the original and subsequent amendments remain legible or are capable of retrieval;
- (c) except for records listed in 5.1.1(d) be retained for at least 6 years from the date the records were made or until the expiry of the Licence or any subsequent licence; and
- (d) for those following records, be retained until the expiry of the Licence and any subsequent licence:
  - (i) off-site environmental effects; or
  - (ii) matters which affect the condition of the land or waters.

5.1.2 The Licensee shall ensure that:

- (a) any person left in charge of the Premises is aware of the conditions of the Licence and has access at all times to the Licence or copies thereof; and
- (b) any person who performs tasks on the Premises is informed of all of the conditions of the Licence that relate to the tasks which that person is performing.

5.1.3 The Licensee shall complete an Annual Audit Compliance Report indicating the extent to which the Licensee has complied with the conditions of the Licence, and any previous licence issued under Part V of the Act for the Premises for the previous annual period.

5.1.4 The Licensee shall implement a complaints management system that as a minimum records the number and details of complaints received concerning the environmental impact of the activities undertaken at the Premises and any action taken in response to the complaint.

5.1.5 The Licensee shall:

- (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.

### 5.2 Reporting

5.2.1 The Licensee shall submit to the CEO an Annual Environmental Report within 28 calendar days after the end of the annual period. The report shall contain the information listed in Table 5.2.1 in the format or form specified in that table.

**Table 5.2.1: Annual Environmental Report**

Condition or table (if relevant)	Parameter	Format or form <sup>1</sup>
-	Summary of any failure or malfunction of any pollution control equipment and any environmental incidents that have occurred during the annual period and any action taken	None specified
Table 1.3.4	Summary of recycled output monitoring results	None specified
3.6.1	Summary of inputs and outputs	None specified
5.1.3	Compliance	Annual Audit Compliance Report (AACR)
5.1.4	Complaints summary	None specified

Note 1: Forms are in Schedule 2



### 5.3 Notification

5.3.1 The Licensee shall ensure that the parameters listed in Table 5.3.1 are notified to the CEO in accordance with the notification requirements of the table.

Table 5.3.1: Notification requirements			
Condition or table (if relevant)	Parameter	Notification requirement <sup>1</sup>	Format or form <sup>2</sup>
2.1.1	Breach of any limit specified in the Licence	Part A: As soon as practicable but no later than 5pm of the next usual working day.	N1
-	Any failure or malfunction of any pollution control equipment or any incident, which has caused, is causing or may cause pollution	Part B: As soon as practicable	

Note 1: Notification requirements in the Licence shall not negate the requirement to comply with s72 of the Act

Note 2: Forms are in Schedule 2





## Schedule 1: Maps

### Premises map

The Premises is shown in the map below. The pink line depicts the Premises boundary.



#### LEGEND

##### Cadastral

- ☐ Freehold
- ☐ Crown Reserve
- ☐ State Forest / Timber Reserve
- ☐ Marine Park
- ☐ Crown Lease
- ☐ Lease / Reserve
- ☐ Lease on State Forest / Timber Reserve (cont)

- ☐ Public Roads
- ☐ Unallocated Crown Land
- ☐ Water
- ☐ Mining Tenements
- ☐ WIN Groundwater Sites
- ☐ Hydrography, linear (medium scale, 250k GA)

##### ROAD LETTERING\_1

- FW
- HY
- LRO
- LRS
- MR
- N
- TR

Perrin metropolitan area  
Central 15cm Orthomosaic -  
Landgate 2012



Scale 1:811

(Approximate when reproduced at A4)

Geocentric Datum Australia 1904

Note: the data in this map have not been  
projected. This may result in geometric  
distortion or measurement inaccuracies.

Prepared by: tessas

Prepared for:

Date: 29/01/2015 2:03:31 PM

Information derived from this map should be  
confirmed with the data custodian acknowledged  
by the agency acronym in the legend.



Government of Western Australia  
Department of Environment Regulation  
WA Crown Copyright 2002

\* Project Data. This data has not been quality assured. Please contact map author for details.



## Schedule 2: Reporting & notification forms

These forms are provided for the proponent to report monitoring and other data required by the Licence. They can be requested in an electronic format.

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### ANNUAL AUDIT COMPLIANCE REPORT PROFORMA

#### SECTION A LICENCE DETAILS

Licence Number:	Licence File Number:
Company Name: Trading as:	ABN:
Reporting period: _____ to _____	

#### STATEMENT OF COMPLIANCE WITH LICENCE CONDITIONS

1. Were all conditions of the Licence complied with within the reporting period? (please tick the appropriate box)

Yes ☐ Please proceed to Section C

No ☐ Please proceed to Section B

Each page must be initialled by the person(s) who signs Section C of this Annual Audit Compliance Report (AACR).

Initial:





## SECTION B

### DETAILS OF NON-COMPLIANCE WITH LICENCE CONDITION.

Please use a separate page for each licence condition that was not complied with.

a) Licence condition not complied with:	
b) Date(s) when the non compliance occurred, if applicable:	
c) Was this non compliance reported to DER?:	
<input type="checkbox"/> Yes <input type="checkbox"/> Reported to DER verbally Date _____ <input type="checkbox"/> Reported to DER in writing Date _____	<input type="checkbox"/> No
d) Has DER taken, or finalised any action in relation to the non compliance?:	
e) Summary of particulars of the non compliance, and what was the environmental impact:	
f) If relevant, the precise location where the non compliance occurred (attach map or diagram):	
g) Cause of non compliance:	
h) Action taken, or that will be taken to mitigate any adverse effects of the non compliance:	
i) Action taken or that will be taken to prevent recurrence of the non compliance:	

Each page must be initialled by the person(s) who signs Section C of this AACR

Initial:



## SECTION C

### SIGNATURE AND CERTIFICATION

This Annual Audit Compliance Report (AACR) may only be signed by a person(s) with legal authority to sign it. The ways in which the AACR must be signed and certified, and the people who may sign the statement, are set out below.

Please tick the box next to the category that describes how this AACR is being signed. If you are uncertain about who is entitled to sign or which category to tick, please contact the licensing officer for your premises.

If the licence holder is		The Annual Audit Compliance Report must be signed and certified:
An individual	<input type="checkbox"/> <input type="checkbox"/>	by the individual licence holder, or by a person approved in writing by the Chief Executive Officer of the Department of Environment Regulation to sign on the licensee's behalf.
A firm or other unincorporated company	<input type="checkbox"/> <input type="checkbox"/>	by the principal executive officer of the licensee; or by a person with authority to sign on the licensee's behalf who is approved in writing by the Chief Executive Officer of the Department of Environment Regulation.
A corporation	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	by affixing the common seal of the licensee in accordance with the <i>Corporations Act 2001</i> ; or by two directors of the licensee; or by a director and a company secretary of the licensee, or if the licensee is a proprietary company that has a sole director who is also the sole company secretary – by that director, or by the principal executive officer of the licensee; or by a person with authority to sign on the licensee's behalf who is approved in writing by the Chief Executive Officer of the Department of Environment Regulation.
A public authority (other than a local government)	<input type="checkbox"/> <input type="checkbox"/>	by the principal executive officer of the licensee; or by a person with authority to sign on the licensee's behalf who is approved in writing by the Chief Executive Officer of the Department of Environment Regulation.
a local government	<input type="checkbox"/> <input type="checkbox"/>	by the chief executive officer of the licensee; or by affixing the seal of the local government.

It is an offence under section 112 of the *Environmental Protection Act 1986* for a person to give information on this form that to their knowledge is false or misleading in a material particular. There is a maximum penalty of \$50,000 for an individual or body corporate.

I/We declare that the information in this annual audit compliance report is correct and not false or misleading in a material particular.

SIGNATURE: \_\_\_\_\_

NAME:  
(printed) \_\_\_\_\_

POSITION: \_\_\_\_\_

DATE: \_\_\_\_/\_\_\_\_/\_\_\_\_

SEAL (if signing under seal)

SIGNATURE: \_\_\_\_\_

NAME:  
(printed) \_\_\_\_\_

POSITION: \_\_\_\_\_

DATE: \_\_\_\_/\_\_\_\_/\_\_\_\_



Licence: L7131/1997/8  
Form: N1

Licensee: Westmore Corporation Pty Ltd  
Date of breach:

**Notification of detection of the breach of a limit or any failure or malfunction of any pollution control equipment or any incident which has caused, is causing or may cause pollution.**

These pages outline the information that the operator must provide.  
Units of measurement used in information supplied under Part A and B requirements shall be appropriate to the circumstances of the emission. Where appropriate, a comparison should be made of actual emissions and authorised emission limits.

**Part A**

Licence Number	
Name of operator	
Location of Premises	
Time and date of the detection	

Notification requirements for the breach of a limit	
Emission point reference/ source	
Parameter(s)	
Limit	
Measured value	
Date and time of monitoring	
Measures taken, or intended to be taken, to stop the emission	

Notification requirements for any failure or malfunction of any pollution control equipment or any incident which has caused, is causing or may cause pollution	
Date and time of event	
Reference or description of the location of the event	
Description of where any release into the environment took place	
Substances potentially released	
Best estimate of the quantity or rate of release of substances	
Measures taken , or intended to be taken, to stop any emission	
Description of the failure or accident	



## Part B

Any more accurate information on the matters for notification under Part A.	
Measures taken, or intended to be taken, to prevent a recurrence of the incident.	
Measures taken, or intended to be taken, to rectify, limit or prevent any pollution of the environment which has been or may be caused by the emission.	
The dates of any previous N1 notifications for the Premises in the preceding 24 months.	

Name	
Post	
Signature on behalf of Westmore Corporation Pty Ltd	
Date	



# Decision Document

## *Environmental Protection Act 1986, Part V*

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**Proponent:**     **Westmore Corporation Pty Ltd**

**Licence:**        **L7131/1997/8**

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**Registered office:**     Level 1, Unit 24  
                                 199 Balcatta Road  
                                 BALCATTA WA 6021

**ACN:**                      082 140 403

**Premises address:**     Jandakot Transfer Station  
                                 31 Cutler Road  
                                 JANDAKOT WA 6164  
                                 Being Part Lot 88 on Diagram 73955 as depicted in Schedule 1

**Issue date:**              Friday, 12 February 2015

**Commencement date:**   Monday, 23 February 2015

**Expiry date:**             Saturday, 22 February 2020

### **Decision**

Based on the assessment detailed in this document the Department of Environment Regulation (DER), has decided to issue a licence. DER considers that in reaching this decision, it has taken into account all relevant considerations and legal requirements and that the Licence and its conditions will ensure that an appropriate level of environmental protection is provided.

Decision Document prepared by:                      Tessa Smith  
   Licensing Officer

Decision Document authorised by:                      Marko Pسالich  
   Manager Licensing



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## 1 Purpose of this Document

This decision document explains how DER has assessed and determined the application and provides a record of DER's decision-making process and how relevant factors have been taken into account. Stakeholders should note that this document is limited to DER's assessment and decision making under Part V of the *Environmental Protection Act 1986*. Other approvals may be required for the proposal, and it is the proponent's responsibility to ensure they have all relevant approvals for their Premises.

### Works approval and licence conditions

DER has three types of conditions that may be imposed on works approvals and licences. They are as follows;

#### Standard conditions (SC)

DER has standard conditions that are imposed on all works approvals and licences regardless of the activities undertaken on the Premises and the information provided in the application. These are included as the following conditions on works approvals and licences:

Works approval conditions: 1.1.1-1.1.4, 1.2.1, 1.2.2, 5.1.1 and 5.1.2.

Licence conditions: 1.1.1-1.1.4, 1.2.1-1.2.4, 5.1.1-5.1.4 and 5.2.1.

For such conditions, justification within the Decision Document is not provided.

#### Optional standard conditions (OSC)

In the interests of regulatory consistency DER has a set of optional standard conditions that can be imposed on works approvals and licences. DER will include optional standard conditions as necessary, and are likely to constitute the majority of conditions in any licence. The inclusion of any optional standard conditions is justified in Section 4 of this document.

#### Non standard conditions (NSC)

Where the proposed activities require conditions outside the standard conditions suite DER will impose one or more non-standard conditions. These include both premises and sector specific conditions, and are likely to occur within few licences. Where used, justification for the application of these conditions will be included in Section 4.





## 2 Administrative summary

Administrative details		
Application type	Works Approval <input type="checkbox"/> New Licence <input checked="" type="checkbox"/> Licence amendment <input type="checkbox"/> Works Approval amendment <input type="checkbox"/>	
Activities that cause the premises to become prescribed premises	<b>Category number(s)</b>	<b>Assessed design capacity</b>
	62	Combined total of no more than 110 000 tonnes per annual period
	61A	
Application verified	Date: 18/11/2014	
Application fee paid	Date: 28/11/2014	
Works Approval has been complied with	Yes <input type="checkbox"/> No <input type="checkbox"/> N/A <input checked="" type="checkbox"/>	
Compliance Certificate received	Yes <input type="checkbox"/> No <input type="checkbox"/> N/A <input checked="" type="checkbox"/>	
Commercial-in-confidence claim	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	
Commercial-in-confidence claim outcome		
Is the proposal a Major Resource Project?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	
Was the proposal referred to the Environmental Protection Authority (EPA) under Part IV of the <i>Environmental Protection Act 1986</i> ?	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"/>
Is the proposal subject to Ministerial Conditions?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	Ministerial statement No: EPA Report No:
Does the proposal involve a discharge of waste into a designated area (as defined in section 57 of the <i>Environmental Protection Act 1986</i> )?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> Department of Water consulted Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	
Is the Premises within an Environmental Protection Policy (EPP) Area Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> If Yes include details of which EPP(s) here.		
Is the Premises subject to any EPP requirements? Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> If Yes, include details here, eg Site is subject to SO <sub>2</sub> requirements of Kwinana EPP.		



### 3 Executive summary of proposal and assessment

The Jandakot Transfer Station (JTS) site is located at 31 Cutler Road, Jandakot on land zoned for general industry by the City of Cockburn Town Planning Scheme. It is surrounded by other light industrial premises, with DRA Tanks (manufacturer of industrial tanks) on the eastern boundary, Metso rubber lining services to the west, and a Fremantle Steel storage yard and vacant land sharing the southern boundary. The WA Environmental Protection Authority Guidance Note No. 3 recommends a separation distance of 200 metres between sensitive land uses and waste depots. The closest residential areas are 700 metres to the northwest and 860 metres to the south.

The transfer station receives waste from industrial waste bins ranging in size from 2 to 12 cubic metres capacity, and sorts the waste on compacted limestone. Waste is diverted into a range of recycling streams or if unrecyclable, transported to landfill. Construction and demolition material is screened to improve the recovery of recyclable material. Some of the putrescible material received is shredded (reprocessed) to reduce its volume prior to being sent to a licensed landfill.

Acceptable wastes are sand, rubble and other inert building materials, scrap metal, timber, plastics, cardboard and paper, green waste and car batteries. The transfer station does not accept loads of tyres, however used tyres are occasionally found in bins.

There is potential for dust emissions to be generated by vehicle movements, shredding and screening operations and also from general wastes that are deposited into the onsite bins. If loads are particularly dusty, the premises operators load/unload bins in a manner that reduces dust generation. Should dust be identified as an issue, a water spray can be used. Sprinklers are also installed around the site and the shredder has built-in dust control sprayers.

There is also potential for odour generation from the storage of green waste or other putrescible wastes on site, prior to disposal. Green waste and other putrescibles are stored for a maximum of 24 hours prior to being removed from site. These measures reduce the risk of nuisance odour generation on site.

There is the potential for noise impacts from the site operations; however no noise complaints have been received regarding noise in the past, the site is within an industrial area and is sufficiently buffered from sensitive receptors for noise impacts to be minimal.

This Licence is the successor to Licence L7131/1997/7 and continues to authorise the JTS operations. As part of this re-issue, DER has not re-assessed the acceptability or impacts of emissions and discharges from the Premises or re-visited any existing emission control levels. No changes to the conditions on the previous licence have been made with the exception of the inclusion of a revised due date for the improvement requirement, and the correction of some minor administration errors. A partial decision document has been prepared for this re-issue.



## 4 Decision table

All applications are assessed in line with the *Environmental Protection Act 1986*, the *Environmental Protection Regulations 1987* and DER's Operational Procedure on Assessing Emissions and Discharges from Prescribed Premises. Where other references have been used in making the decision they are detailed in the decision document.

DECISION TABLE				
Works Approval / Licence section	Condition number W = Works Approval L = Licence	OSC or NSC	Justification (including risk description & decision methodology where relevant)	Reference documents
General conditions	L1.1.2 L1.3.3	SC OSC	<p>The definition for 'AS 4964' has not been included in this version of the licence as this term is not referenced within the licence, therefore the definition isn't necessary. This was an error in the previous licence.</p> <p>The definitions for 'recycled drainage rock', 'recycled road base' and 'recycled sand' have not been included in this version of the licence. The definitions stated that the meaning of these terms was as defined in the DER Asbestos Guidelines; however, these terms are not actually defined in the Guidelines. This was an error in the previous licence.</p> <p>The reference to 'disposal areas' in the specifications for Inert Waste Type 2 in Table 1.3.2 has been removed. There is no disposal of any putrescible waste on the premises. This was an error in the previous licence.</p>	Guidelines for managing asbestos at construction and demolition waste recycling facilities (Department of Environment and Conservation 2012)
Monitoring of inputs and outputs	L3.6.1	OSC	<p>The averaging period and frequency for inputs and outputs monitoring within Table 3.6.1 have been corrected, as they were incorrect in the previous licence. The intent of the condition has not changed.</p> <p>The waste type 'green waste' has been removed from the list of parameters to be monitored in Table 3.6.1, as green waste is already captured within the list as putrescible waste. There seems to be no need for green waste to be listed separately from the other putrescible wastes that can be accepted.</p>	



DECISION TABLE				
Works Approval / Licence section	Condition number W = Works Approval L= Licence	OSC or NSC	Justification (including risk description & decision methodology where relevant)	Reference documents
			Scrap metal has been added to the parameters to be monitored in Table 3.6.1, so that the wastes listed in this table align with the wastes listed in table 1.3.1 (waste acceptance).	
Improvements	L4.1.1, L4.1.2	OSC	An improvement requirement IR1 has been included in the Licence. This requirement has been carried over from the previous licence, as the improvement was not completed by the due date (1 December 2014). The Licensee has stated that the work was completed on the 10 February 2015; however evidence of completion still needs to be submitted in accordance with the improvement requirement. A due date of 13 March 2015 has been included for the improvement requirement in this licence.	
Information	L5.2.1	OSC	The requirement within Table 5.2.1 for information on wastes accepted and removed/rejected from the premises to be reported (in relation to condition 5.1.5) has been removed. This information is already required within Table 5.2.1 under the summary of inputs and outputs required (in relation to condition 3.6.1). The duplication is considered an error in the previous licence.	
Licence Duration	N/A	N/A	The Premises is considered low risk, and there are no factors limiting the duration of the licence. It is recommended that the licence be issued for a period of 5 years.	



## 5 Advertisement and consultation table

Date	Event	Comments received/Notes	How comments were taken into consideration
08/12/2014	Application advertised in West Australian (or other relevant newspaper)	No comments received	N/A
10/02/2015	Proponent sent a copy of draft instrument	Licensee confirmed no comments on the draft	N/A



## 6 Risk Assessment

*Note: This matrix is taken from the DER Corporate Policy Statement No. 07 - Operational Risk Management*

**Table 1: Emissions Risk Matrix**

Likelihood	Consequence				
	Insignificant	Minor	Moderate	Major	Severe
Almost Certain	Moderate	High	High	Extreme	Extreme
Likely	Moderate	Moderate	High	High	Extreme
Possible	Low	Moderate	Moderate	High	Extreme
Unlikely	Low	Moderate	Moderate	Moderate	High
Rare	Low	Low	Moderate	Moderate	High