SHIRE OF CUBALLING

Environmental Protection Authority
Locked Bag 33,
Cloisters Square
PERTH Western Australia 6850

Dear Sir/Madam

PLANNING APPLICATION - PROPOSED LANDFILL FACILITY – PORTION OF LOT 23 (3118) WANDERING NARROGIN ROAD, CUBALLING - REFERRAL UNDER SECTION 38(5) OF THE ENVIRONMENTAL PROTECTION ACT 1986

I write to seek the EPA's assessment of the above mentioned Planning Application.

By way of background, the Shire has recently received a Planning Application to establish a landfill facility capable of accepting more than 5,000 tonnes/year of putrescibles waste for burial. The applicant advises the facility is expected to have an operating life of approximately 60 years.

I have attached documentation provided by the applicant in the format required by the EPA. The documentation submitted by the applicant is available at www.cuballing.wa.gov.au. I have also attached a completed EPA Referral Form for a Decision Making Authority.

The Shire has written to wide ranging State Government agencies, adjoining/nearby landowners and other stakeholders inviting written comments to the Shire by 22nd January 2015.

I trust the attached documentation provides sufficient information in order to make an informed assessment. Should the EPA have technical queries relating to the proposal, it is suggested that queries are initially directed to Mr Joe Douglas at URP. Should you have other queries or wish to discuss the Planning Application, please don't hesitate to contact me at ceo@cuballing.wa.gov.au or at 08 9883 6031.

Yours faithfully

Gary Sherry
Chief Executive Officer

18th December 2014

Enc.

GOVERNMENT OF WESTERN AUSTRALIA

Environmental Protection Authority

EPA REFERRAL FORM DMA

Referral of a Proposal by a Decision-making authority to the Environmental Protection Authority under Section 38(5) of the Environmental Protection Act 1986

PURPOSE OF THIS FORM

Section 38(5) of the *Environmental Protection Act 1986* (the EP Act) provides that a decision-making authority that has notice of a proposal that appears to it to be a significant proposal or a proposal of a prescribed class is to refer the proposal the Environmental Protection Authority (EPA) for a decision on whether or not it requires assessment under the EP Act. This form sets out the information requirements for the referral of a proposal by a decision-making authority.

Before completing this form, decision-making authorities are encouraged to familiarise themselves with the EPA's *General Guide on Referral of Proposals* [see Environmental Impact Assessment/Referral of Proposals and Schemes].

A referral under section 38(5) by a decision-making authority must be made on this form. This form will be treated as a referral provided all required information is included to the extent that it is pertinent to the proposal being referred. Referral documents are to be submitted in two formats – hard copy and electronic copy. The electronic copy of the referral will be provided for public comment for a period of 7 days, prior to the EPA making its decision on whether or not to assess the proposal.

CHECKLIST

Before you submit this form, have you

	Yes	No
Completed all applicable questions		
Included Attachment 1 – location maps	✓	
Included Attachment 2 – Supporting information (if applicable)	✓	
Enclosed the CD of all referral information, including spatial data and contextual mapping.	✓	

Following a review of the information presented in this form, please consider the following question. (A response is Optional)

DO YOU CONSIDER THE PROPOSAL REQUIRES FORMAL ENVIRONMENTAL IMPACT ASSESSMENT?

☐ YES ☐ NO ☑ NOT SURE

IF YES, WHAT LEVEL OF ASSESSMENT?

☐ ASSESSMENT ON PROPONENT INFORMATION

☐ PUBLIC ENVIRONMENTAL REVIEW

REFERROR'S DECLARATION

I, Gary Allan Sherry, *(full name)* submit this referral to the Environmental Protection Authority for consideration of the environmental significance of its impacts.

Signature	Gary Allan Sherry
Chief Executive Officer	Shire of Cuballing
Date 18th December 2014	

1. DMA, PROPOSAL, PROPONENT AND LOCATION INFORMATION

1.1 REFERRING DMA

Name	Shire of Cuballing
Postal Address	PO Box 13 CUBALLING WA 6390
DMA contact for the proposal • Name • Phone • Email	 Gary Sherry 08 9883 6031 ceo@cuballing.wa.gov.au

1.2 PROPONENT

Name of person/entity proposing to implement the proposal	PJ & JM Dowdell Wagin Group of Councils Urban & Rural Perspectives
Joint Venture parties (if applicable)	
Postal Address	PO Box 2507 MALAGA WA 6944
Key proponent contact for the proposal • Name • Address • Phone • Email	 Mr Joe Douglas Unit 8 / 16 Kent Way MALAGA WA 6090 (08) 9248 8777 joe@urp.com.au

1.3 PROPOSAL

Title	Proposed Regional Waste Disposal Facility Portion Of Lot 23 (3118) Wandering Narrogin Road, Cuballing
Description	Seven participating local governments are seeking o establish a regional waste disposal facility. The 65 ha site will accommodate 2 separate waste cells to be developed in four stages. It is estimated that the site will receive not more than 5,000 tonners of waste per year and have a lifespan of up to sixty years.

1.4 LOCATION

Name of the Shire in which the proposal is located	Shire of Cuballing
For urban areas – • street address • lot number • suburb • nearest road intersection	
For remote localities – • nearest town • distance and direction from that town to the proposal site	Cuballing 8 Kilometres to North east
Electronic spatial data - GIS or CAD on CD, geo-referenced and conforming to the following parameters: • GIS: polygons representing all activities and named • CAD: simple closed polygons representing all activities and named • datum: GDA94 • projection: Geographic (latitude/longitude) or Map Grid of Australia (MGA) • format: Arcview shapefile, Arcinfo coverages, Microstation or AutoCAD	Enclosed: ~~Yes /~~ No

2. APPROVALS/CONTROL MECHANISMS

What approval(s) is (are) required from you as a Decision Making Authority?	Development Approval
Is an amendment to a planning scheme proposed or required to enable implementation of the proposal? If yes, please provide details.	~~Yes /~~ No
Have you sought comments from a State Government Agency or Local Authority regarding this proposal? If yes, name all agencies and Local Authorities contacted.	Yes ~~/ No~~ Department of Environment Regulation Department of Water Department of Health Waste Authority WA Department of Planning Department of Fire and Emergency Services Department of Agriculture and Food Department of Mines and Petroleum Western Power Main Roads WA Wheatbelt Development Commission Department of Aboriginal Affairs

	Shires of Pingelly, Wickepin, Narrogin, Williams, Wandering, Wagin. Town of Narrogin
What conditions can you place on the proposal to manage environmental impacts?	Works Approval to Department Environment Regulation has more scope for conditions to manage environmental impact. Council can impose planning conditions on any Development Approval.

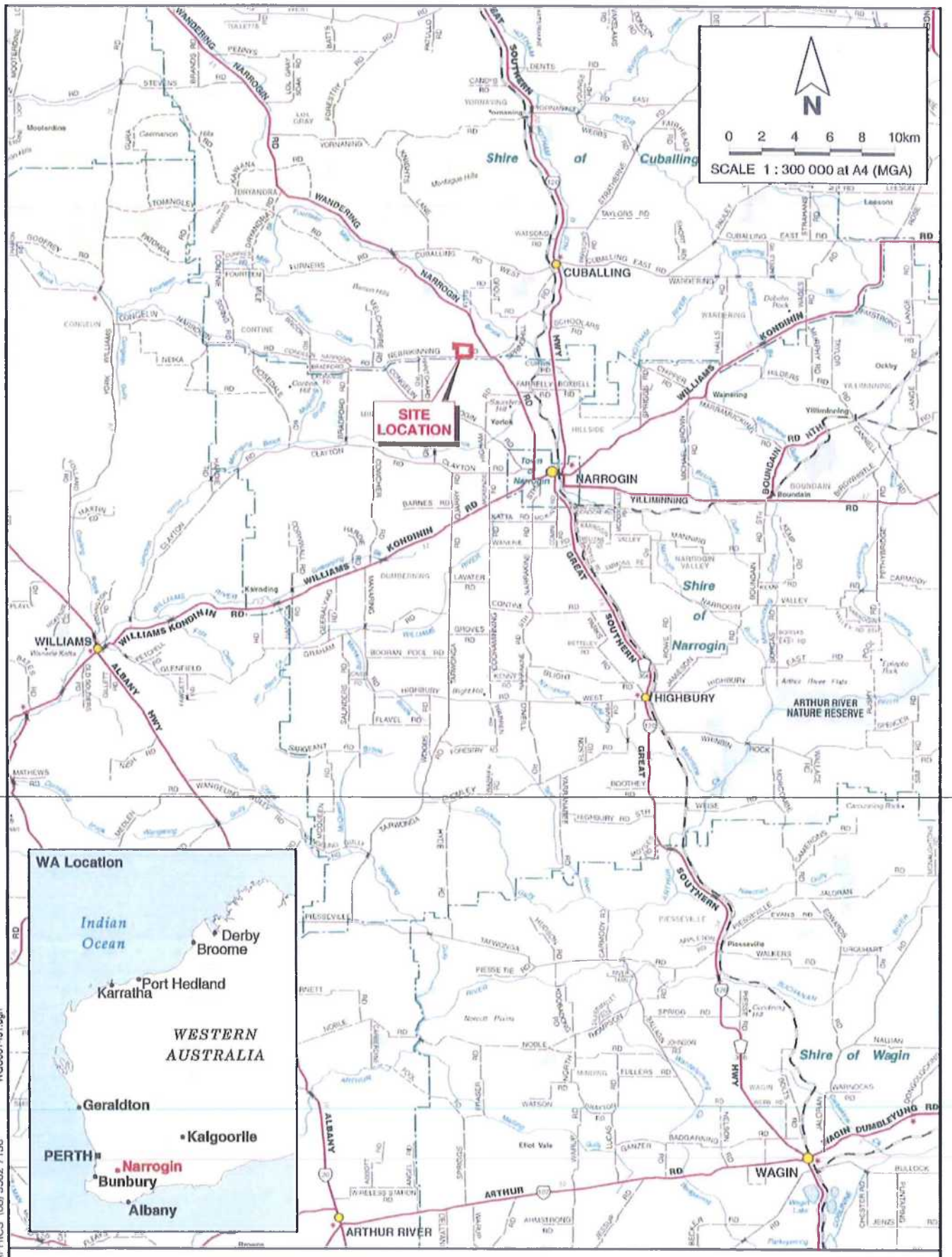
3. ENVIRONMENTAL CONSIDERATIONS

In what ways do you consider the proposal may have a significant effect on the environment and warrant referral to the EPA?	A landfill facility operating for 60 years has potential for negative environmental impact.

4. SUPPORTING INFORMATION

Please attach copies of relevant information you have received or can provide on the proposal and list documents below.

Document	Description/Title
1.	Regional Waste Site - Project Background
2.	DER Meeting Notes
3.	Development Application



PINPOINT CARTOGRAPHICS (08) 9562 7136 WGC001-f01.dgn

GCS Groundwater Consulting Services Pty Ltd

Project No. WGC001

Wagin Group of Councils
NEBRIKINNING LANDFILL GROUNDWATER MONITORING BORES
PORTION OF LOT 23, NEBRIKINNING ROAD, CUBALLING

Figure 1

REGIONAL LOCATION

Drawn: S. Burton
Date: 29 Aug 2013

THE WAGIN STRATEGIC WASTE GROUP OF COUNCILS

The Shire of Wagin is "Lead Council" for a group of Local Governments in the Great Southern for a Regional Refuse Site for Municipal Solid Waste at Cuballing. The Shire Councils in the Group are Pingelly, Wickepin, Cuballing, Williams, Dumbleyung, Wagin, Narrogin and the Town of Narrogin.

A REGIONAL REFUSE SITE – IT'S HISTORY

The driving force was that the various landfills operated by the Shires had a number of issues or limited life.

In 2005 the Shire of Cuballing recognising the Landfill sites at Popanyinning and Cuballing were un-sustainable, proposed two new sites that were centrally located to the DOE for comment as a single replacement. Neither sites were considered ideal in the Departments report; issues were highlighted for both. The Shire residents were surveyed and declined the introduction of a kerbside refuse or recycling collection and were content with drop-off facilities in each town. A review of the sites indicates that although well managed, they are reaching capacity.

The Shires of Wagin Landfill site is nearing capacity and as noted above, is located in an environmentally sensitive area alongside a lake.

The Shire of Williams has approximately 5 years life in the Landfill site and is located in an expired gravel pit adjacent to a reserve.

The Shire of Narrogin utilises the Town of Narrogin for the Landfill site. As noted above, the relativity to the Townsite is an issue for the future.

The Shire of Wickepin, with multiple sites, and initially an in-house collection, recognised the value of moving to Transfer Stations and a Regional site and is a great supporter of the project; work has commenced in building the Transfer Stations.

A REGIONAL REFUSE GROUP – IT'S HISTORY

In August 2006, the Shire of Wagin Economic Development Committee met. An item in the agenda was a proposal to investigate land 10km northeast of Wagin that may have been suitable for a new Refuse site. Approval was sought from the landowner to take soil samples to determine its suitability. Unfortunately an offer was put on the site in October and the land was no longer available. On the 12th February 2007, the CEO of the Shire of Wagin wrote to all surrounding Councils in the inland Wheatbelt/Great Southern and proposed a meeting of all concerned in March that year to discuss the possibility and options available for a Regional site.

The final group of Councils that are proposing the new Regional site at Cuballing were among the Group of 12 Councils whom elected to work collaboratively to have a Strategic Waste Management Plan (SWMP) produced under the auspices of the States newly formed Waste Authority. Wagin was nominated as the lead Council and funding of $79,290 provided to complete the plan.

A consultant, Bowman and Associates Pty Ltd, were engaged and the finalised SWMP for the "Wagin Group of Councils" was submitted and approved by the Waste Authority in May 2007. The purpose of the SWMP was fundamentally to address each of the Local Governments current

practices and existing Waste sites. This plan had many town/Council specific recommendations and included consideration of a Regional Refuse Site.

The table below illustrates the estimated tonnage for the relevant Landfill sites in the final committed Councils in the Wagin Group.

No.	Landfill Name	Council	Estimated Annual Tonnage 2007
1	Kukerin	Dumbleyung	142
2	Dumbleyung	Dumbleyung	1,144
3	Wagin	Wagin	3,626
4	Williams	Williams	1,757
5	Narrogin	Narrogin Town & Shire	9,007
6	Wickepin	Wickepin	915
7	Tincurrin	Wickepin	98
8	Harrismith	Wickepin	98
9	Yealering	Wickepin	295
10	Cuballing	Cuballing	1,227
11	Popanyinning	Cuballing	358
12	Pingelly	Pingelly	2,294
Total			20,961

The Consultant's report also included the following comments "Several of the smaller landfills, particularly those located in close proximity to surface water bodies should be considered for closure and replaced with waste transfer stations. Consideration of concentrating waste into particular landfills becomes an option. Careful consideration is required however into the establishment of strategic regional landfills. Narrogin is the central and therefore preferred location for a regional landfill in the western zone, however a major landfill positioned within 500m of the town's limits and 250m from the nearest residence is not sustainable. It is recommended, however, that the environmental management of three (3) environmentally sensitive landfills are addressed. These landfills are Varley, Wagin and Tincurrin."

A common thread through the member Councils was that the current Landfill sites all had issues with either the environmentally sensitive locations, future potential town planning issues or in some cases the sites were nearing capacity. The shared cost of constructing and managing an appropriate Regional facility could be financially attractive.

In June 2009, Wagin Shire CEO sent a letter to members of the Wagin Group requesting that they be involved in preliminary discussions/investigations for a Regional facility at Piesseville to include a Landfill, Materials Recycling Facility and Waste Suite that could be jointly managed.

As a result of the Strategic Waste Management Plan (SWMP), funding of $155,000 and a Council contribution by the group members' of $75,000 were combined to implement many of the proposals of the SWMP, known as a Regional Investment Plan (R.I.P.). It was a decision of the Group to advertise for a Project Manager to look after the relevant tasks on behalf of the Group and the position was filled in August 2009.

Improvements were introduced to the Landfill sites with the majority securely fenced, sorting of waste, signposting and manned over reduced hours. Collection of recyclable materials, initially at the sites and in some cases within the Townsites, helped to reduce the quantity of waste to be buried. Improvements to kerbside collection contracts saw kerbside recycling progressively introduced, again reducing the quantity of MSW.

From a Regional Landfill perspective, arrangements were made to appoint a consultant to undertake this task and Landform Research were the successful tenderer.

The Victorian Best Practice Guidelines for Landfill sites as well as the Draft WA guidelines for Siting, Design, Operation and Rehabilitation of Landfills from 2005 were researched in an effort to ensure that all the current requirements could be met for each identified site.

The potential targets and issues were discussed by the participating group members who were informed through regular contacts by the Project Manager and meetings held.

The Consultant commenced the task of investigation of suitable sites by aerial photography and geological mapping planning and servicing considerations.

Initially some 43 sites were identified as possibilities, but from field assessments most were found to be unsuitable.

Two sites were initially identified as the best targets. Land owner approvals were given for backhoe and drilling investigations to sites at Piesseville in the Shire of Wagin and Tarwonga in the Shire of Narrogin, which both had suitable soil permeability results when tested by a soil laboratory in Perth. The relevant officer from the Department of Environment Regulation from Northam visited both sites and confirmed that either site were appropriately located and may be suitable if all additional requirements were met.

It was unfortunate that for various reasons these two promising sites were taken from the market, which forced the Group to advertise in local newspapers for other suitable sites. Two were offered in the Wagin Shire and again were not processed for reasons of suitability and availability.

Research with the Real Estate advertisements for properties on the Internet and at Estate Agencies provided an additional 30 odd sites that were investigated and all found to be inappropriate. Further information that the Shire of Wagin received from a local land owner regarding potential sites at Wedgecarrup and Minding were investigated and the decision taken to decline both due to community input and relevant criteria set by the Wagin Shire Council.

THE SUCCESSFUL SITE LOCATION

In September 2012, a site in the Shire of Cuballing, bordering the Shire of Narrogin, was offered to the Group by the owners that had potential. The site was inspected and after confirmation with Department of Environment Regulation office in Northam was found to have no endangered or significant Flora and Fauna issues and in early 2013, on site investigations by soil sampling was undertaken.

Laboratory results for the soil permeability were promising but represented only in a small section of the property. This initial soil sampling by drilling was limited to a depth of less than ten metres.

It was determined that the project would require significant additional funding to finance a more comprehensive drilling program.

A Memorandum of understanding was prepared by a lawyer for the Wagin Group of Councils partners to agree to purchase the said parcel of land, dividing the cost of the land equally amongst the Group participants. The Shire of Cuballing, Wagin, Pingelly, Wickepin, Williams, Dumbleyung,

Narrogin and Town of Narrogin all endorsed the MOU by both Shire Presidents/Mayor and CEO's. The MOU incorporated significant detail, however the objectives were:

- A Works Approval being obtained from the Department of Environment Regulation for the construction of the landfill site on the Land;
- The approval for Subdivision/Amalgamation being obtained from the Western Australian Planning Commission;
- Planning/Development Approval for the operation of the landfill site being obtained from the Shire of Cuballing.

Obligations of the Group members were:

- The Group would seek a Department of Environment Regulation landfill licence for the disposal of putrescible waste which restricts the landfill site to the disposal of Municipal Solid Waste;
- Agree that landfill site will not be used for the disposal of green waste;
- Expect the life of the landfill site to be 30-50 years;
- Acknowledge that any future use of the landfill site will be constrained by the Shire of Cuballing Town Planning Scheme;
- Would abide by the Department of Environment and Conservation conditions of the Licence and Works Approval for the landfill site;
- Would erect and/or maintain boundary fences at the landfill site in accordance with the *Dividing Fences Act 1961*;
- Would provide a buffer around the landfill site as per the Landfill Licence conditions;
- Acknowledge that the Site Management Plan will restrict general public from accessing the site;
- Would hold normal insurance coverage, including public liability, in line with local government contemporary practices;
- Would initiate the Public Consultation process on the proposal as soon as practicable following the signing of the MOU by all the parties;
- Would meet all costs relevant to the surveying, subdivision title transfer and purchase, development and fencing of the Land;
- Would exercise due diligence in a meaningful time frame;
- Would pay and meet all expenses associated with the above.

The Landowners Obligations agreed to were:

- Accept that significant processes are required to be completed to allow the Land to be used as a landfill site;
- Would retain the Land for sale to the WVGC for the purpose of a landfill site whilst this MOU remains current;
- Do by the MOU pledge their right title and interest in the Land so as to create a caveatable interest in the Land for the WVGC

Members of the Groups steering committee met with the Department of Environment Regulation in March 2013 at Northam. They discussed the proposal for a Regional Landfill at the Cuballing site and were given a check sheet of the requirements that we needed to achieve if the Group were to apply for a Works Approval to construct such a facility.

Following the discussions with the Department of Environment Regulation, arrangements were finalised for a Hydrogeologist and drilling company to drill a series of holes for monitoring bores in late winter and to provide additional soil samples for laboratory permeability analysis and provide water monitoring bores.

A Business Plan was also to be developed for the Group by Landform Research which is a major component of the Department of Environment Regulation Works Approval process as is a Community Consultation step that will follow.

A further meeting was held with the Department of Environment Regulation in January 2014 to discuss the findings and attributes of the Cuballing Site.

Consultation with others that had introduced Regional Refuse sites, both metropolitan and country, has been beneficial. The introduction of a standard layout for a Transfer Station; the bins and associated equipment was a significant decision taken early in the project. Structural drawings for the common Transfer Site design were purchased and distributed amongst the Group.

In February 2014 the decision was made progress the documentation and approvals of the Cuballing Site.

In April 2014, Urban and Rural Perspectives (Town Planners & Building Designers) were appointed to progress the planning aspects of the development of the regional landfill and the application

QUANTITIES OF MUNICIPAL SOLID WASTE

The data used to quantify the tonnage of 6425 (MSW) going to Landfill is measured / estimated for each Shire.

The 2006 quantity was deduced by the consultant using a 460Kg per person value, based on a co-authored report of Bowman Bishaw Gorman from 2003.

The 2012 quantities were based on data from the three Waste Contractors (Avon Waste, Warren Blackwood Waste and Great Southern Waste) that were engaged by the various Shires for weekly kerbside collections. The quantities, although estimated are based on known compactor truck loads from each collection and observations of the Landfill sites drop-off practices.

The 2013 improvement in MSW deposited to Landfills can be attributed to the improved recycling practices in each community due to education and general community awareness via the media.

Council	Estimated Annual MSW Tonnage 2006	Estimated Annual MSW Tonnage 2012	Estimated Annual MSW Tonnage 2013
Dumbleyung	291	243	210
Wagin	834	852	810
Williams	397	380	325
Narrogin Town & Shire	2330	4670	4040
Wickepin	249	312	290
Cuballing	450	301	300
Pingelly	537	463	450

Council	MSW Kerbside Collection Contractor	Kerbside Comingled Recycling Contractor
Wagin	Great Southern Waste	Great Southern Waste
Pingelly	Great Southern Waste	Great Southern Waste
Narrogin Shire	Great Southern Waste	Great Southern Waste
Narrogin Town	Great Southern Waste	N/A
Wickepin	Great Southern Waste	Great Southern Waste
Williams	Avon Waste	Avon Waste
Cuballing	N/A	N/A
Dumbleyung	Great Southern Waste	Warren Blackwood Waste

Waste Management Participating Contractors

Great Southern Waste Disposal, managed by Lindsay Sims and Kevin Timms provide kerbside waste services to the following group members: Town of Narrogin, Shire of Narrogin, Shire of Wagin, Shire of Wickepin, Shire of Dumbleyung and Shire of Pingelly. Kerbside recycling services are provided for all but the Town of Narrogin and Shire of Dumbleyung. A MRF (Materials Recycling Facility) is centrally located in the Narrogin Light Industrial Area to sort and package materials collected from these areas.

Warren Blackwood Waste, managed by Paul Webb, provides recycling services to the Shire of Dumbleyung. The MRF (Material Recycling Facility) is located in Kojonup.

Avon Waste, managed by Jeremy and Ashley Fisher provides kerbside waste collection services to the Shires of Williams. Recycling and Bulk bin recycling services are also provided. The MRF (Material Recycling Facility) is located at York.

Shire of Cuballing does not have a kerbside waste or recycling pick up service however the landfill site and recycling Centre is managed by *Great Southern Waste Disposal.*

Council	Land Area (Km^2)	Population ABS 2006 Census	Population ABS 2011 Census	Private Dwellings ABS 2006 Census	Private Dwellings ABS 2011 Census	Families ABS 2006 Census	Families ABS 2011 Census
Pingelly Shire	1294	1168	1163	541	604	300	331
Cuballing Shire	1195	779	870	363	435	224	258
Wickepin Shire	2041	716	750	377	419	206	213
Williams Shire	2305	863	914	451	460	267	270
Narrogin Town	13	4238	4219	1822	1949	1044	1049
Narrogin Shire	1619	829	875	324	365	212	232
Wagin Shire	1948	1846	1847	885	949	492	498
Dumbleyung Shire	2540	632	605	354	376	187	172

Details were extracted from ABS Website Census QuickStats for LGA's

Local Gov. Area	% Residents in LGA receiving kerbside pickups
Wagin	76
Dumbleyung	65
Williams	47
Narrogin. Town	100
Narrogin. Shire	35
Cuballing	N/A
Pingelly	76
Wickepin	45

The data was provided by each LGA by quantifying the number of services provided from details in the rates notices and accounts with Refuse Collection contractors.

THE FUTURE FOR THE WAGIN GROUP

There have been regular meetings between members of the group of Shires at which a number of decisions and commitments have been made. The meetings will be continued.

Each partnering Council would pay according to weight of waste deposited, not distance travelled to the site. This would assist equity between communities and not disadvantage smaller Shires.

All existing landfill sites would be rehabilitated for Municipal Waste and Transfer Stations installed.

Items such as recycled products, asbestos, septage and Greenwaste are the exceptions to the Regional site and are to be handled separately by each Council although provision may be made for some or all of these items to be placed at the Cuballing Site if at some point in the future a local authority or the Group determined that there was merit in the proposal.

Regular meetings will continue and over time the application, development and management of the facility will evolve.

The Group will oversee the application process and apply for grants that may be available to assist with funds to develop the site.

The Group proposes to manage and run the facility when it is constructed and commissioned.

Initial thoughts of the Group are to establish a small short term fill cell at the Regional Facility on the chosen site to enable management to be reviewed and modified as necessary prior to commencing a long term larger. The use of the small fill cell will be cheaper to develop and will provide some savings that can be accumulated to provide funds to develop the larger second cell.

PROGRESS TOWARDS REGIONAL LANDFILL

The main progress will be towards a regional landfill servicing all participating local authorities. This will involve the provision of transfer stations and effective recycling programs introduced at all towns.

Experience from recycling in the Great Southern and the Eastern Regional Group of Councils (Roe ROC) is estimated to save at least 20% of the waste going to landfill.

All Local Governments in the Group with the exception of the Town of Narrogin and Shire of Cuballing already have kerbside Recycling with good participation rates.

The Town of Narrogin has tenders out for a Recycling Contract that closed at the end of April 2014 and Cuballing has a drop-off facility at the Landfill site as there is no Refuse collection service provided by the Shire.

Recycling success also has a downside; surveys and observations revealed that the 240 litre sulo bins provided for MSW kerbside collections were seen by the community members as only being partially filled, and Greenwaste was being added to top them up.

Experience similar to this by other Councils has seen the size of the bins reduced to 120 litres or a third bin introduced for Greenwaste and perhaps food scraps (subject to health issues).

Issues of managing this change for individual Councils could be expensive with the costs of setting up a garden mulch facility and the relevant infrastructure requirements. Most Group members currently burn Greenwaste as there is no demand for mulched material.

The introduction of Recycling Drop-off facilities and transfer stations with covered storage for re-usable items and managed by the Landfill operators, is seen as beneficial in reducing the quantity of MSW to the sites, however again the infrastructure and operational requirements can be costly.

Council verge pickups of recyclables have not yet been introduced by the entire Group. The costs involved for the personnel and equipment requirements are high, and may only provide significant benefits to the Council if sorting the collected items occurred and the Greenwaste separated.

TRANSFER STATIONS

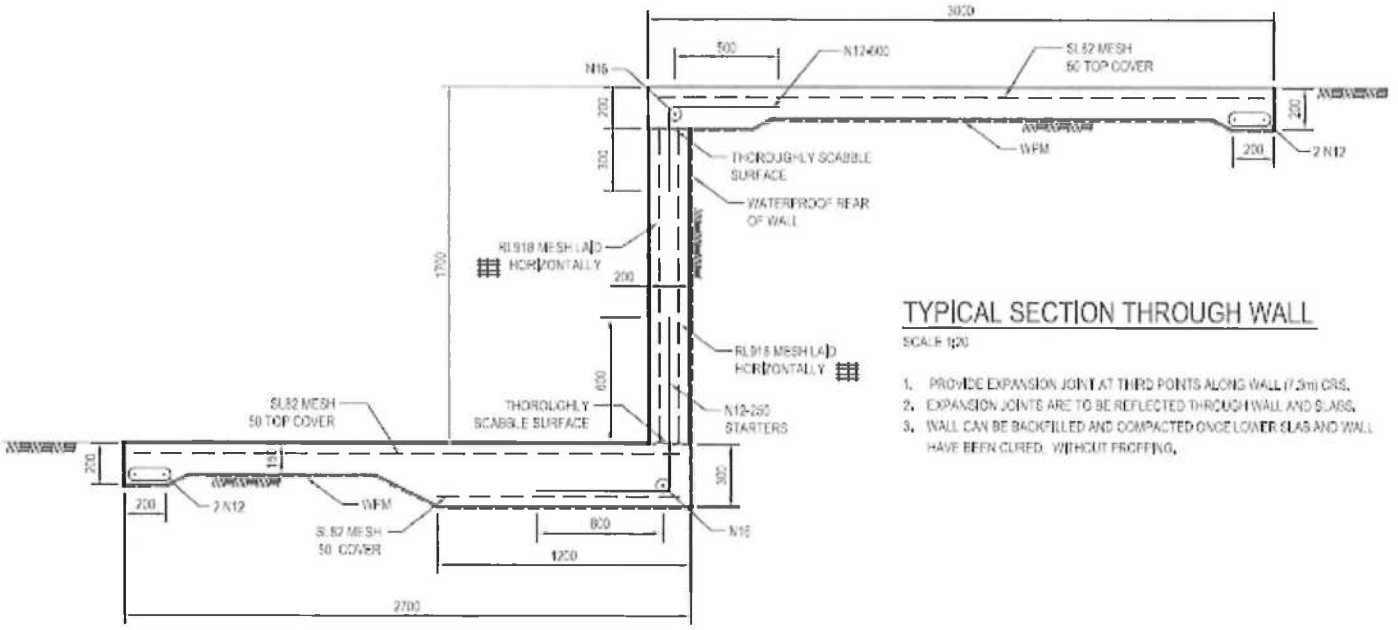
As noted, the Group had discussions with other Councils' that had gone down the road of implementing Regional Landfill sites and establishing Transfer Stations.

Lessons learned included the early decision on a standard layout of infrastructure with the common method of operation.

A design for the concrete structure was purchased and shared amongst the Group with the only variable to be the length required for each depending on the number of skip bins that each proposed to utilise.

The skip bins are proposed to be of six cubic meters, open at the top and of steel construction. They were to be suitable for a front lift compactor truck.

It was noted during research and observations that successful Transfer Stations had a roof over the skip bins to reduce the opportunity of collecting rain water during inclement weather.



The following table illustrates the distances, in Kilometres, from the Group member's future Transfer Station sites to the proposed Regional Landfill site at Cuballing.

Location	Distance (km)
Narrogin S	15
Williams	47
Wickepin	52
Wagin	65
Pingelly	50
Dumbleyung	180
Narrogin T	15
Cuballing	10

The following table summarises the contracts that currently apply to kerbside MSW and Recycling.

LGA	Contract expiry MSW Kerbside collection	Contract expiry Recycle kerbside collection	Contractor
Wagin	30/11/2016	30/11/2016	GSW
Williams	30/09/2014	30/09/2014	Avon Waste
Dumbleyung	Quotes yearly Quotes yearly	Quotes yearly Quotes yearly	WBW (recycle) GSW MSW
Narrogin Shire	Quotes yearly	Quotes yearly	GSW
Narrogin Town	30th June 2016; The Site Management of the White Road refuse site will expire in August 2015	N/A	GSW
Wickepin	31 August 2015 with possible option to 31 August 2018	31 August 2015 with possible option to 31 August 2018	GSW
Cuballing	N/A; Landfill site Mgt. GSW	N/A	GSW
Pingelly	30/06/13	30/06/13	GSW

A useful guide that will be consulted by the Group is the "Handbook for Design and Operation of Rural and Regional Transfer Stations" by the Department of Environment and Conservation NSW; this has many of the answers to common issues.

This document combined with observations where recycling has been introduced on a regional basis such as Great Southern, Eastern Group (Roe ROC) and discussions and workshops conducted by the Group members will form a starting point for the design, development, implementation and management of a regional recycling program.

Landform Research
Land Systems - Qualities - Environment
ABN 29 841 445 694

WAGIN GROUP – REGIONAL WASTE SITE
LOT 23 NEBRIKINNING ROAD, CUBALLING
MEETING WITH DEPARTMENT OF ENVIRONMENT REGULATION
10 February 2014

Attendees

Peter Webster	Shire of Wagin
Steve Friend	Shire of Wagin
Alan Kietzmann	Department of Environment Regulation
Ron Walker	Observer
Lindsay Stephens	landform Research

Objectives of the Meeting

The meeting was held to;

1. Continue the liaison with DER that was established previously.
2. Inform DER of the latest developments including the hydrogeological assessment of the project site.
3. Discuss with DER the implications of the hydrogeological report.
4. Discuss with DER the potential for a two staged landfill.
5. Seek DER advice on the requirements for Works Approval and Licensing.

Lindsay Stephens BSc (Geology), MSc (Plant Ecology) 25 Heather Road Roleystone WA 6111
Mem Aus Geomechanics Soc – MEIANZ – FIQA Tel 9397 5145, landform@iinet.net.au

Revised DER Structures and Procedures

1. The DER has been formed from the DEC to regulate Licensing of prescribed premises in Western Australia.

2. With respect to the Cuballing Project, the DER will have three roles, conducted by different personnel.

   - Licensing
   - Compliance
   - Enforcement

3. The DER country areas have been divided.

4. The operations, including the Cuballing Site, will be overseen from the Perth Office (Boorogoon) and will cover the area north of Narrogin and north (Greater Swan).

5. The remainder of the Shires falling into the southern group of operations (Great Southern) run from Albany.

6. That is, the Cuballing Landfill will be overseen by the Greater Swan Region managed by Alan Kietzmann, whereas transfer stations for Shires south of Narrogin will be managed through the Albany office.

7. A Works Approval will be required to construct the landfill. The Works Approval will cover both Stages, and the ongoing development of the landfill. The Works Approval will remain in place during the operations and be concurrent with Licensing.

8. DER referred to the new licensing procedures and conditions. The Licences for Bruce Rock and Katanning have recently been issued and provide a guide to the likely Licence.

9. A Licence will be issued for Stage 1 and then Stage 2.

DER Observations on the data and proposed Landfill

1. The DER felt that the hydrogeological data, including the soil permeability will enable the site to be developed without the use of a membrane liner. The clay on site will be capable of forming a liner.

2. The DER indicated that the staging of the landfill would be acceptable depending on the designs proposed. Stage 1 was proposed to be for 5 years with Stage 2 ongoing from that time.

3. The DER uses the Victorian Guidelines to Assess and Licence Landfills. *Siting, Design, Operation and Rehabilitation of Landfills, EPA Victoria, 2001.*

4. The landfill will need to have a nominated holder of the Licence. That is the entity who will run the facility. It is suggested that this be a Local Authority and not the operator. The landfill will require clear title by way of ownership of the land or a lease agreement, until such time as the land is sold to the Wagin Group.

6. DER suggested that all types of waste be considered up front in the Application, to cover the eventuality that may be required to be placed on site. That is;

Class II Wastes -	Municipal
Special Wastes -	Asbestos
	Biomedical Wastes
	Septic wastes

No Tyres

7. A variety of "items to think about" were highlighted by DER with respect to future operations. These included;

- Metropolitan waste which will require the payment of levies.
- Leachate generation and containment.
- Gas production.
- Operating hours.
- Public access.
- The site will be listed on the contaminated Sites Register.
- A public liaison program is recommended.
- Management of "one off" loads for disposal.

Comments on the proposal design

Metropolitan wastes are not proposed to be placed on site.
Leachate and stormwater will be designed for and separated.
The volumes of < 6 500 tonnes per year will be too small for leachate gas generation to be designed for.
The landfill will have no public access and not open on the weekend.
Liaison will be undertaken with the nearby landholders, prior to submission of the documentation for Planning Consent and a Works Approval.
Guidelines for the handling of "one off" loads are to be developed.

8. The site will need to be surveyed and fenced.

9. Farm fencing is acceptable with locked gates and signage.

10. Transfer Stations will require Licensing if they receive more than 500 tonnes of waste per year.

11. DER ran through the Technical Validation Sheet (attached), by which DER will assess the proposal against. The proposed landfill complies with all aspects of the DER Checklist.

Action Arising

1. The proposed lot is to be surveyed. From that application should be made for subdivision and the agreements on ownership be formalised by way of agreements between the Wagin Group and the current landholder.

2. During the survey a contour plan with 1 metre contours is to be generated to assist with the design of the facility.

3. The site should be fenced.

4. Preparation of the Management Plans is to commence to produce one document that can be used for both the application for Planning Consent and DER Works Approval.

5. It is recommended that the Management Plan be submitted to DER in final Form (Draft) prior to submission but to determine if there are any issues not addressed, and to enable the same documentation to be considered by all approving authorities.

Lindsay Stephens
16 February 2014

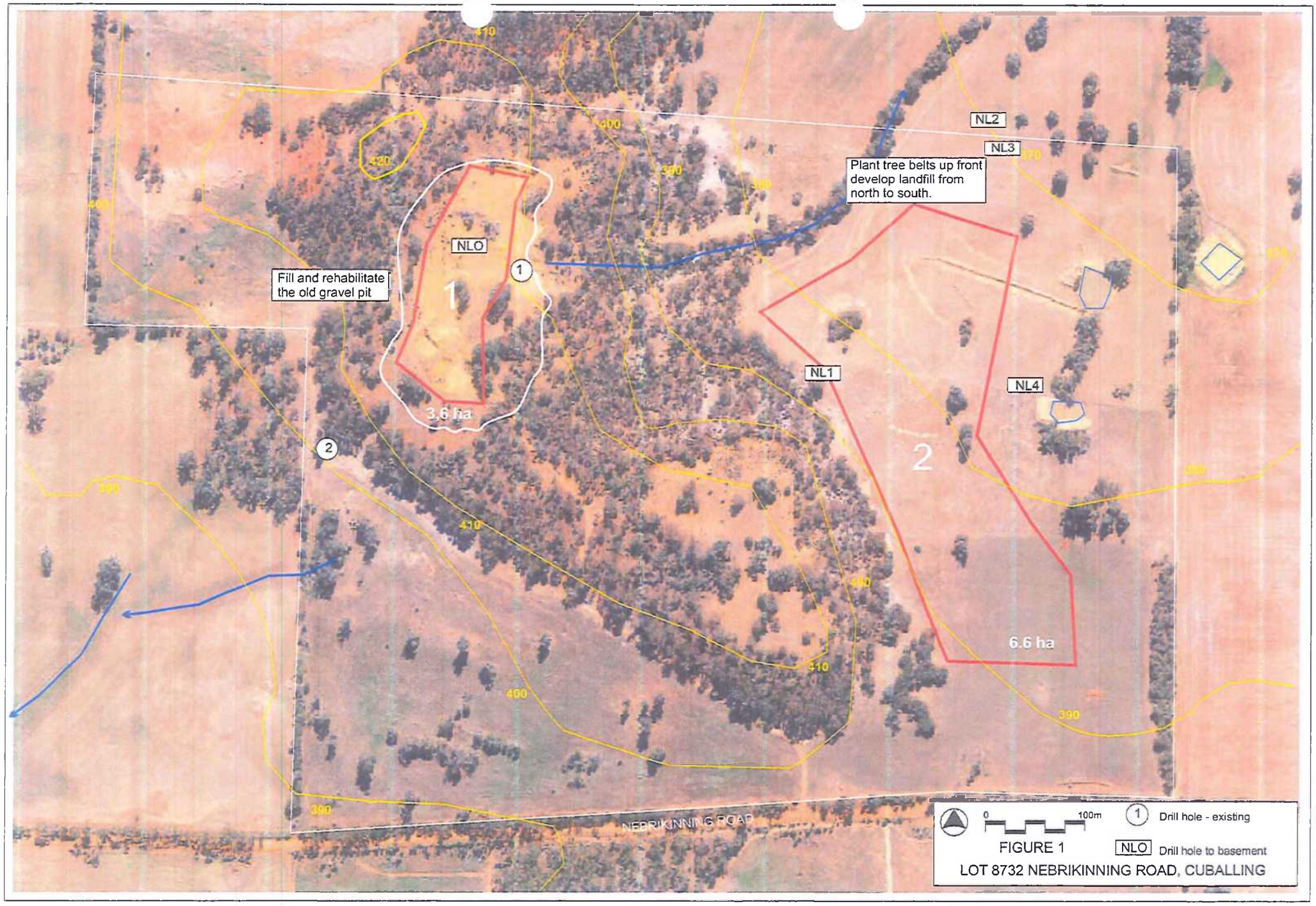
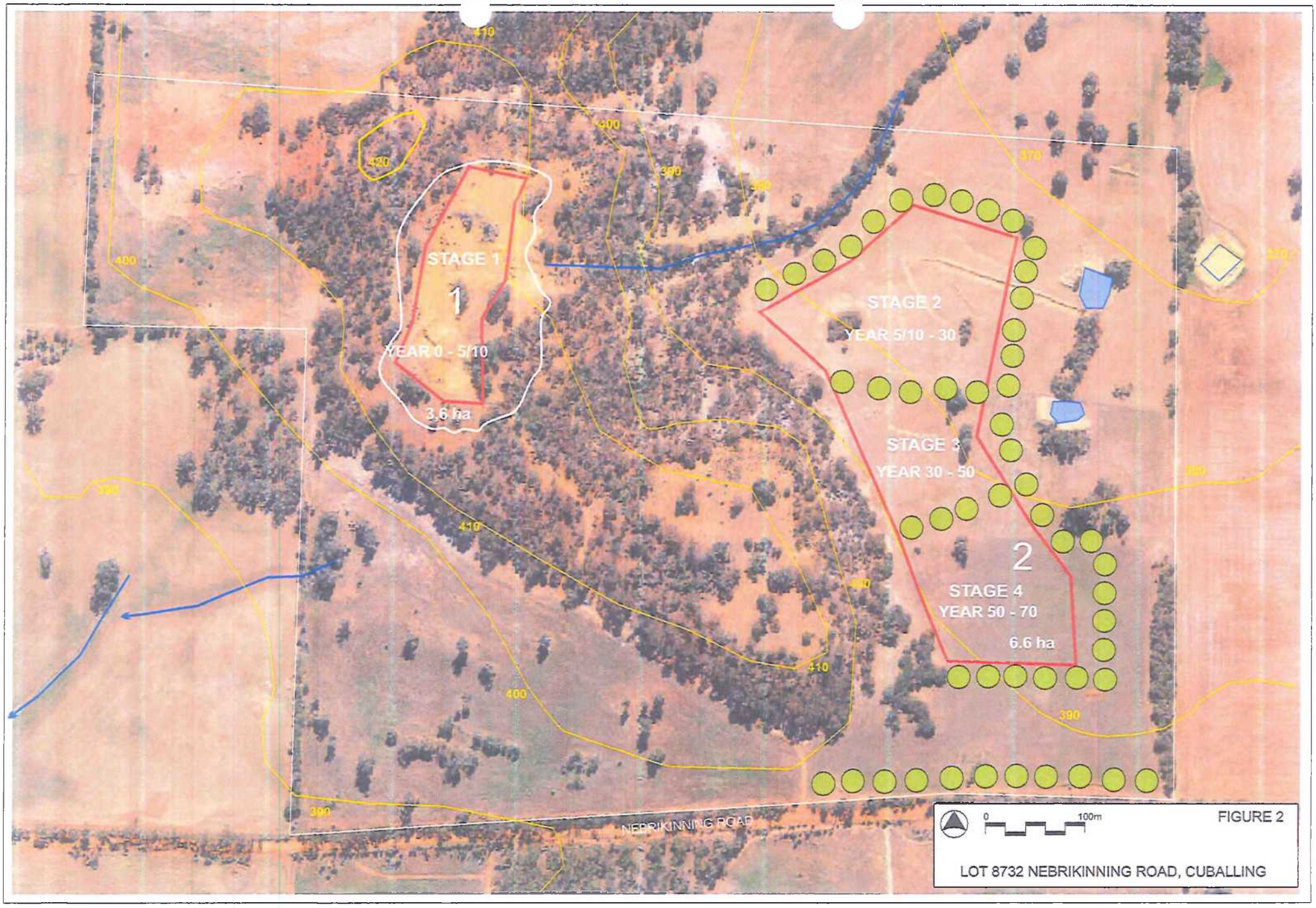


FIGURE 1

LOT 8732 NEBRIKINNING ROAD, CUBALLING


STAGE 1
1
YEAR 0 - 5/10
3.6 ha
STAGE 2
YEAR 5/10 - 30
STAGE 3
YEAR 30 - 50
2
STAGE 4
YEAR 50 - 70
6.6 ha
NEBRIKINNING ROAD
0
100m
FIGURE 2
LOT 8732 NEBRIKINNING ROAD, CUBALLING

TECHNICAL VALIDATION FOR REGIONAL OFFICERS AND REGIONAL LEADERS

Works approval and licensing applications should not be accepted by DER unless all necessary information is provided. It is the applicant's responsibility to collate and submit all relevant material, including advice previously obtained from DER or any other relevant Decision Making Authority.

Roles and Responsibilities for technical validation of works approval and/or licensing applications:

Regional Officer: You are to validate the application package to ensure that information provided is complete and accurate. In order to complete this task, you must complete Section 1 Administrative Checklist, Section 2: Technical Validation Checklist and Section 3: Regional Officer Declaration.

Regional Leader: You are to check that the validation has been undertaken appropriately and endorse that there is sufficient information to enable the CEO to make a decision. In order to complete this task, you must complete Section 4: Regional Leader Recommendation To Delegated Officer.

REGIONAL OFFICE: _____ REGIONAL LICENSING OFFICER: _____

INSTRUMENT NO: _____

CATEGORIES: _____

Section 1: Administrative Checklist

Is it a valid ACN or ABN?	Y ( ) N ( )
Confirm Occupier name is correct as per ACN	Y ( ) N ( )
Is the applicant a legal entity See Officer's guide: Establishing a legal entity	Y ( ) N ( )
Confirm registered address is correct	Y ( ) N ( )
Confirm contact details are complete	Y ( ) N ( )
Occupier's Representative details are complete	Y ( ) N ( )

Section 2: Technical Validation Checklist

PREMISES NAME:			
OCCUPIER NAME:			
Validation should confirm that the information required at scoping is addressed, the methods used to assess environmental impacts are appropriate and provide sufficient information to enable the CEO to make a decision.	Identified as significant at Scoping	Detail Provided by Applicant	Information sufficient in application
THROUGHPUT (For Each Category)			
Maximum Plant Capability			
Expected Plant Capability			
PREMISES DETAILS			
Premises Location (eg. Coastal plain, desert, offshore island, etc.)			
Confirm that lot numbers appear correct and that they match the GIS cadastral information.			
Has the premises boundary been identified and is there sufficient information to apply a premises boundary.			
What are the key surrounding environment features (eg. Nearest residence, other industry, soil type, nearest waterways/wetlands)			
Separation to groundwater and nearest Public Drinking Water Source Areas			
Topography			
Premises vegetation and proximity to priority or rare flora			
Fauna habits and status			

PREMISES NAME:			
OCCUPIER NAME:			
Validation should confirm that the information required at scoping is addressed, the methods used to assess environmental impacts are appropriate and provide sufficient information to enable the CEO to make a decision.	**Identified as significant at Scoping**	**Detail Provided by Applicant**	**Information sufficient in application**
PROPOSAL DESCRIPTION			
Diagram or process flow chart may be used here.			
What is being constructed, why, where is it located and timeframes.			
Other activities which may or may not be prescribed occurring onsite			
Company Environmental Management Plans (if applicable)			
EP ACT PART IV			
Has the project been referred and/or assessed by OEPA			
If assessed were any factors identifed relevant to Part V			
RIGHTS IN WATER IRRIGATION ACT 1914 (If Applicable)			
Groundwater Licence number			
Groundwater allocation and aquifer			
Groundwater use(s)			
LOCAL GOVERNMENT AUTHORITY			
Offensive trade/noxious industry registration			
Planning issues			
Vehicle noise management			
STAKEHOLDER AND COMMUNITY CONSULTATION			
Details of any consultation that may have been carried out, key issues and company response.			
EMISSIONS (If Applicable)			
AIR EMISSIONS			
Identify source(s) and discharge point(s)			
Determine composition and quantity			
Variability of the emission (continuous, random, planned)			
Treatment method, emission reduction and management			
Monitoring technology employed			
Contingency plans			
Identify environmental receptor and pathway			
Comparison of or fugitive emissions with relevant ambient standard/guideline will require modelling			
Consider cumulative impacts of multiple air emission sources (other industry) within the airshed			
Derivation of targets and limits			
What is the environmental risk of the discharges (low, medium or high / significant or insignificant)			
How is the risk determined?			
Why is the risk measured in this way?			
DUST EMISSIONS			
Identify source(s) and discharge point(s)			
Determine composition and quantity			
Variability of the emission (continuous, random, planned)			
Treatment method, emission reduction and management			
Monitoring technology employed			
Contingency plans			
Identify environmental receptor and pathway			

PREMISES NAME:			
OCCUPIER NAME:			
Validation should confirm that the information required at scoping is addressed, the methods used to assess environmental impacts are appropriate and provide sufficient information to enable the CEO to make a decision	**Identified as significant at Scoping**	**Detail Provided by Applicant**	**Information sufficient in application**
Comparison of point source or fugitive emissions (modelling) with relevant ambient standard/guideline			
Consider cumulative impacts of multiple dust sources (other industry) within the airshed			
Derivation of targets and limits			
What is the environmental risk of the discharges (low, medium or high / significant or insignificant)			
How is the risk determined?			
Why is the risk measured in this way?			
ODOUR EMISSIONS			
Identify source(s) and discharge point(s)			
Determine composition and quantity			
Variability of the emission (continuous, random and planned)			
Treatment method/emission reduction/management			
Monitoring technology employed			
Contingency plans			
Identify environmental receptor and pathway			
Comparison of point source or fugitive emissions (modelling) with relevant ambient standard/guideline			
Consider cumulative impacts of multiple odour sources (other industry) within the airshed			
Derivation of targets and limits			
What is the environmental risk of the discharges (low, medium or high / significant or insignificant)			
How is the risk determined?			
Why is the risk measured in this way?			
NOISE EMISSIONS			
Identify source(s) and discharge point(s)			
Determine quantity and variability			
Variability of the emission (continuous, random, planned)			
Treatment method, emission reduction and management			
Monitoring technology employed			
Contingency plans			
Identify environmental receptor and pathway			
Discussions of amenity impacts (eg. close community, in the desert)			
Comparison of point source or fugitive emissions (modelling) with *Environmental Protection (Noise) Regulations 1997*			
Consider cumulative impacts of multiple noise sources (other industry) within the area			
Derivation of targets and limits			
What is the environmental risk of the discharges (low, medium or high / significant or insignificant)			
How is the risk determined?			
Why is the risk measured in this way?			
LIGHT EMISSIONS			
Operating times			
Source(s) of light emissions			
Treatment method, emission reduction and management			
Monitoring technology employed			

PREMISES NAME:			
OCCUPIER NAME:			
Validation should confirm that the information required at scoping is addressed, the methods used to assess environmental impacts are appropriate and provide sufficient information to enable the CEO to make a decision.	Identified as significant at Scoping	Detail Provided by Applicant	Information sufficient in application
Contingency plans			
Identify environmental receptor and pathway			
Community risk and environmental impact			
Comparison of emissions with relevant standard/guideline			
Consider cumulative impacts of multiple light emission sources (other industry) on amenity			
Derivation of targets and limits			
Plans to manage and reduce emissions			
DISCHARGES TO WATER (Direct Discharges to Waterways, Wetlands or Groundwater)			
Identify source(s) and discharge point(s)			
Determine composition and quantity			
Variability of the emission (continuous, random, planned)			
Treatment method, emission reduction and management			
Monitoring program			
Contingency plans			
Identify environmental receptor and pathway			
Comparison of point source/ambient emissions with relevant standard/guideline			
Consider cumulative impacts of multiple discharge sources (other industry) within the watershed			
Derivation of targets and limits			
What is the environmental risk of the discharges (low, medium or high / significant or insignificant)			
How is the risk determined?			
Why is the risk measured in this way?			
DISCHARGES TO LAND			
Identify source(s) and discharge point(s)			
Determine composition and quantity			
Variability of the emission (continuous, random, planned)			
Treatment method, emission reduction and management			
Monitoring program			
Contingency plans			
Identify environmental receptor and pathway			
Comparison of point source and ambient emissions with relevant standard/guideline			
Consider cumulative impacts of multiple discharge sources (other industry) within the local catchment area			
Derivation of targets and limits			
What is the environmental risk of the discharges (low, medium or high / significant or insignificant)			
How is the risk determined?			
Why is the risk measured in this way?			
SOLID LIQUID WASTE (Tailings, Slurries, Screenings, other waste etc)			
Identify source(s) and discharge point(s)			
Determine composition and quantity			
Variability of the emission (continuous, random, planned)			
Onsite treatment method, emission reduction and management			
Controlled Waste transport offsite, volumes, travel routes, end destination			
Controlled Waste transport offsite, volumes, travel routes, end destination			

PREMISES NAME:			
OCCUPIER NAME:			
Validation should confirm that the information required at scoping is addressed, the methods used to assess environmental impacts are appropriate and provide sufficient information to enable the CEO to make a decision.	Identified as significant at Scoping	Detail Provided by Applicant	Information sufficient in application.
Contingency plans			
Identify environmental receptor and pathway			
Comparison of discharge with relevant standard/guideline			
Consider cumulative impacts of multiple discharge sources (other industry) on soil and groundwater quality			
Waste reuse			
Derivation of targets and limits			
What is the environmental risk of the discharges (low, medium or high / significant or insignificant)			
How is the risk determined?			
Why is the risk measured in this way?			
HYDROCARBON/CHEMICAL STORAGE			
Volume and types of hydrocarbons and chemicals being stored on the property.			
Storage location			
Storage and construction compliance with *Dangerous Goods (Storage and Handling of Non-explosives) Safety Regulations 2007* and Australian Standard 1940.2004			
Approval from DoCEP			
Secondary containment of environmentally hazardous substances.			
Construction/ infrastructure requirements for management of potential discharges/emissions.			
What is the environmental risk of the discharges (low, medium or high / significant or insignificant)			
How is the risk determined and why is the risk measured in this way?			
NATIVE VEGETATION			
Area to be cleared			
Neighbouring or other local native vegetation areas			
Flora/Fauna			
Impacts on land, soil, salinity and waterways			
Sustainability			
Exemptions and permits			
Rehabilitation and post closure management			
CONTAMINATED SITE IDENTIFICATION			
Area identified			
Community Risk			
Environmental Risk			
Recovery and site restoration			
INDUSTRY GUIDELINES - AUDIT OF PROPOSAL AGAINST RELEVANT INDUSTRY GUIDELINES FOR THE ACTIVITY (eg. Cattle Feedlots, Concrete Batching Plants)			
Identify Industry guideline			
Compare proposal against each element of guideline			
Summarise any issues from the proposal that do not meet the guideline			
FEE VERIFICATION			
Fees verified in accordance with Schedule 3 and 4 of Environmental Protection Regulations 1987.			

SECTION 3: REGIONAL OFFICER RECOMMENDATION

I confirm that the information provided in this checklist is a true and accurate validation of the information provided by the proponent in the works approval or licence application and supporting documentation. Any concerns relating to the information provided on managing impacts to human health, the environment or any environmental values have been highlighted within this form.

Name of Regional Officer:	_____
Date:	
Recommendation to Regional Leader: *(tick all those that apply, eg if there is sufficient info to validate but you wish to request minor additional information during processing, tick first two boxes)*	☐ Validation is complete: I am satisfied with the validation and recommend that the application is provisionally verified. ☐ Recommend Decline to Deal.
Comments: *(detail any gaps in the application or comments for RL/DO including: whether contentious, risk rating, level of community interest, IRLB input, need for reduce consultation period etc.)*	

SECTION 4: REGIONAL LEADER RECOMMENDATION TO DELEGATED OFFICER

Name of Regional Leader:	_____
Date:	
Recommendation to DO *(tick all those that apply, eg if there is sufficient info to validate but you wish to request minor additional information during processing, tick first two boxes)*	☐ Validation is complete: I am satisfied with the validation and recommend that the DO approves the application. ☐ Recommend Decline to Deal.
Comments: *(comments for DO)*	