

Next Steps

Upcoming activities include:

- Finalisation of the EIS
- Lodgement of the EIS with the NSW Department of Planning for review. The Department will place the project on public exhibition and the public will be invited to provide comments and make submissions at that time.

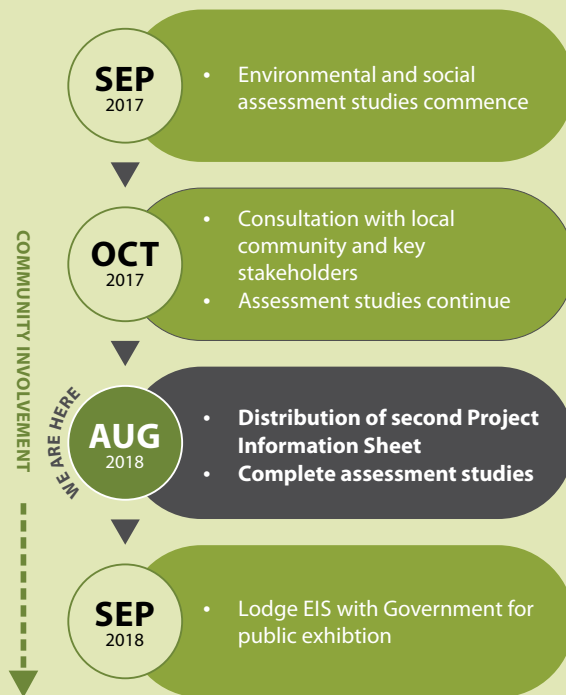


Figure 3 - Approval Process Timeline

Further Information

For more information on the assessment process for State Significant Development, see the Department of Planning and Environment website.

If you would like to know more about the Project or would like to be advised when the EIS is on public exhibition, please contact Umwelt using the details below.



Environmental & Social Consultants

Angela Peace
Social Consultant

e. apeace@umwelt.com.au
t. (02) 4950 5322
m. 0438 620 066
w. www.umwelt.com.au

For further information on products or enquiries contact the Concrush team on (02) 4958 3777 or visit Concrush's website at www.concrush.com.au

Opening Hours:

Monday to Friday from 7:00am - 5:00pm
(weighbridge closes at 4:45pm)

Saturday from 7:00am - 3:45pm
(weighbridge closes at 3:30pm)



Concrush Increase to Capacity Project

PROJECT INFORMATION SHEET No.2



AUGUST 2018

Concrush engaged Umwelt Environmental and Social Consultants to undertake an Environmental Impact Statement (EIS), including a Social Impact Assessment (SIA), for the Concrush Increase to Capacity Project (the Project).

If approved, the facility will continue to provide recycled products and services to the community and industry.

During October and November 2017 Umwelt consulted with stakeholders in close proximity to the facility to introduce the Project and document Project assessment considerations. In the past eight months a number of environmental assessments have been carried out to help inform the EIS. This Community Information Sheet:

- Summarises the information collected through the consultation process with stakeholders;
- Identifies the perceived community issues and impacts in relation to the Project;
- Summarises the results of the environmental assessment process.

Who is Concrush?

Concrush is a locally owned and operated business located at 21 Racecourse Road, Teralba NSW. The company was established in 2002 after recognising the need for a construction and demolition recycling facility in the Lake Macquarie region.

Concrush is well respected within the local industry and has a reputation for providing high quality recycled products and sound environmental management of their operations. The facility recycles waste building material, primarily consisting of concrete, bricks, tiles, asphalt, concrete washout and road base, with secondary processing of green waste.

Concrush also enables residents to use the facility for recycling their domestic building waste.

What is the Project?

To meet continued growth in the demand for recycled waste products in both the domestic and commercial markets, Concrush is seeking approval to allow for the gradual increase in throughput capacity to up to 250,000 tonnes of waste material recycled per annum.

As part of the project, Concrush has committed to a range of environmental management measures to minimise their impacts. They are also seeking to modernise their current consent, bringing it more into line with current expectations and practices.

Additions to the existing facility will be required to increase the processing and storage capacity. These include:

- New hardstand areas
- Concrete walls and concrete material storage bays using concrete building blocks
- A vehicle wheel washing bay
- Additional water tanks and stockpile areas
- New landscape mounds on the perimeter and installing lighting and security fencing
- Upgrading and relocating the site office, maintenance shed and lunch room
- Relocating the existing weighbridges (in and out)
- Building a retail area for light vehicles only including separate weighbridge and exit onto Racecourse Road.

The Project will be constructed in three stages to allow the above components to come online as required as throughput gradually increases.

Other key project aspects include:

- Ongoing employment;
- A screening machine for sorting green waste;
- Replacement of the Primary Crusher;
- A pugmill for mixing products;
- A ballast wash facility and
- Increase in heavy vehicle numbers.

The site footprint will increase by 2.4 hectares (refer to **Figure 1**).



FIGURE 1 - Site Location

Project Assessment

Concrush is committed to the local community and the environment. An Environmental Impact Statement (EIS) has been prepared, which details all the potential impacts of the Project and the proposed approach to managing these impacts.

The Project is being assessed as a State Significant Development under Part 4 of the Environmental Planning and Assessment Act 1979. The NSW Department of Planning and Environment has issued Secretary's Environmental Assessment Requirements (SEARs), outlining the issues that need to be addressed in the EIS.

The EIS outlines the key features of the Project and assesses the potential environmental or social impacts during both construction and operation. Importantly, the EIS also outlines recommended measures to minimise and manage potential impacts.

The EIS will be lodged with the NSW Department of Planning and Environment shortly and the public will be invited to provide comments and make submissions at that time. The EIS will be available on the Department of Planning and Environment website and hard copies will also be available for viewing at selected locations. A brief summary of the findings of the key assessments is provided below.

Summary of key assessment findings

Soil and Water Management

Water management is a key area that Concrush will actively manage during the construction and operation of the Project. The overall water management strategy is to retain as much runoff from catchments for on-site reuse in material processing and dust suppression. Primary controls on site will comprise sediment dams, a Leachate Dam and a Constructed Wetland.

Traffic

Construction traffic will use the Toronto Road / York Street / Racecourse Road route to access the Project site. The proposed construction program will not require mobilisation of a major construction workforce and work will be completed in stages over approximately 12 weeks. Construction activities for the Project are planned between 7am and 6pm Monday to Friday and 8am to 1pm on Saturdays.

A Traffic Impact Assessment was undertaken to investigate the range of traffic and transport aspects of the Project site and its surrounds with specific reference to the requirements of the Guide to Traffic Generating Developments. The traffic impact assessment has demonstrated that the roads surrounding the Project site will continue to operate well within their technical and functional lane capacity levels as described by Austroads and NSW RMS guidelines. Similarly, there would be little change to intersection performance.

Overall the traffic assessment has determined that the road network will continue to operate at acceptable levels.

Air Quality

Air quality modelling in accordance with the Environment Protection Authority's guidelines has been carried out to determine the potential for air quality impacts as a result of the Project. The modelling results predict that, with the implementation of a range of management measures to reduce the potential for dust impacts, all relevant air quality criteria can be met during both construction and operation phases of the Project. Concrush will continue to implement its existing and proposed air quality control measures to enable compliance with the air quality criteria.

Construction and Operational Noise

A noise impact assessment was carried out to determine the potential for construction, operation and road noise impacts to the local community.

The noise modelling identified that increased traffic on the local roads to and from the Concrush site would not result in noise levels above the relevant road noise criteria. Noise from the proposed construction activities could also be carried out within the relevant construction noise criteria.

In operation, at the maximum production rate, the Project would meet the relevant noise criteria for the majority of residences in the local community. The noise modelling indicated that under certain meteorological conditions, during the daytime period, there would be exceedances of the relevant noise criteria for a few locations in the vicinity of the Project site. For the majority of these locations the exceedance would be approximately 2 dB, which is not considered to be noticeable by the average listener. At two receivers the exceedance is considered marginal.

During the night period, marginal exceedances were predicted for some receivers with two receivers identified as having a significant exceedance. Concrush has consulted directly with these two receivers. While Concrush is seeking approval for night operations, operating at night would not be a nightly occurrence and is based on market demand. During any night work Concrush have committed to having minimum machinery operating and nil processing activities.

Economy

An economic impact assessment of the project has been undertaken and indicates that the facility will continue to make a contribution to the local and regional economies through employment, capital expenditure (during construction) and social investment. Flow on effects to the wider region, including Local and State government were also noted.

SIA and Community Consultation

The SIA considers how the Project has the potential to impact on people – their way of life, culture and community. At the end of 2017 to inform the SIA; Umwelt contacted key stakeholders in Teralba and the broader community to identify their issues/concerns/aspirations in relation to the Project. Consultation carried out to date has included:

- Stakeholder interviews
- A Project Information Sheet that was distributed to approximately 475 local residents and commercial stores in Boolaroo, Teralba and along the transport route.
- Telephone calls, emails and key agency meetings with Lake Macquarie City Council, Environmental Protection Authority, Roads and Maritime Services, Sydney Trains and Fire and Rescue NSW.

Four local residents responded to the Information Sheet via email and telephone to outline their concerns. In total 13 concerns were raised with the most common concern relating to traffic, including safety and the increase in traffic. Other issues raised included noise, dust, water contamination and road design.

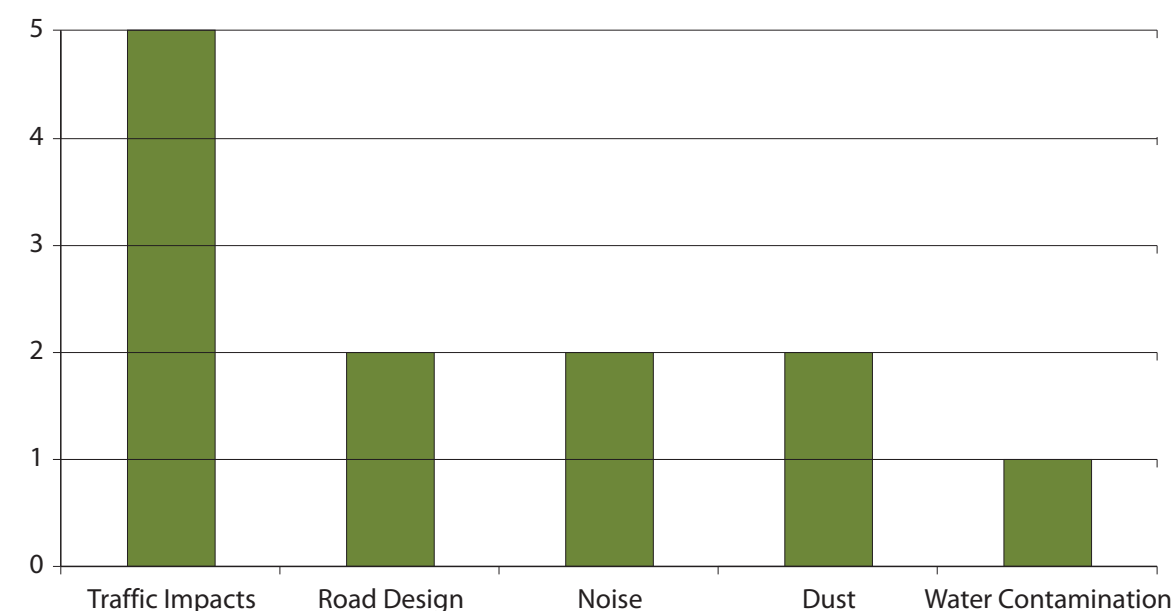


Figure 2 - Key issues raised by the community