



28 June 2024

Boral Limited

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Jacqui Allan

Senior Environmental Officer
EPA Tasmania
Via email: jacqui.allan@epa.tas.gov.au

Notice of intent (NOI)

EPN 3169
Nook Quarry Development Project
950-990 Nook Road, Nook, TAS, 7306

Dear Jacqui,

Boral Construction Materials Group Ltd (Boral) operate the Nook Quarry (the Quarry) pursuant to the following approvals:

- EPN 3169
- Mining lease 968P/M
- Mining lease 1212P/M

As discussed in various communications with staff from the EPA in early 2024, Kentish Council (Council) and the EPA have directed that a planning application is required to recommence extraction in Mining Lease 968P/M.

On 12 June 2024 Boral submitted a NOI to the EPA in advance of lodging a planning application with Council and we received a request for further information from the EPA on 18 June 2024. Please find in the following sections of this letter information which address the requirements of:

- Section 27B(2) and section 27B(2)(k) of the Environmental Management and Pollution Control Act 1994 (EMPC Act).
- EPA's request for further information on 18 June 2024.

Should you have any questions please contact me on the details below.

Regards,

A handwritten signature in black ink, appearing to read "Liam Riordan", is written over a white background.

Liam Riordan

Planning & Development Manager
Boral Property Group

Liam.Riordan@boral.com.au

0431 231 218



Requirements of Section 27B(2) of the *EMPC Act*

#	Requirement	Boral response
1.	The name and contact details of the person lodging the application	<p>Boral Construction Materials Group Ltd</p> <p>Liam Riordan (Planning & Development Manager)</p> <p>Liam.Riordan@boral.com.au</p> <p>251 Salmon Street, Port Melbourne, VIC, 3207</p> <p>0431 231 218</p>
2.	The name of the proposed project and its location.	<p>Nook Quarry Development Project</p> <p>950-990 Nook Road, Nook, TAS, 7306</p> <p>See Attachment 1 which shows detailed summary of all land parcels included in the project.</p>
3.	Background of the project proponent, including details of the proponent's experience and financial capacity to undertake the project and his, her or its contact details.	<p>The applicant for the project is Boral Construction Materials Group Ltd, a wholly owned subsidiary of Boral Limited.</p> <p>Boral is the largest integrated construction materials company in Australia, producing and selling a broad range of construction materials, including quarry products, cement, concrete, asphalt and recycled materials.</p> <p>Boral employs approximately 7,500 employees and contractors across our operations that span more than 360 sites nation-wide.</p> <p><u>Business details</u></p> <p>Boral Construction Materials Group Ltd</p> <p>Triniti 2, Level 3, 39 Delhi Road, North Ryde, NSW, 2113</p> <p>ABN: 15 000 028 080</p> <p><u>Contact details:</u></p> <p>See Section 1 above.</p>
4.	A description of the proposed project, including its key physical components.	<p><u>Overview of proposal</u></p>

		<p>The project involves the continuation of the Quarry under:</p> <ul style="list-style-type: none"> • EPN 3169 • Mining lease 968P/M • Mining lease 1212P/M <p>Extraction activities will recommence in the 968P/M mining lease area. This area has been consistently used in association with the Quarry (such as stockpiling, processing, crushing, etc.).</p> <p>Extraction will continue in the 1212P/M mining lease area and the material sourced from this pit will be blended with the material sourced from the 968P/M mining lease area.</p> <p>There will be no change to the existing location of the buildings on the site (i.e. screening and crushing equipment, weighbridge, etc.).</p> <p>There are no proposed changes to the operational conditions which are currently required under the approvals.</p> <p><u>Details of the product</u></p> <p>The Quarry produces a basalt for use in a variety of construction processes.</p> <p><u>Type of operation/method</u></p> <p>Blast, load and haul.</p> <p>Processing through fixed and mobile crushing plant.</p> <p><u>Blasting</u></p> <p>Blasting occurs between five – ten times per year.</p> <p><u>Maximum extraction and processing quantity</u></p> <p>No change is proposed to the current limit of 110,000 cubic meters per year.</p> <p><u>Major equipment (including trucks and transport)</u></p> <p>Quarry</p> <ul style="list-style-type: none"> • Hydraulic percussion drill • Hydraulic rock breaker
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		<ul style="list-style-type: none"> • 2 x loader • 1 x haul trucks <p>Plant</p> <ul style="list-style-type: none"> • Feeder crusher • Primary crusher • Secondary crusher • Vibrating screens • Conveyors • Pre-coat plant • Mobile crusher <p>Buildings / other</p> <ul style="list-style-type: none"> • Plant operating building • Office and lunchroom building • Weighbridge <p><u>Operating hours</u></p> <p>No change is proposed to the existing hours of operation, which are permitted as follows:</p> <p><i>Unless otherwise approved by the Director, activities associated with the extraction of rock, gravel, sand, clay or minerals, and loading of product, and screening/crushing must not be undertaken outside the hours of 0600 hours to 1800 hours on weekdays and 0600 hours to 1500 hours on Saturdays.</i></p> <p><i>Notwithstanding the above paragraph, activities must not be carried out on public holidays that are observed Statewide (Easter Tuesday excepted).</i></p> <p><u>Concrete crushing and recycling</u></p> <p>Concrete waste is processed onsite in accordance with the EPA approval dated 30 April 2018.</p> <p><u>Crushing locations</u></p> <p>As detailed above, the fixed plant is located on the 1212P/M mining lease area. The fixed plant processes the majority of all material which is extracted onsite.</p> <p>Mobile crushing currently occurs in the 968P/M mining lease area, and would continue under the proposal.</p>
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5.	An outline of the proposed location of the project and a general site location map.	See Attachment 2
6.	An outline of the stakeholder consultation process undertaken or proposed to be undertaken, including the consultation method, stakeholders consulted or to be consulted and the issues raised or to be raised.	<p>The project has been discussed with both EPA and Council.</p> <p>Consultation with other stakeholders (other state government departments, community, etc.) will be undertaken before and during the planning application phase.</p>
7.	A general description of the physical environment that may be affected by the project.	<p>Extraction activities will recommence in the 968P/M mining lease area. The operation in the 12/12P/M mining lease area will remain unchanged under the application.</p> <p>The site and immediate surrounds are located within the Rural Resource Zone. To the north of the site is the Acacia Hills township which has the closest residential land to the Quarry.</p> <p>The Quarry is located below the ridgeline of a hill, whilst the residential land to the north and south, and the surrounding agricultural land are located on the floor of the valleys. Attachment 2 includes maps (TP-02 and TP-03) which show the topography of the surrounding area; the topography maps demonstrate that the Quarry is shielded from sensitive receptors located to the south and north of the Quarry.</p> <p>The geology of the site makes it an ideal location for a Quarry.</p> <p>The area of the new extractive pit was cleared of all vegetation in 1981, and regrowth has occurred since this time. See Attachment 3 for historic images of clearing which has occurred onsite.</p> <p>In relation to hydrology, see Attachment 2 (TP-05) which shows the nearest waterways to the Quarry.</p> <p>The closest sensitive receptor is located 300m west of the new extraction area in 968P/M and is located on the mining lease area for 1212P/M. There are other sensitive receptors within proximity to the Quarry to the north.</p>

<p>8.</p>	<p>The key environmental, health, economic and social issues identified for the project to date.</p>	<p>The project involves clearing of vegetation which is an environmental impact. The amount of vegetation to be cleared is approximately 2.5ha and would include trees through to understory. The vegetation is listed in the TASVEG mapping as “agricultural, urban and exotic vegetation” which matches the conditions on the site due to the historical clearing which has occurred (see Attachment 3 for aerial images).</p> <p>With the exception of blasting, no new noise impacts are anticipated from the 968P/M mining lease area as all other activities associated with the Quarry currently occur in the lease area (such as load and haul, mobile crushing and screening, etc.). The pit in the 968P/M mining lease area will be screened by the hill from the nearest sensitive receptor to the south as shown in Attachment 2 (TP-01 – TP-03). We note that there have been no noise complaints lodged within the past five years (tenure of the current Quarry Manager).</p> <p>There are no anticipated health issues which will arise compared to existing operational parameters.</p> <p>There are no economic issues which will arise compared to existing operational parameters.</p> <p>There are no social issues which will arise compared to existing operational parameters.</p> <p>The Quarry has active control measures for emissions which arise from the operation such as:</p> <ul style="list-style-type: none"> • Dust management plan. • Blast management plan. • Restricted hours of operation (for crushing and other noisy equipment). • Storage and handling of hazardous materials. • Etc.
<p>9.</p>	<p>The surveys and studies proposed or underway in relation to the key issues for the project.</p>	<p>Natural values.</p>

10.	The proposed timetable for the project.	<ul style="list-style-type: none"> • NOI issued July 2024. • Engagement of consultant August 2024. • Commence preparation of surveys and environmental effects report (EER) September 2024. • Finalisation of EER December 2024. • Lodgment of EER with EPA December 2024. • Planning application lodged early 2025.
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For the purposes of section 27B(2)(k) of the *EMPC Act*, the Board has determined that a NOI should contain the following additional details be provided:

#	Requirement	Boral response
11.	Whether the project requires or is likely to require approval under the <i>Environment Protection and Biodiversity Conservation Act 1999 (the EPBC Act)</i> . This will be determined by the project's potential to impact upon Matters of National Environmental Significance or Commonwealth land.	<p>There is currently no indication that an approval under <i>the EPBC Act</i> would be required for the project.</p> <p>The natural values study which is proposed to be undertaken will confirm if approval is required.</p>
12.	Whether the proponent has or intends to refer the project to the Australian Government for a determination on whether approval is required under the EPBC Act.	Boral will assess whether a referral to the Federal Government is required after the natural values study has been completed.
13.	If the proposal has a reasonable likelihood of requiring approval from the Australian Government under the EPBC Act, a statement should be provided as to whether the proponent elects for the proposal to be assessed pursuant to the Bilateral Agreement made under section 45 of the EPBC Act between Tasmania and the Australian Government (dated 22 October 2014).	<p>There is currently no indication that an approval under <i>the EPBC Act</i> would be required for the proposal.</p> <p>The natural values study which is proposed to be undertaken will confirm if approval is required.</p>

<p>14.</p>	<p>The status of the proposal under the Land Use Planning and Approvals Act 1993 (the LUPA Act).</p> <p>This must include:</p> <ul style="list-style-type: none"> a) whether the relevant Council will require a LUPA Act permit application; b) whether a single permit application or multiple applications will be required; c) the division of the LUPA Act under which the application will be made; d) zoning of the proposal site(s), and whether rezoning will be required; e) if the proposal is for intensification or alteration of an existing activity, the status of the existing activity under the LUPA Act; and f) if the proposal is for intensification or alteration of an existing activity, whether the council regards the proposal as a substantial intensification for the purposes of subsection 12(7) of the LUPA Act. 	<ul style="list-style-type: none"> a) Kentish Council has provided an email on 27/05/2024 confirming that a permit application is required for the project. b) Single permit application. c) Section 57 (applications for discretionary permits). d) Existing zoning is Rural Resource Zone. No change is required to the existing zoning. e) The project involves the alteration of an existing activity which is defined as an 'extractive industry' under the LUPA Act. f) Council considers that the proposal does not benefit from existing use rights.
<p>15.</p>	<p>Where the NOI relates to an activity that requires an Environmental Licence under the EMPC Act.</p>	<p>No licence is required as a permit application is required for the project.</p>