

Environmental Assessment Report

Tyrecycle Pty Ltd

Tyre Recycling Facility Upgrade
3 Weily Park Road, Bridgewater

April 2026



ENVIRONMENT PROTECTION AUTHORITY

Environmental Assessment Report

Proponent	Tyrecycle Pty Ltd
Proposal	Tyre Recycling Facility Upgrade
Location	3 Weily Park Road, Bridgewater TAS 7030
Class of Assessment	2A
PCE no.	12404
Permit Application No.	DA 2025/00217
myDAS Folder No.	25/1976
myDAS Document No.	D26-71221

Assessment Process

This proposal is defined as a ‘level 2 activity’ under clause 6(a)(i) and 2(3)(ab), Schedule 2 of the Environmental Management and Pollution Control Act 1994 (EMPCA), being both a materials handling facility for the crushing, grinding or milling of chemicals or rubber and a waste tyre storage depot.

The Board of the Environment Protection Authority (the Board) received a Notice of Intent (NOI) in relation to this proposal on 24 June 2025.

The Director, Environmental Assessments has undertaken determination of the assessment under delegation from the Board.

Date	Milestone
24 June 2025	Notice of Intent lodged
9 July 2025	Class of assessment determined
29 July 2025	Guidelines Issued
9 January 2026	Planning Application Referral received by the Board
28 January 2026	Start of public consultation period
11 February 2026	End of public consultation period
25 March 2026	Additional information (Supplement) submitted to the Board
21 April 2026	Date draft conditions issued to proponent
1 May 2026	Statutory period for assessment ends

Glossary/Acronyms

Term	Detail
Board	Board of the Environment Protection Authority
EER	Environmental Effects Report
EIA	Environmental impact assessment
EMPCA	<i>Environmental Management and Pollution Control Act 1994</i>
EMPCS	Environmental management and pollution control system
EPBCA	<i>Environment Protection and Biodiversity Conservation Act 1999 (Cth)</i>
LUPAA	<i>Land Use Planning and Approvals Act 1993</i>
NCA	<i>Nature Conservation Act 2002</i>
NOI	Notice of Intent
Noise EPP	<i>Environment Protection Policy (Noise) 2009</i>
NRE	Department of Natural Resources and Environment Tasmania
RMPS	Resource Management and Planning System of Tasmania
SD	Sustainable development
TSPA	<i>Threatened Species Protection Act 1995</i>

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I. The Proposal

The main characteristics of the proposal are summarised below. A detailed description of the proposal is provided in Section 2.1 of the EER.

Summary of the proposal’s main characteristics

Activity

The proposal is to upgrade the existing tyre processing facility located at 3 Weily Park Road, Bridgewater, authorised under Permit Conditions Environmental (PCE) No. 9414 as amended by Environment Protection Notice (EPN) No. 10195/1. The site currently stores up to 150 tonnes of waste tyres and processes up to 5000 tonnes of waste tyres a year via shredding to a size referred to as a ‘pre-shred’, measuring approximately six inches. The pre-shred rubber is a suitable size to feed into the various product lines produced by Tyrecycle across Australia and is loaded into shipping containers for transport interstate.

The proposed upgrades include an increase to the annual processing capacity from 5,000 to 10,000 tonnes and includes the installation and operation of an additional shredder to process the pre-shredded tyre pieces to a smaller size, to enable the supply of tyre-derived fuel to Cement Australia. The facility is a level 2 Activity under Schedule 2(6)(a)(i) and 2(3)(ab) of EMPCA, being both a materials handling facility for the crushing, grinding or milling of chemicals or rubber and a waste tyre storage depot.

Location and planning context

Location	3 Weily Park Road Bridgewater Tasmania 7030, as shown in Figure 1 .
Land zoning	General Industrial
Land tenure and use	The land is Private Freehold and resides within the Brighton Industrial Estate. The current land use of the Project Site is the existing tyre recycling facility regulated under PCE No. 9414.
Surrounding land zoning, tenure and uses	Surrounding land uses include General Industrial to the north, Utilities to the east (the Midlands Highway), and Recreation and Rural Living to the south. The nearest noise sensitive premises (NSPs) are residential properties located ~180 m to the south as indicated by Location A and ~430 m to the west as indicated by Location B (refer to Figure 2).

Environmental characteristics

Climate	<p>Climate data is available from the Campania (Kincora) weather station (094212). The climate is classified as cool temperate, with an annual mean minimum temperature of 7.3°C and a mean maximum temperature of 18.7°C (BOM, 2025). January is the hottest month with a mean maximum temperature of 24.5°C and July the coldest, with a mean maximum of 13.2°C.</p> <p>An annual mean rainfall of 480.5 mm was recorded between 2000 - 2025.</p> <p>Winds are predominantly northerly in the morning and westerly or north/north-westerly in the afternoons, with the strongest winds recorded in spring and summer, with calmer winter winds (annual average wind roses are provided in Figure 2-6 and Figure 2-7).</p>
Topography	The site is a flat section of industrial land. Several hundred metres to the east and west hilly terrain becomes dominant.
Geology	<p>The geology of the site is mapped as tholeiite (Tbs). Potential for acid forming material is low, with no mapped potential acid forming areas within the Project Site.</p> <p>There are no geoconservation sites within the site or surrounds. The nearest listed site is the Bedlam Walls Scarp across the River Derwent approximately 1.4 km away</p>

Soils	<p>The soil in the area is mapped as black soils on basalt.</p> <p>There is potential for past contamination of the site from previous industrial or commercial uses and from the adjacent rail line. However, any contamination present in the soils underlying the site is very unlikely to be disturbed during the installation of the new equipment or through the day-to-day operation of the site.</p>
Hydrology	<p>The closest waterbodies are the Jordan River to the east and Ashburton Creek to the west, both more than 500 m from the site.</p>
Natural Values	<p>There are extremely limited natural values within or immediately adjacent to the site.</p> <p>There is no native vegetation on site and the site is mapped as (FUR) Urban areas under TASVEG Live. Surrounding areas mapped as (FUM) Extra-urban miscellaneous.</p> <p>There is one record of a woolly new-holland-daisy (<i>Vittadinia gracilis</i>) (listed as rare under the <i>Threatened Species Protection Act 1995</i>) within the site boundary. This record is dated 1993 and has a 100m accuracy rating. Given the current condition of the site and the date of the record, it is considered likely the species is not present on site (noting that activities are in any case contained within already sealed parts of the site).</p> <p>In the broader region there are several threatened flora records in nearby road verges including doublejointed speargrass (<i>Austrostipa bigeniculata</i>), narrowleaf new holland daisy (<i>Vittadinia muelleri</i>), woolly new holland daisy (<i>Vittadinia gracilis</i>), grassland flaxlily (<i>Dianella amoena</i>) and crested speargrass (<i>Austrostipa blackii</i>). These are all located on other land parcels and will not be impacted by the proposal.</p> <p>There are no listed fauna records within the site or immediate surrounds and the site is highly unlikely to provide habitat values for native fauna.</p>

Proposed infrastructure

Major equipment	<p>Major onsite equipment includes the existing Tyre Shredder and conveyor system, Telehandler, Forklift and two Bobcats.</p> <p>The site also contains an existing concrete storage bay for the 6-inch shred. This bay will be deconstructed to make way for the new shredder; with the concrete sections used in the construction of the new storage bays. The following new equipment is proposed, as shown in Figure 3 and Figure 4:</p> <ul style="list-style-type: none"> • New shredder and conveyors • New concrete storage bays x 2 (one for the 6 inch and one for the 1.5-inch shred)
Other infrastructure	<p>Existing other infrastructure that will be used for the proposal include:</p> <ul style="list-style-type: none"> • Sealed hard stand area • Weigh bridge • Site administration building and facilities • Maintenance building • Staff carpark • Existing incoming tyre storage areas

Wastes and emissions

Liquid	Stormwater runoff from shredded tyres.
Atmospheric	Tyre dust generated from shredding of tyres.
Solid	General refuse including recyclables.

Controlled wastes	Waste tyres for processing and a small number which are unsuitable to be shred. Waste oil from machinery servicing.
Noise	Vehicle movement onsite (including delivery vehicles, forklift, bobcats, telehandler) and shredder units for processing waste tyres.
Greenhouse gases	The mobile machinery onsite operates on diesel while the shredders operate from mains power.

Construction and operations

Proposal timetable	Immediate commencement once approvals are obtained, including the assembly of the new shredder system and construction of the new storage bays.
Operating hours (ongoing)	The operational hours are unchanged from the existing activity; the site will operate from 7:30am to 4:00pm Monday – Friday, with no work on weekends or public holidays.



Figure 1: Project Location and nearest NSPs (Figure 2.1 of the EER).



Figure 2: Site zoning and surrounding area residential areas as Locations A and B (Figure I.1 of EER Appendix A).



Figure 3: Project Site including proposed shredder (Figure 2.2 of the EER).

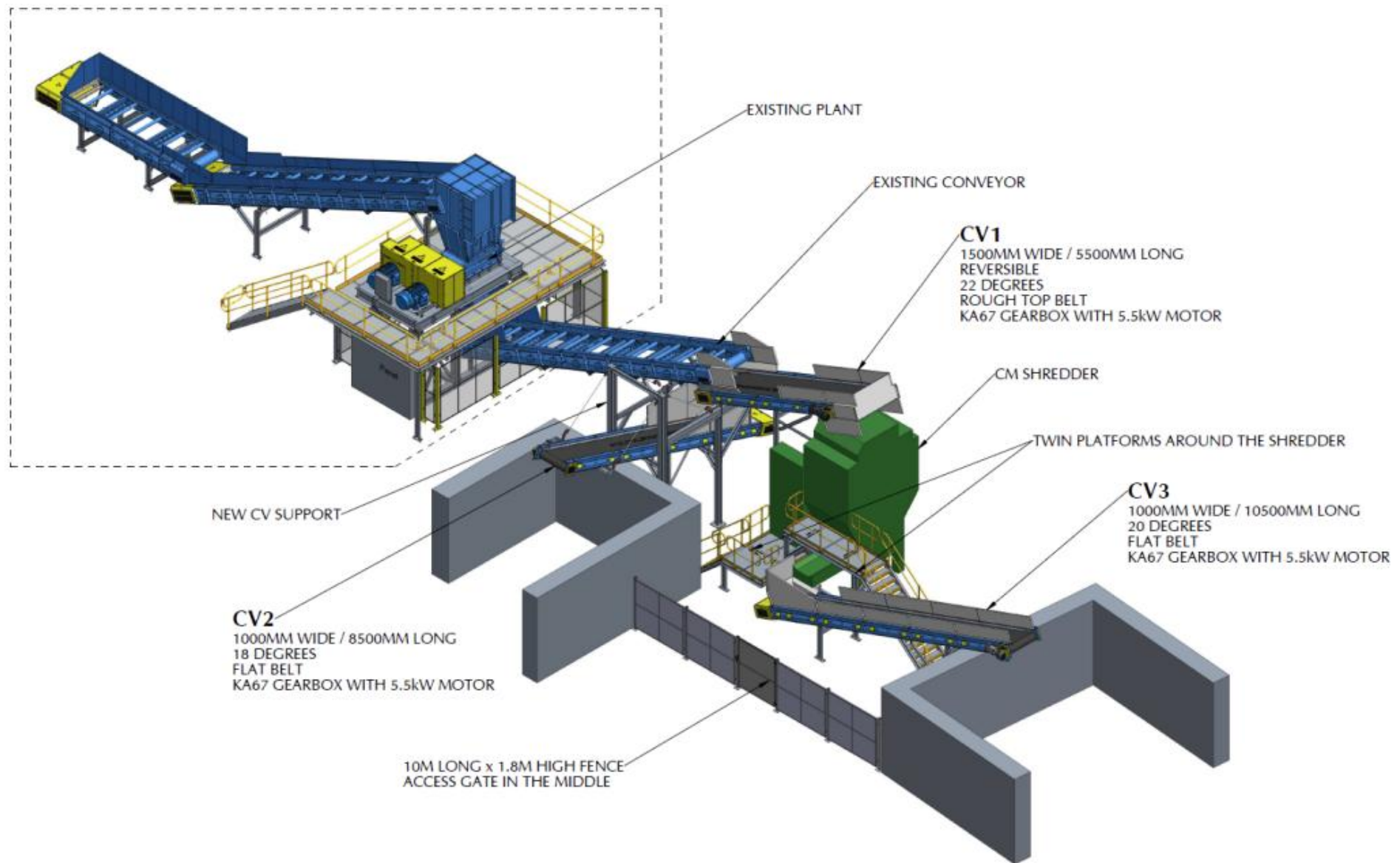


Figure 4: Shredding system schematic (Figure 2-3 of the EER)

2. Project Rationale and Alternatives

According to the EER the proposal will allow the existing facility to process tyre rubber to a smaller size to allow resale of a new rubber product within Tasmania. This allows the Proponent to enter a new market and reduces the amount of tyre rubber being exported to mainland Australia, which was previously all the rubber produced at the facility.

The EER also states that the proposal allows for future growth in throughput of the facility, to accommodate predicted growth in the market. The only alternative would be for Tyrecycle to continue their operations as currently, which would limit their ability to keep up with demand from the Tasmanian market and negate the possibility of accessing the new market of kiln fuel in northern Tasmania. There were no alternative sites or machinery considered, given the available space at the existing site and suitability of the selected shredder to 'bolt on' to the existing process.

3. Public and Agency Consultation

No public submissions were received during the public consultation period.

During the assessment process, the proposal was also referred to several government agencies with an interest in the proposal. Comments were received from Public Health Services, Department of Health.

Appendix I of this report contains a summary of the government agency submission received.

The Supplement to the EER prepared by the proponent provides a response to a change in mitigation measures proposed by the proponent after the public consultation process.

4. Evaluation of Key Environmental Issues

One key environmental issue was identified for detailed evaluation in this report:

- Noise Emissions

These issues are discussed in the following subsections.

4.1 Noise Emissions

4.1.1 Existing environment

The site is located within the General Industrial zone under the Tasmanian Planning Scheme as shown by the purple overlay in **Figure 2** above. To the east of site is the Midland Highway zoned Utilities (yellow overlay) and to the south and west of the industrial area is a Rural Living zone (tan overlay) which consists of residential dwellings. The nearest and worst-affected sensitive receptors are denoted as locations A and B in Figure 2 being:

- Residential dwelling located at 4 Weily Park Road ~180 m from the site boundary and ~ 280 m from the existing shredder (corresponding to noise monitoring location 3 in Figure 5 below)
- Residential dwelling and large shed located at 24 Cobbs Hill Road ~ 430 m from the site boundary and existing shredder.

As part of the assessment, noise monitoring was conducted to determine the existing noise and background noise levels. Noise monitoring locations are detailed in **Figure 5**, and included long-term unattended noise monitoring and short-term attended noise measurements.



Figure 5: Noise monitoring locations (Figure 2.1 EER Appendix A).

The long-term unattended noise monitoring from Location I was undertaken during 22-29 August 2025; results are provided as daily averages of dB(A) for L10, L90 and Leq in **Table I** below. Additionally, the table provides the average Rating Background Levels (RBL) which were calculated in accordance with the Tasmanian Noise Measurements Procedures Manual to represent the background noise level. The unattended noise monitoring identified that:

- Noise from nearby industrial businesses (not associated with the proposal) was intermittently audible and dominant when occurring.
- Noise from vehicles passing on the Midlands Highway was the dominant noise source when industrial noise was not present.
- Noise from the proposal was intermittently audible when the shredder was in use, but the dwelling located nearby at location 3 provided significant screening from site noise.
- On 26 August 2025, the site’s shredder was not operational and the measured daytime RBL exceeded the average operational RBL of 45.1 dB(A) Leq, further supporting that the measured RBL at location 1 is controlled by external noise sources unrelated to the site.

Short-term attended noise measurements conducted on 29 August 2025 at locations 2, 3 and 4 surrounding the site. Locations 2 and 4 are industrial receptors and these measurements were collected to verify the accuracy of the noise model, while Location 3 is the receiving side of the nearest NSPs. The following measurements collected:

- Location 2: 42 dB(A) Leq
- Location 3: 50 dB(A) Leq
- Location 4: 40 dB(A) Leq

Table 1: Summary of unattended noise monitoring dB(A) averages at Location 1 between the 22 and 29 August 2025 (Table 2.1 EER Appendix A).

Location	Time Period	Sound Pressure Level, dBA			
		L ₁₀	L ₉₀	LEQ	RBL
1	Day (6:00AM - 10:00PM)	53.0	47.1	51.3	43.7
	Night (10:00PM - 6:00AM)	47.6	36.7	44.8	30.8
	Tyrecycle Operating Hours (7:30AM - 4:00PM)	53.5	48.0	51.9	45.1

The EER states that the region surrounding the project site is impacted by local industrial and road noise, with the existing activity at the site audible and in some cases dominant at nearby receptors during periods when the shredder and associated equipment are operating, particularly at Location 3 where there is uninterrupted line of sight to all equipment.

4.1.2 Potential impacts

The increase in annual processing capacity at the site and addition of a second shredder has the potential to increase noise generated from the activity and the potential to cause environmental nuisance at the nearest NSPs. Further, the increase in production has the potential to generate additional heavy vehicle movements associated with the transport of tyres to and from the site, generating vehicle noise which may cause environmental nuisance.

Noise modelling

The EER provides noise modelling for both the existing site operation and the proposed expansion (i.e. addition of shredder and associated equipment) in Section 4 of the Noise Impact Assessment (EER Appendix A). There is no noise limit for the site under the existing permit; given this, the EER compares the modelled noise levels against assessment criterion detailed in Section 3.1 of Appendix A and detailed in **Table 3** below. The adopted daytime (6am – 10pm) criteria is 50 dB(A) Leq(16-Hour), consistent with the Noise EPP’s outdoor living area ‘moderate annoyance’ criteria as the proposal is located within the Brighton Hub industrial estate. The adopted worst-case 15-minute criteria is RBL + 5 dB(A), consistent with NSW EPA’s Noise Policy for Industry as the Noise EPP does not provide short term criteria for outdoor living areas.

Noise modelling was undertaken for two scenarios for both existing and proposed activities:

- **Typical Operations:** including the operation of the tyre shredders, forklift, bobcat and telehandler onsite at normal operational frequencies and the normal heavy vehicle movements onsite to deliver and transport tyres.
- **Worst-case Operation:** being when all noise sources are in operation during a single 15-minute period including the operation of mobile plant equipment on the southern sections of the site closest to the nearest NSPs. The EER considers that this scenario is unlikely to occur in practice due to operational constraints of the site.

The modelled noise levels for both Typical and Worse-case operation scenarios for the existing and proposed expansion are provided in **Table 3** below. The modelled levels indicate that the proposed expansion is predicted to increase existing noise levels by less than 1 dB(A) as the new shredder and conveyers will be installed at the rear of the site and will be screened by the existing shredder and storage bays from the nearest NSPs. The modelled sound pressure levels at locations A and B during the facility’s operational hours (7:30am to 4:00pm) were 48 dB(A) Leq and 37 dB(A) Leq respectively and are not expected to increase as a result of the expansion. The EER considers that the increase in noise is expected to be imperceptible with predicted noise levels and the predicted noise levels post expansion will remain within the noise assessment criteria for both Typical and Worst-case operating scenarios at Locations A and B (refer to **Table 3**).

The existing shredder is identified as being the dominant noise source at the NSPs for both the existing and proposed operational scenarios due to its raised position and high sound power level, with the worst-case operational noise achieving up to 50 dB(A) Leq_(15-minute) at Location A (refer to **Figure 6**).

Table 2: Comparison of existing vs predicted expansion noise levels (Tables 4.3 and 4.3 of EER Appendix A).

Location (nearest NSPs)	Sound Pressure level (dB(A))				
	Typical Operation - Tyrecycle Operating Hours (7:30AM - 4:00PM) Leq _(8.5-hour)		Worst-case Operation - Leq _(15-minute)		Difference to existing Noise Levels
	Existing	Proposed	Existing	Proposed	
A	48	48	50	50	≤ 1
B	37	37	39	39	≤ 1

Table 3: Predicted expansion levels against assessment criteria (Table 4.5 of EER Appendix A).

Location (nearest NSPs)	Sound Pressure level (dB(A))			
	Typical Operation - Tyrecycle Operating Hours (7:30AM - 4:00PM) Leq _(8.5-hour)		Worst-case Operation - Leq _(15-minute)	
	Proposed	Criteria	Proposed	Criteria
A	48	50	50	50
B	37	50	39	40

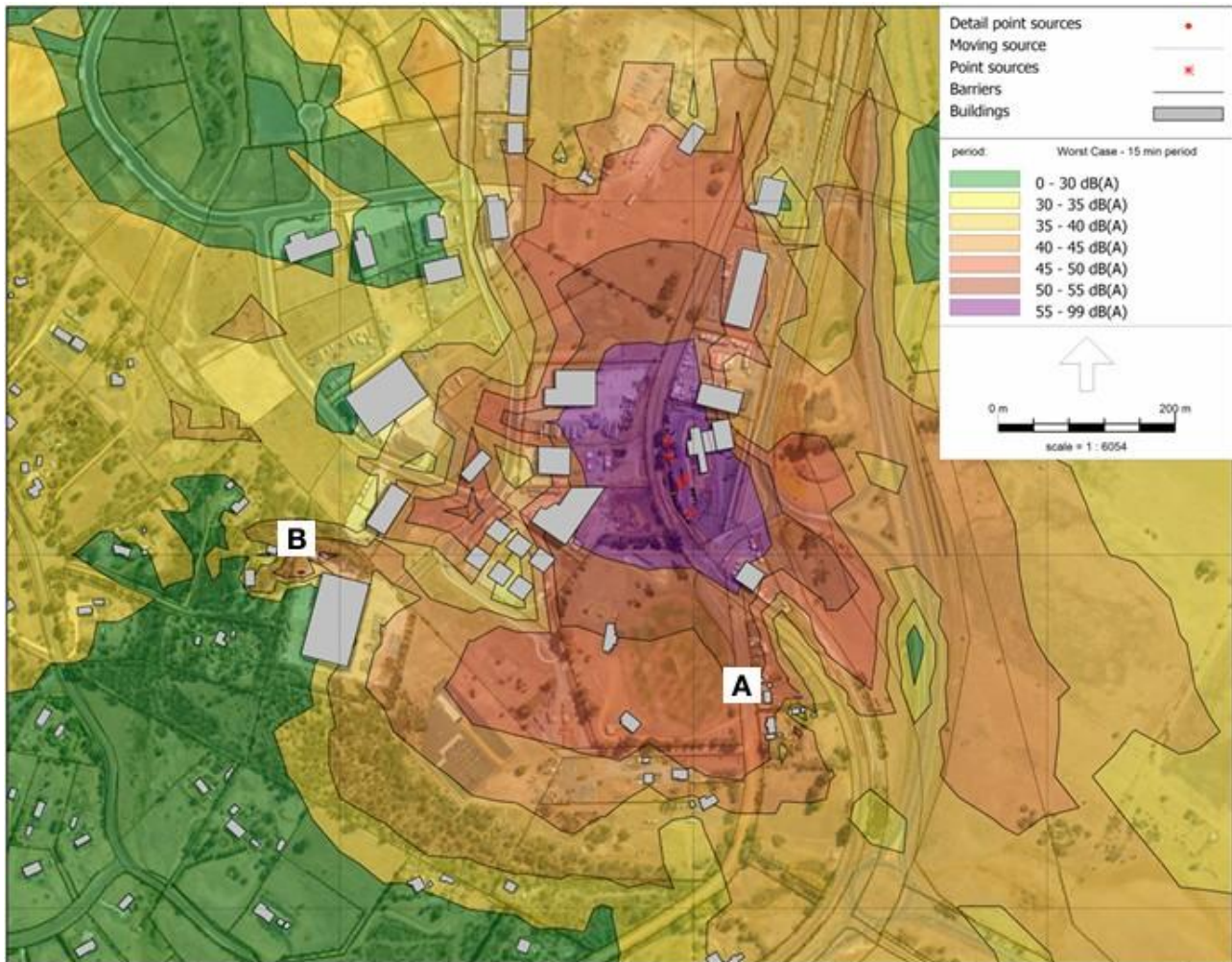


Figure 6: Modelled noise contours - proposed worst-case operations (Figure 4.6 of EER Appendix A).

4.1.3 Management measures

The EER proposes the following measures associated with noise:

- An acoustic barrier, consistent with the specifications provide by NVC in EIS Appendix A will be fitted to the existing shredder on site, to screen line of sight between the existing shredder and residential dwellings to the south of the site.
- Contact details will be provided on the Tyrecycle website to facilitate any feedback or complaints from the public. If a complaint is received Tyrecycle will enact existing internal protocols which include investigating the complaint, addressing any identified issues, communicating the outcomes to the complainant and record keeping.

4.1.4 Public and agency comment and responses

No public or agency comments were received regarding noise emissions.

4.1.5 Evaluation

The EER supplement clarified that the acoustic barrier (mitigation measure) poses considerable operational and safety limitations as it will impede access and line of site to the incoming conveyor and prevent visibility of hazards, shredder jams or build-up of tyres on the conveyor. For these reasons the EER proposes to undertake the activity without the acoustic barrier as the increase in noise from the proposal without the barrier is expected to be 1 dB or less and will likely be imperceptible at NSPs.

The EER specifies the facility's operational hours as 07:30 to 16:00, Monday to Friday with all activities (including shredding and heavy vehicle movements) occurring during this period; this is consistent with the

existing activity's operating conditions. Therefore, Condition **N1** is considered appropriate to ensure that operational hours (unless approval is given otherwise) are consistent with the EER.

While the expansion is not expected to noticeably increase site noise emissions, the modelled worst-case 15-minute operational noise from the site was 50 dB(A) at Location A, which was verified by short-term noise monitoring at this location. The EPA's standard limit for industrial activities at NSPs is 45 dB(A). While the modelled worst-case noise emissions from the site are above this level at the nearest NSPs, the monitoring identified that it is already impacted by surrounding noise sources (other industrial activities and the Midlands Highway). The EPA's standard criteria for determining nuisance noise is RBL + 5 dB(A). The EER assessment criterion for worst-case noise is consistent with this criteria and the modelling confirmed that RBL + 5 dB(A) was not exceeded at Locations A and B. Acknowledging this, Condition **N2** is imposed to ensure where site noise is audible at NSPs it does not exceed the existing background noise level by more than 5 dB(A).

To ensure that the operational noise post-expansion is consistent with the modelled noise levels, it is appropriate to verify noise levels through a noise survey. Condition **N3** is imposed to require a noise survey to be undertaken within 90 days of commencing operation with the additional shredder, and again if there are any substantial changes in activity which is likely to alter the noise emissions. Condition **N4** is imposed to detail the noise survey requirements and reporting of the noise survey results to the Director. Where the noise survey identifies any exceedances, the report is required to provide measures to manage noise (**N4(5)**) and the measures are required to be implemented (**N4(6)**).

The EER states that although a higher processing rate is proposed, the number of vehicle movements will not differ substantially from existing operations, as the new shredder will create smaller product which will be transported by larger vehicles intrastate (rather than by shipping containers as is current practice). Therefore additional noise from heavy vehicle movements is not considered likely to result in noise nuisance.

Based on the information provided, commitments made in the EER, and the conditions imposed as detailed above, it is considered the potential environmental risks from noise can be adequately managed to ensure environmental nuisance is not caused at the nearby sensitive receptors.

4.1.6 Conditions

The proponent will be required to comply with the following conditions:

- N1** Operating hours
- N2** Noise emissions limits
- N3** Noise survey requirements
- N4** Noise survey method and reporting requirements

5. Environmental Conditions and Evaluation

In addition to the key issues, the following environmental issues are considered relevant to the proposal but do not warrant a detailed evaluation:

- Air emissions: impact of dust is considered negligible as the site is highly developed and operational areas are concrete and bitumen. The generation of tyre dust during the shredding of tyres is low and minimised by the operation of water sprayers on the tyre shredders to prevent dust from leaving the site boundary.
- Surface water: impacts to surface water are considered low, and rubber dust captured within the water generated from water sprayers will be retained within bunds at the base of the tyre shredders. In the event of a fire at the site, stormwater drains will be blocked to prevent contaminated fire water from leaving the site.
- Fire, Waste and hazardous substances: fire risks are managed by the limited storage volumes of tyres and other flammable substances, any hazardous substances generated by the activity will be stored within bunded areas.
- Natural values: the activity area is located within a highly developed General Industrial area with no natural values.
- Decommissioning and rehabilitation: the site is highly developed and facilities onsite are likely to remain in the event the activity ceases. The equipment associated with the activity is mobile or temporary in nature and able to be removed or relocated as required.

Table 4 lists all conditions imposed on the activity, other than those for noise control. Full conditions are provided in Appendix 3.

Table 4: Conditions imposed on the activity (PCE no. 12404)

Condition No. and heading	Purpose of Condition(s)	Comment
Maximum quantities		
Q1 Regulatory limits	To specify the maximum product limit.	Standard condition reflects proposed limits.
General		
G1 Activity Area	To limit the footprint of the activity.	Standard Condition not previously imposed on the activity
G2 Access to and awareness of conditions and associated documents	To require a copy of conditions to be kept available to those operating the activity.	Standard Condition.
G3 Incident response	To require the person responsible to take action to minimise environmental harm if an incident occurs.	Standard Condition.
G4 Proposed change to activity	To ensure the EPA is notified of any changes to the activity that may cause environmental harm, to assist regulation of the activity.	Standard Condition not previously imposed on the activity

G5 Change of responsibility	To ensure the EPA is aware of changes to the person responsible for environmental management of the activity.	Standard Condition not previously imposed on the activity
G6 Change of ownership	To ensure the EPA is aware of a change of ownership to the property on which the activity occurs.	Standard Condition.
G7 Complaint register	To ensure complaints are recorded and available as an indicator to the EPA of potential nuisance.	Standard Condition.
Atmospheric		
A1 Control of dust emissions	To ensure effective management measures to controlled dust emissions from within the Activity Area to prevent environmental nuisance, including the operation of water sprayers.	Standard Condition updated to include mitigation measures provided in the EER.
Decommissioning and Rehabilitation		
DC1 Notification of cessation	To ensure the EPA is notified of proposed cessation in a timely way.	Standard Condition.
DC2 DRP requirements	To ensure that appropriate measure are taken minimize environmental harm are available to be implemented in the event of the permanent cessation of the activity.	Standard Condition not previously imposed on the activity.
DC3 Rehabilitation following cessation	To require decommissioning and rehabilitation upon cessation.	Standard Condition.
DC4 Temporary suspension of activity	To ensure adequate management of the activity and site, should the activity temporarily suspend operations.	Standard Condition.
Hazardous Substances		
H1 Storage and handling of hazardous materials	To ensure environmentally hazardous substances are stored and handled appropriately, to prevent spills.	Standard Condition.
H2 Hazardous materials (< 250 litres)	To ensure environmentally hazardous substances are stored and handled appropriately, to prevent spills.	Standard Condition not previously imposed on the activity.
H3 Spill kits	To ensure spill kits are kept onsite in appropriate locations, enabling rapid response to spills of environmentally hazardous substances.	Standard Condition.
Operations		
OPI Site security	To ensure the site is inaccessible to unauthorised persons.	Standard Condition not previously imposed on the activity.

OP2 Fire Management and Response Plan	To ensure the activity is conducted in accordance with an approved fire management and response plan.	Standard Condition not previously imposed on the activity.
OP3 Firefighting wastewater	To ensure the management of contaminated wastewater arising from firefighting within the footprint of the activity.	Standard Condition.
OP4 Stormwater	To require polluted stormwater to be collected and treated prior to discharge and prohibit discharge of stormwater carrying visible pollutants.	Standard Condition.
OP5 Bunding of tyre shredders	To require the bunding of tyre shredders to capture water from the operation of water sprayers.	Condition imposed to include mitigation measures provided in the EER.

6. Report Conclusions

This assessment has been based on the information provided by the proponent, Tyrecycle Pty Ltd, in the permit application, the case for assessment (the EER), and additional information provided (Supplement).

This report incorporates specialist advice provided by EPA scientific and regulatory staff, the Department of Natural Resources and Environment Tasmania, and other government agencies.

The proposal has been assessed in the context of the Objectives and Environmental Impact Assessment Principles specified in EMPCA.

It is concluded that the proposal is capable of being managed in an environmentally acceptable manner such that it is unlikely that the RMPS and EMPCS objectives would be compromised, provided that the Permit Conditions - Environmental No. 12404 appended to this report are imposed and duly complied with.

The environmental conditions in Appendix 3 are a new set of operating conditions for the entire, intensified activity that will supersede the existing Environment Protection Notice.

7. Report Approval

Environmental Assessment Report and conclusions, including environmental conditions, adopted:



AMANDA LOCATELLI

DIRECTOR, ENVIRONMENTAL ASSESSMENTS

Acting under delegation from the Board of the Environment Protection Authority

Date: 1 May, 2026

8. References

ERA Advisory Environmental Effects Report Tyrecycle Bridgewater Capacity Upgrade (dated 15 December 2025), Tyrecycle Pty Ltd, Bridgewater, Tasmania.

ERA Advisory Supplement Report Tyrecycle Bridgewater Capacity Upgrade (dated March 2026), Tyrecycle Pty Ltd, Bridgewater, Tasmania.

9. Appendices

- Appendix 1 Summary of agency submissions
- Appendix 2 Table of proponent management measures
- Appendix 3 Permit Conditions Environmental No. 12404

Appendix I: Summary of agency submissions

Table 5: Matters raised within agency submissions

No public representations were received.

Agency	Comments and Issues	Further Information Requested	EPA Comments
Public Health Services, Department of Health	Public Health Services is satisfied with the Environmental Effects Report for this application of an existing use in the Brighton Industrial Estate.	-	N/A

Appendix 2: Table of proponent management measures

Table 6: Proponent management measures (Section 4 Part D of EER)

Number	Action	Timing
1	Contact details will be provided on the Tyrecycle website to facilitate any feedback or complaints from the public. If a complaint is received Tyrecycle will enact existing internal protocols which include investigating the complaint, addressing any identified issues, communicating the outcomes to the complainant and record keeping.	Prior to commencement
2	Water sprays will be fitted to both the tyre shredders, and will be properly maintained, to minimise the release of any particulate matter.	Prior to commencement and ongoing during operations
3	Machinery used onsite will be regularly maintained to ensure emissions are minimised.	During operations – ongoing
4	Shredded tyres will be exported from the site in a manner that minimises the risk of air emissions; either in sealed shipping containers or covered truck loads.	During operations – ongoing
5	The new and existing shredders will be fitted with bunds to capture any tyre dust and water. The bunds will be inspected weekly and cleaned out regularly to ensure no build-up of tyre dust or tyre pieces. Tyre pieces will be added to the shred stockpiles and tyre dust will be placed in the onsite skip bin for disposal at landfill.	Prior to commencement and ongoing during operations
6	Sediment socks or bags will be deployed (and appropriately maintained) at entrances to the existing site stormwater drains to capture any sediment or tyre dust entrained in site stormwater.	Prior to commencement and ongoing during operations
7	Spill kits will be kept on site and all relevant staff trained in their use. The existing spill kits will be upgraded to include absorbent socks to be used in the event of firefighting.	Prior to commencement and ongoing during operations
8	In the event of firefighting on site, drain plugs will be installed in existing stormwater drains and absorbent socks used around other drainage points to contain any firefighting water.	During operations – as required
9	The Project Site will be subject to routine visual inspection and any environmental weeds treated by a suitably qualified operator using appropriate weed treatments.	During operations – annual
10	A waste management area will be delineated within the existing site compound, with all wastes to be segregated (into recyclables and non-recyclables) and stored in sealed bins.	During operations – ongoing
11	All waste classed as environmentally hazardous materials will be stored in appropriately banded containers or in the existing chemical storage locker in the maintenance building.	During operations – ongoing

Number	Action	Timing
12	Waste will be removed from site on a regular basis by a suitably qualified operator and disposed of at a suitably licensed facility.	During operations – ongoing
13	Machinery oil will be stored in a bunded chemical storage locker in the maintenance building and any fuel to be stored on site will be within a self-bunded fuel storage container.	During operations - ongoing

Appendix 3: Permit conditions – Environmental No: I 2404

PERMIT PART B
PERMIT CONDITIONS - ENVIRONMENTAL No. 12404

Issued under the *Environmental Management and Pollution Control Act 1994*

Activity: **The operation of a tyre recycling, disposal and storage facility (ACTIVITY TYPE: Crushing, Grinding or Milling (Chemicals))
TYRECYCLE TYRE RECYCLING AND DISPOSAL, 3 WEILY PARK ROAD
BRIDGEWATER TAS 7030**

The above activity has been assessed as a level 2 activity under the *Environmental Management and Pollution Control Act 1994*.

Acting under Section 25(5)(a)(i) of the EMPCA, the Board of the Environment Protection Authority has required that this Permit Part B be included in any Permit granted under the *Land Use Planning and Approvals Act 1993* with respect to the above activity.

Municipality: **BRIGHTON**
Permit Application Reference: **DA2025/00217**
EPA file reference: **25/1976**

Date conditions approved: 01 May 2026

Signed:



DELEGATE FOR THE BOARD OF THE ENVIRONMENT PROTECTION AUTHORITY

DEFINITIONS

Unless the contrary appears, words and expressions used in this Permit Part B have the meaning given to them in **Schedule 1** of this Permit and in the EMPCA. If there is any inconsistency between a definition in the EMPCA and a definition in this Permit Part B, the EMPCA prevails to the extent of the inconsistency.

ENVIRONMENTAL CONDITIONS

The person responsible for the activity must comply with the conditions contained in **Schedule 2** of this Permit Part B.

INFORMATION

Attention is drawn to **Schedule 3**, which contains important additional information.

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Attachments

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Schedule 1: Definitions

In this Permit Part B:-

Activity means any environmentally relevant activity (as defined in section 3 of EMPCA) to which this document relates, and includes more than one such activity.

Activity Area means the area to be used for the Activity when these conditions take effect, as depicted in Attachment 1.

Authorized Officer means an authorized officer under section 20 of EMPCA.

Background Noise Level is the level that is exceeded 90% of the time for each measurement interval when measured in the absence of the Activity noise. Background noise is described using the $L_{A90,T}$ descriptor.

Commissioning means the testing of major items of equipment and is taken to be completed when the item(s) are being used or operated in the course of normal commercial operations.

Control Location (Noise) means a location chosen to represent the general ambient sound without contribution from noise sources at the activity.

Director means the Director, Environment Protection Authority holding office under section 18 of EMPCA and includes a delegate or person authorised in writing by the Director to exercise a power or function on the Director's behalf.

Dominant or Intrusive Noise Characteristics means any noise characteristic that contributes to a noise being considered louder than would be indicated by the A-weighted sound pressure level measured, or that exacerbates nuisance or harm caused by the noise.

DRP means Decommissioning and Rehabilitation Plan.

EMPCA means the *Environmental Management and Pollution Control Act 1994*.

Environmental Harm and **Material Environmental Harm** and **Serious Environmental Harm** each have the meanings ascribed to them in section 5 of EMPCA.

Environmental Nuisance has the meanings ascribed to it in section 3 of EMPCA.

Environmentally Hazardous Material means any substance or mixture of substances of a nature or held in quantities which present a reasonably foreseeable risk of causing serious or material environmental harm if released to the environment and includes fuels, oils, waste and chemicals but excludes sewage.

EPA Board means the Board of the Environment Protection Authority established under section 13 of EMPCA and includes a delegate or person authorised in writing by the EPA Board to exercise a power or function on the EPA Board's behalf.

Firefighting means the action or process to extinguish a fire(s).

Noise Measurement Procedures Manual means the document titled *Noise Measurement Procedures Manual*, by the Department of Environment, Parks, Heritage and the Arts, dated July 2008, and any amendment to or substitution of this document.

Noise Sensitive Premises means residences and residential zones (whether occupied or not), schools, hospitals, caravan parks and similar land uses involving the presence of individual people for extended periods, except in the course of their employment or for recreation.

Normal Ambient Noise refers to the ambient noise of the receiver location in the absence of the subject site noise. Ambient noise level is measured in L_{Aeq} .

Person Responsible is any person who is or was responsible for the environmentally relevant activity to which this document relates and includes the officers, employees, contractors, joint venture partners and agents of that person, and includes a body corporate.

Planning Authority means the Council(s) for the municipal area(s) in which the Activity Area is situated.

Pollutant has the meaning ascribed to it in section 3 of EMPCA.

Stormwater means water runoff as a consequence of a rainfall event, whether surface flow, piped flow, or flow within conduits, including any contaminants collected by the water during its passage.

Wastewater means spent or used water (whether from industrial or domestic sources) containing a pollutant and includes stormwater which becomes mixed with wastewater.

Schedule 2: Conditions

Maximum Quantities

Q1 Regulatory limits

- 1 The activity must not exceed the following limits :
 - 1.1 10,000 tonnes per year of chemicals or rubber processed.
 - 1.2 150 tonnes of of tyres or shredded tyres stored within the Activity Area at any one time.

General

G1 Activity Area

The activity must be confined to the Activity Area.

G2 Access to and awareness of conditions and associated documents

A copy of these conditions and any associated documents referred to in these conditions must be held in a location that is known to and accessible to the person responsible for the activity. The person responsible for the activity must ensure that all persons who are responsible for undertaking work within the Activity Area, including contractors and sub-contractors, are familiar with these conditions to the extent relevant to their work.

G3 Incident response

If an incident causing or threatening environmental nuisance, serious environmental harm or material environmental harm from pollution occurs in the course of the activity, then the person responsible for the activity must immediately take all reasonable and practicable action to minimise any adverse environmental effects from the incident.

G4 Proposed change to activity

- 1 The person responsible must notify the Director in writing prior to implementing any change to the activity authorised by this document that may cause or increase the emission of a pollutant or which may result in environmental harm or environmental nuisance (even temporarily). A change includes, but is not limited to, any of the following:
 - 1.1 an increase in the discharge of a pollutant, or the location of its discharge.
 - 1.2 the construction, installation, alteration or removal of any structure or equipment used in the course of carrying out the activity.
 - 1.3 any clearance of native vegetation or earthworks.
 - 1.4 a change in the quantity or characteristics of materials used in carrying out the activity.
- 2 The notification must be in an approved form and include the following:
 - 2.1 details of the proposed change;
 - 2.2 an assessment of the environmental impacts that may result from the change;
 - 2.3 any relevant approvals held by the person responsible; and
 - 2.4 any advice from the relevant planning authority to the effect that approval is not required.
- 3 The person responsible must provide additional information as requested by an Authorized Officer.

- 4 The proposed change must not be implemented until the Director has confirmed in writing that they are satisfied that no other approval or variation of this document is required.
- 5 For the avoidance of doubt, a notification of a proposed change under this provision is not required if the proposed change is part of a referral to the EPA Board for assessment under sections 24, 25, 27 or 27AA of EMPCA.

G5 Change of responsibility

If the person responsible for the activity intends to cease to be responsible for the activity, that person must notify the Director in writing of the full particulars of any person who will become the person responsible for the activity, before such cessation.

G6 Change of ownership

If the owner of the Activity Area changes or is to change, then, as soon as reasonably practicable but no later than 30 days after becoming aware of the change or intended change in the ownership of the Activity Area, the person responsible must notify the Director in writing of the change or intended change of ownership.

G7 Complaints register

- 1 A public complaints register must be maintained. The public complaints register must, as a minimum, record the following detail in relation to each complaint received in which it is alleged that environmental harm (including an environmental nuisance) has been caused by the activity:
 - 1.1 the date and time at which the complaint was received;
 - 1.2 contact details for the complainant (where provided);
 - 1.3 the subject matter of the complaint;
 - 1.4 any investigations undertaken with regard to the complaint; and
 - 1.5 the manner in which the complaint was resolved, including any mitigation measures implemented.
- 2 Complaint records must be retained for a period of at least 3 years.

G8 Amendment of required plans and reports

- 1 The plans and reports required by these conditions must be amended to address any matter required by the Director, as advised by notice in writing.
- 2 Amended plans and reports must be resubmitted within the timeframe that the Director specifies.

Atmospheric**A1 Control of dust emissions**

- 1 Dust emissions from within the Activity Area must be controlled to the extent necessary to prevent environmental nuisance beyond the boundary of the Activity Area.
- 2 Unless otherwise approved in writing by the Director, tyre shredders must be operated with water sprayers to minimise the release of dust or other airborne particulates during operation.

Decommissioning And Rehabilitation

DC1 Notification of cessation

Within 30 days of becoming aware of any event or decision which is likely to give rise to the permanent cessation of the activity, the person responsible for the activity must notify the Director in writing of that event or decision. The notice must specify the date upon which the activity is expected to cease or has ceased.

DC2 DRP requirements

- 1** Unless otherwise approved in writing by the Director, a Decommissioning and Rehabilitation Plan (DRP) for the activity must be submitted for approval to the Director within 30 days of the Director being notified of the planned cessation of the activity. The DRP must be prepared in accordance with any guidelines provided by the Director. This requirement will be deemed to be satisfied only when the Director indicates in writing that the submitted document adequately addresses the requirements of this condition.
- 2** The person responsible may apply to the Director to vary or substitute the DRP. Any variation or substitution of the plan approved by the Director, by notice in writing, replaces the earlier approval with effect from the date specified in the notice.

DC3 Rehabilitation following cessation

- 1** Following permanent cessation of the activity, and unless otherwise approved in writing by the Director, the Activity Area must be rehabilitated including:
 - 1.1** stabilisation of any land surfaces that may be subject to erosion;
 - 1.2** removal or mitigation of all environmental hazards or land contamination, that might pose an ongoing risk of causing environmental harm; and
 - 1.3** decommissioning of any equipment that has not been removed.
- 2** Where a Decommissioning and Rehabilitation Plan (DRP) has been approved by the Director, decommissioning and rehabilitation must be carried out in accordance with that DRP.
- 3** The person responsible may apply to the Director to vary or substitute the DRP. Any variation or substitution of the DRP approved by the Director, by notice in writing, replaces the earlier approval with effect from the date specified in the notice.

DC4 Temporary suspension of activity

- 1** Within 30 days of becoming aware of any event or decision which is likely to give rise to the temporary suspension of the activity, the person responsible for the activity must notify the Director in writing of that event or decision. The notice must specify the date upon which the activity is expected to suspend or has suspended.
- 2** During temporary suspension of the activity the Activity Area must be managed and monitored by the person responsible for the activity to ensure that emissions from the Activity Area do not cause serious environmental harm, material environmental harm or environmental nuisance.
- 3** If required by the Director, a Care and Maintenance Plan for the activity must be submitted to the Director for approval, by a date specified in writing by the Director. This requirement will be deemed to be satisfied only when the Director indicates in writing that the submitted document adequately addresses the requirements of this condition.
 - 3.1** The Care and Maintenance Plan must be prepared in accordance with any guidelines provided by the Director.

- 3.2** Once approved the person responsible must act in accordance with the approved Care and Maintenance Plan.
- 3.3** The person responsible may apply to the Director to vary or substitute the Care and Maintenance Plan. Any variation or substitution of the plan approved by the Director, by notice in writing, replaces the earlier approval with effect from the date specified in the notice.
- 4** Unless otherwise approved in writing by the Director, if the activity on the Activity Area has substantially ceased for 2 years, decommissioning of the activity and rehabilitation of the Activity Area must be carried out in accordance with the requirements of these conditions as if the activity has permanently ceased.

DC5 Activity to cease following decommissioning and rehabilitation

- 1** Following written notification by the Director confirming the completion of decommissioning of the Activity and rehabilitation of the Activity Area in accordance with these conditions:
 - 1.1** the Activity must not recommence; and
 - 1.2** the Person Responsible is not required to undertake monitoring, reporting and/or notification condition requirements relating to the activity, unless otherwise specified in writing by the Director.

Hazardous Substances

H1 Storage and handling of hazardous materials

- 1** Unless otherwise approved in writing by the Director, all environmentally hazardous materials, including chemicals, fuels, and oils, stored within the Activity Area in volumes exceeding 250 litres must be stored and handled in accordance with the following:
 - 1.1** Any storage facility must be contained within a spill collection bund with a net capacity of whichever is the greater of the following:
 - 1.1.1** at least 110% of the combined volume of any interconnected vessels within that bund; or
 - 1.1.2** at least 110% of the volume of the largest storage vessel; or
 - 1.1.3** at least 25% of the total volume of all vessels stored in that spill collection bund; or
 - 1.1.4** the capacity of the largest tank plus the output of any firewater system over a twenty minute period.
 - 1.2** All activities that involve a significant risk of spillages, including the loading and unloading of bulk materials, must take place in a bunded containment area or on a transport vehicle loading apron.
 - 1.3** Bunded containment areas and transport vehicle loading aprons must:
 - 1.3.1** be made of materials that are impervious to any environmentally hazardous material stored within the bund;
 - 1.3.2** be graded or drained to a sump to allow recovery of liquids;
 - 1.3.3** be chemically resistant to the chemicals stored or transferred;
 - 1.3.4** be designed and managed such that any leakage or spillage is contained within the bunded area (including where such leakage emanates vertically higher than the bund wall);

- 1.3.5 be designed and managed such that the transfer of materials is adequately controlled by valves, pumps and meters and other equipment wherever practical. The equipment must be adequately protected (for example, with bollards) and contained in an area designed to permit recovery of any released chemicals;
- 1.3.6 be designed such that chemicals which may react dangerously if they come into contact have measures in place to prevent mixing; and
- 1.3.7 be managed such that the capacity of the bund is maintained at all times (for example, by regular inspections and removal of obstructions).

H2 Hazardous materials (< 250 litres)

- 1 Unless otherwise approved in writing by the Director, each environmentally hazardous material, including chemicals, fuels and oils, stored within the Activity Area in discrete volumes not exceeding 250 litres, but not including discrete volumes of 25 litres or less, must be stored within bunded containment areas or spill trays which are designed and maintained to contain at least 110% of the volume of the largest container.
- 2 Bunded containment areas and spill trays must be made of materials that are impervious to any environmentally hazardous materials stored within the bund or spill tray.

H3 Spill kits

Spill kits appropriate for the types and volumes of materials handled within the Activity Area must be kept in appropriate locations and maintained in a functional condition to assist with the containment of spilt environmentally hazardous materials.

Noise Control

N1 Operating hours

- 1 Unless otherwise approved in writing by the Director, activities associated with shredding of tyres and deliveries to and from the Activity Area must not be undertaken outside the following times:
 - 1.1 0730 hours to 1600 hours Monday to Friday.
- 2 Notwithstanding the above paragraph, the above activities must not be carried out on Public Holidays that are observed State-wide (Easter Tuesday excepted) without the written approval of the Director.

N2 Noise emission limits

- 1 Noise emissions from the activity when audible at any noise sensitive premises in other ownership and expressed as the equivalent continuous A-weighted sound pressure level must not exceed the existing background noise level by more than 5 dB(A).
- 2 The time interval over which noise levels are averaged must be 10 minutes or an alternative time interval specified in writing by the Director.
- 3 Noise emissions from the site should not contain any dominant or intrusive noise characteristics when measured or observed at any noise sensitive premises as assessed in accordance with the *Noise Measurement Procedures Manual*. Where noise emissions from the site contain any dominant or intrusive noise characteristics at any noise sensitive premises, measured noise levels must be adjusted for tonality, impulsiveness, modulation and low frequency in accordance with the *Noise Measurement Procedures Manual*.
- 4 All methods of measurement must be in accordance with the *Noise Measurement Procedures Manual*.

N3 Noise survey requirements

- 1** Unless otherwise approved in writing by the Director, a noise survey must be completed:
 - 1.1** within 90 days after completion of commissioning; and
 - 1.2** within six (6) months after any change to the activity which is likely to substantially alter the character or increase the volume of noise emitted from the Activity Area; and
 - 1.3** where the Director is of the opinion that a noise survey must be completed within a specified timeframe.

N4 Noise survey method and reporting requirements

- 1** Noise surveys must be undertaken in accordance with a survey method approved in writing by the Director, as may be amended from time to time with written approval of the Director.
- 2** Without limitation, the survey method must address the following:
 - 2.1** measurements must be carried out at day, evening and night times (where applicable) at each location; and
 - 2.2** measurement locations, and the number thereof, must be specified, with one location established as a control location (noise).
- 3** Measurements and data recorded during the survey must include:
 - 3.1** operational status of noise producing equipment and throughput of the activity;
 - 3.2** subjective descriptions of the sound at each location;
 - 3.3** details of meteorological conditions relevant to the propagation of noise;
 - 3.4** the equivalent continuous (L_{eq}) and L_{max} , L_1 , L_{10} , L_{50} , L_{90} , L_{99} and L_{min} A-weighted sound pressure levels measured over a period of 10 minutes or an alternative time interval approved by the Director;
 - 3.5** a data set containing periods capturing normal and worst operating conditions;
 - 3.6** A-weighted and C-weighted one-third octave spectra (including low frequency) over suitably representative periods of not less than 1 minute presented in tabulated and graph format; and
 - 3.7** narrow-band spectra over suitably representative periods of not less than 1 minute.
- 4** A noise survey report must be forwarded to the Director within 30 days from the date on which the noise survey is completed.
- 5** The noise survey report must include the following:
 - 5.1** the results and interpretation of the measurements required by these conditions;
 - 5.2** a map of the area surrounding the activity with the boundary of the Activity Area, measurement locations, and noise sensitive premises clearly marked on the map;
 - 5.3** any other information that will assist with interpreting the results and whether the activity is in compliance with these conditions and EMPCA; and
 - 5.4** recommendations of appropriate mitigation measures to manage any noise problems identified by the noise survey.
- 6** Unless otherwise approved in writing by the Director, the person responsible must act in accordance with and implement the recommendations in the noise survey report.

Operations

OP1 Site Security

The Activity Area must be fenced to prevent entry by unauthorised persons and these fences must be adequately maintained for this purpose.

OP2 Fire Management and Response Plan

- 1 Unless otherwise approved in writing by the Director, the activity must be undertaken in accordance with the *PROC 533 Fire Management and Response Plan Tyrecycle Tasmania dated 10 November 2025 ('the Fire Management and Response Plan')*.
- 2 The person responsible may apply to the Director to vary or substitute the Fire Management and Response Plan. Any variation or substitution of the plan approved by the Director, by notice in writing, replaces the earlier approval with effect from the date specified in the notice.

OP3 Firefighting wastewater

Any wastewater arising from firefighting must be managed to prevent the discharge of pollutants beyond the boundary of the Activity Area, where it could reasonably be expected to cause environmental harm and/or nuisance.

OP4 Stormwater

- 1 Polluted stormwater that will be discharged from the Activity Area must be collected and treated prior to discharge to the extent necessary to prevent serious or material environmental harm, or environmental nuisance.
- 2 Notwithstanding the above, all stormwater that is discharged from the Activity Area must not carry pollutants such as sediment, oil and grease in quantities or concentrations that are likely to degrade the visual quality of any receiving waters outside the Activity Area.
- 3 All reasonable measures must be implemented to ensure that solids entrained in stormwater are retained within the Activity Area. Such measures may include appropriately sized and maintained bunds, sediment settling ponds or detention basins.

OP5 Bunding of tyre shredders

Unless otherwise approved in writing by the Director, within six (6) months from the date on which these conditions commence, tyre shredders must be bunded to capture water containing tyre dust generated from the operation of water sprayers during operation.

Schedule 3: Information

Legal Obligations

LO1 EMPCA

The activity must be conducted in accordance with both the conditions in this document and the obligations of the *Environmental Management and Pollution Control Act 1994* (EMPCA) and subordinate regulations. The conditions of this document do not replicate legislated obligations; therefore, you should ensure you are aware of your obligations under EMPCA and subordinate regulations.

LO2 Storage and handling of dangerous goods, explosives and dangerous substances

1 The storage, handling and transport of dangerous goods, explosives and dangerous substances must comply with the requirements of relevant State Acts and any regulations thereunder, including:

1.1 *Work Health and Safety Act 2012* and subordinate regulations;

1.2 *Explosives Act 2012* and subordinate regulations; and

1.3 *Dangerous Goods (Road and Rail Transport) Act 2010* and subordinate regulations.

LO3 Waste and Resource Recovery Act 2022 obligations

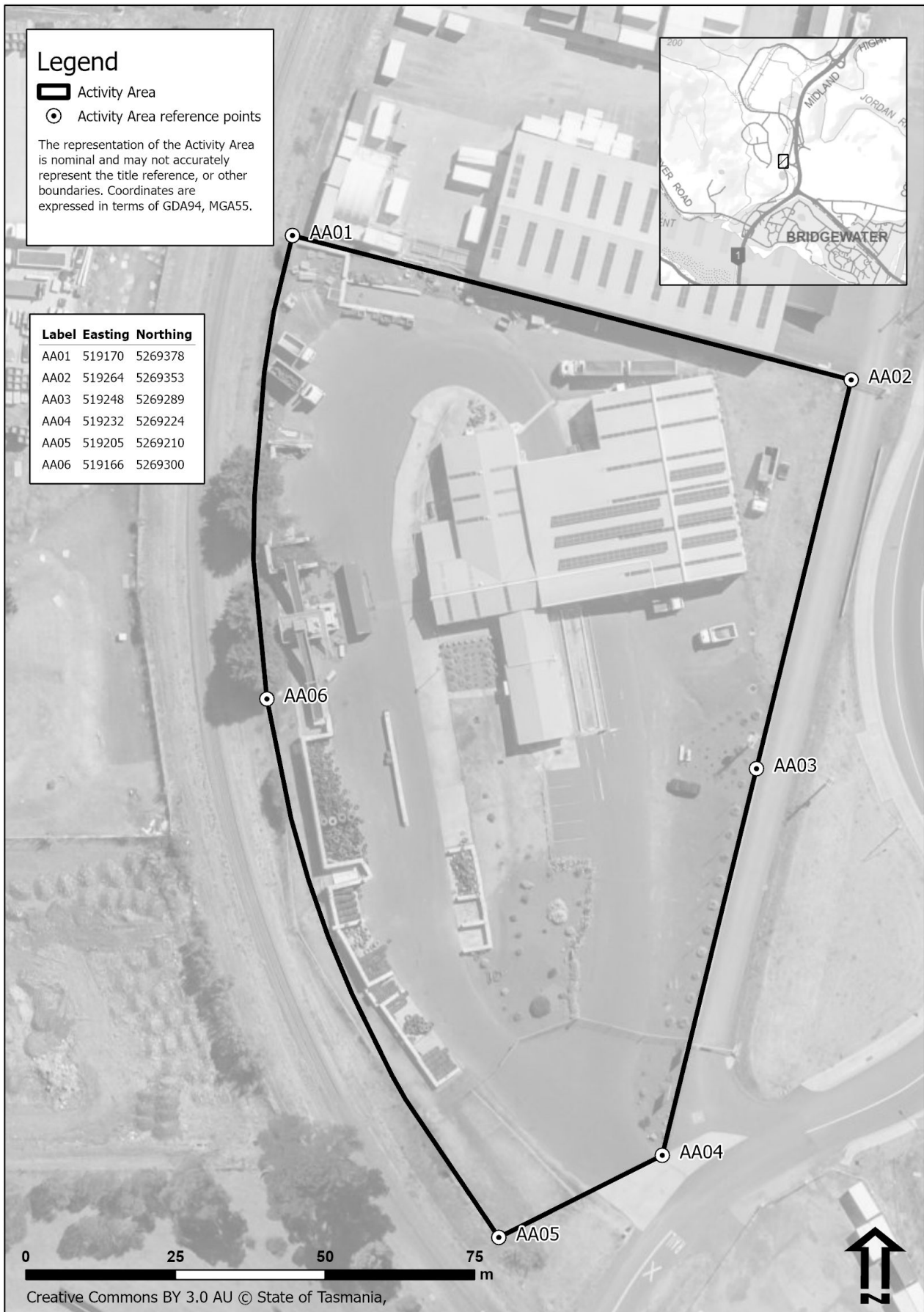
The activity may be a prescribed a Landfill or Resource Recovery Facility under the *Waste and Resource Recovery Act 2022* and must comply with reporting and obligations under that legislation.

Other Information

OI1 Release of Relevant Information

Under the provisions of section 23AA of EMPCA relevant information relating to monitoring of environmental impacts required under these conditions may be subject to publishing or public release by the Director.

Attachment 1: Activity Area





ENVIRONMENT PROTECTION AUTHORITY