



7 December 2023

Ref: 2103.S1_QR06

Department of Planning and Environment (DPE)

Environmental Representative (ER) Quarterly Report
Project: SSD-10448 – Aspect Industrial Estate Stage 1
Period: September to November 2023

Condition C31(k) of the Conditions of Approval for the Project requires the ER to prepare and submit to the Secretary and other relevant regulatory agencies, for information, an Environmental Representative Quarterly Report.

The attached report details the activities undertaken by the ER for the nominated period, in accordance with the Environmental Representative Protocol, May 2020.

Yours sincerely,

Maurice Pignatelli
Environmental Representative for Aspect Industrial Estate Stage 1
OptimE Pty Ltd



Environmental Representative (ER) Quarterly Report

Project: SSD-10448 – Aspect Industrial Estate

Period: September to November 2023

Key construction activities Estate Works (WEM)

- Cut to fill on Lot 4/5
- Additional on-lot basins (Lot 2 & 6) commencement
- Riparian amelioration
- AC of Roads 1 and 2
- Continued construction of Road 3 to subgrade and basecourse
- Road 3 & 4 drainage
- Commencement of Road 4 subgrade
- SB1 Inlet pit construction
- Streetscape

Lot 1 building works (Richard Crookes)

- Office/Dock office fit outs
- Cleaning/maintenance
- Nearing completion of construction and handover to operations

Lot 3 building works

- Stormwater works
 - Structural steel erection
 - Precast panel installation
 - Main office formwork of Level 1
 - Safety mesh to warehouse roof
-

Upcoming construction activities Estate Works (WEM)

- Additional on-lot basins
- Continued streetscape planting
- Riparian planting
- Kerb on Road 3 & 4
- Continued construction of Road 3 & 4 to subgrade and basecourse
- Slip lane works
- Basin outlet pit, headwalls & weir
- Commencement of RW21
- Line marking and signage

Lot 1 Works (Richard Crookes)

- Hand-over to operational phase.
- ER role on Lot 1 will conclude at hand-over to operations.

Lot 3 building works

- Structural steel erection ongoing
 - Precast panel erection ongoing
 - Roof loading
-

- Wall cladding installation
- Electrical, hydraulic, fire in-ground works Stormwater works

**ER Activities
(site inspections
and audits)**

Estate Works (WEM)

- 11/09/23 Site inspection with ER, Mirvac, WEM (B Bracken)
- 22/09/23 Site inspection with ER, Mirvac, WEM (B Bracken)
- 23/10/23 Site inspection with ER, Mirvac, WEM (M Pignatelli)
- 6/11/23 Site inspection with ER, Mirvac, WEM (M Pignatelli)
- 20/11/23 Site inspection with ER, Mirvac, WEM (M Pignatelli)

Lot 1 works

- 4/09/23 Site inspection with ER, Mirvac, RCC (B Bracken)
- 9/10/23 Site inspection with ER, Mirvac, RCC (B Bracken)
- 30/10/23 Site inspection with ER, Mirvac, RCC (M Pignatelli)
- 13/11/23 Site inspection with ER, Mirvac, RCC (M Pignatelli)
- 27/11/23 Site inspection with ER, Mirvac, RCC (B Bracken)

Lot 3 works

- 4/09/23 Site inspection with ER, Mirvac, Texco (B Bracken)
- 9/10/23 Site inspection with ER, Mirvac, Texco (B Bracken)
- 30/10/23 Site inspection with ER, Mirvac, Texco (M Pignatelli)
- 13/11/23 Site inspection with ER, Mirvac, Texco (M Pignatelli)
- 27/11/23 Site inspection with ER, Mirvac, Texco (B Bracken)

**Complaints
received by
project** Nil

**Environmental
Incidents** Nil

**Environmental
non-compliances** An noncompliance with the management plans occurred on 4/9/23 when Texco released sediment laden water into the riparian channel due to the incorrect dewatering procedure of the sediment basin. The incident was reported to DPE on 11/9/23. DPE issued a warning letter.

**Lessons learnt/
Opportunities for
Improvement** Nil

**Changes to
Project Plans/
Approvals** Nil

**Meetings
attended by ER**

- Refer to site inspections.
- Mirvac Aspect Industrial Estate - Community Consultation Meeting September 2023

**Documents
received by ER
for review**

AIE complaints register summary sheet (24/11/2023)

Estate Works (WEM)

- Dust Deposition Monitoring report (August 2023)
- Dust Deposition Monitoring report (September 2023)
- Dust Deposition Monitoring report (October 2023)
- 2023 August CER Dust Monitoring report
- 2023 September CER Dust Monitoring report
- 2023 October CER Dust Monitoring report
- 2023 August CER Noise Monitoring report Rev 1
- 2023 September CER Noise Monitoring report Rev 1
- 2023 October CER Noise Monitoring report Rev 1
- AIE attended noise monitoring reports 30/8/23 and 31/8/23.
- AIE attended noise monitoring report 1/09/23
- AIE attended noise monitoring report 26/10/23
- WEM Corrective Action register for August, September, and October 2023

Lot 1 Works (Richard Crookes)

- EMS23 0956 Dust deposition monitoring results 2/8/23 to 1/9/23
- EMS23 0957 CER Dust Monitoring report 10/8/23 to 13/9/23
- EMS23 0958 CER Noise Monitoring report 15/8/23 to 11/9/23
- EMS23 1025 Dust deposition monitoring results 1 to 29/09/23
- EMS23 1026 CER Dust Monitoring report 14/09/23 to 11/10/23
- EMS23 1027 CER Noise Monitoring report 12/0/23 to 9/10/23
- EMS23 1103 Dust deposition monitoring results 29/9/23 30/10/23
- EMS23 1104 CER Dust Monitoring report 12/10/23 to 15/11/23
- EMS23 1105 CER Noise Monitoring report 10/10/23 to 13/11/23

Lot 3 Works (Texco)

- Noise monitoring report dated 11/09/23 to 17/09/23
- Noise monitoring report dated 25/9/23 to 1/10/23
- Noise monitoring report dated 2/10/23 to 8/10/23
- Noise monitoring report dated 9/10/23 to 15/10/23
- Noise monitoring report dated 16/10/23 to 22/10/23
- Noise monitoring report dated 23/10/23 to 29/10/23
- Noise monitoring report dated 30/10/23 to 5/11/23
- Noise monitoring report dated 6/11/23 to 12/11/23
- Noise monitoring report dated 20/11/23 to 26/11/23

**Documents
issued by ER**

Estate Works (WEM)

- ER inspection reports see above
- 2103.05 AIE Quarterly Report June-August 2023

Lot 1 Works (Richard Crookes)

- ER inspection reports see above

Lot 3 works (Texco)

- ER inspection reports see above

Requests or CARs issued by ER The following corrective actions were raised during the reporting period as detailed below.

WEM CA 231120-01:	Manage the re-stabilisation of the riparian corridor adjacent to Lot 3 to reduce the risk of sediment entering the clean water channel.
WEM CA 231106-01:	Changes to the original design of the high efficiency sediment basin for Lot 9 to be approved by a certified CPESC. The certified CPESC should also verify that the installation is consistent with its final design.
WEM CA 230911-01	Review fuel storage in the main Service Area and rectify the leaking bund. Remove contaminated soil beneath the defective bund and dispose appropriately.
RCC CA 231030-01	Liaise with WEM and repair the erosion of the embankment adjacent to the riparian channel.

Review of monitoring results by ER

This report summarises the data available at the time of drafting this report in the tables below and flags, by exception, elevated levels against the criteria outlined in the management plans.

It is noted that some monitoring data presented below lags by one month as monitoring data for the last month of the reporting period is generally not available when the quarterly report falls due (within 7 days of the end of the month).

Estate Works (WEM)

The WEM monitoring program comprises:

- Real time noise monitoring and particulate matter monitoring network (SiteHive) with six locations around the site and have been running continuously during the reporting period.
- Attended noise monitoring
- Vibration monitoring
- A network of dust deposition gauges has been established to monitor for nuisance dust.

Parameter	August 23	Sept 23	October 23
Noise (Real time)	Nil elevated levels attributable to construction.	Nil elevated levels attributable to construction.	Nil elevated levels attributable to construction.
Noise (attended)	Two attended noise monitoring events for electrical road crossing dated 30/8/23 and 31/10/23. For both events L_{Aeq} exceeded predicted level. WEM consulted with nearby sensitive receiver. There were no complaints.	One attended noise monitoring event for electrical road crossing dated 1/09/23 – L_{Aeq} exceeded predicted level. WEM consulted with nearby sensitive receiver. There were no complaints.	One attended noise monitoring event for sandstone crushing dated 26/10/23 within site – L_{Aeq} did not exceed 75dBA
Vibration	No vibration monitoring	No vibration monitoring	No vibration monitoring

Particulate matter (Real time) ¹	Nil elevated levels attributable to construction.	Nil elevated levels attributable to construction.	Nil elevated levels attributable to construction.
Dust deposition (monthly) ²	DD levels below the monthly criteria at all locations.	DD levels below the monthly criteria at all locations.	DD levels below the monthly criteria at all locations.
Dust deposition (Rolling annual average)	DD levels did not exceed the Rolling annual average monthly criteria at all locations.	DD levels did not exceed the Rolling annual average monthly criteria at all locations.	DD levels did not exceed the Rolling annual average monthly criteria at all locations.

Lot 1 Works (Richard Crookes)

The environmental monitoring locations for Lot 1 are located at the boundary of Lot 1 and not representative of conditions at the Estate boundary or impacting sensitive receivers. The RCC monitoring program comprises:

- Unattended noise monitoring
- Vibration monitoring

A network of dust deposition gauges has been established to monitor for nuisance dust.

Parameter	August 2023	September 2023	October 2023
Noise (unattended) ^{3,4}	NML exceeded on most days. Noise sources not wholly attributable to construction at Lot 1.	NML exceeded on most days. Noise sources not wholly attributable to construction at Lot 1.	NML exceeded on some days. Noise sources not wholly attributable to construction at Lot 1.
Particulate dust monitoring	The consultant concluded nil elevated levels attributable to construction at Lot 1.	The consultant concluded nil elevated levels attributable to construction at Lot 1.	The consultant concluded nil elevated levels attributable to construction at Lot 1.
Dust deposition ⁵	DD levels below the monthly criteria at all locations. <i>One sample was not available due to missing sample bottle</i>	DD levels below the monthly criteria for one location. <i>One highly elevated sample was attributed by the consultant to sample interference.</i>	DD levels for both locations were above the monthly criteria. <i>Large scale earthworks were observed adjacent to the sampling points within and outside of the RCC site boundary.</i>

¹ Exceedances were recorded by the Site Hives and were attributable to fog and humidity and not attributable to the Project activities.

² NSW EPA criterion of 4 g/m²/month criterion is strictly for assessing the annual average dust deposition rate. Therefore, an elevated monthly level should not be considered an exceedance.

³ Daytime average LAeq noise levels exceeded the noise affected NML on most site workdays at the south-western monitoring location of Lot 1. The highest LAeq, 15-minute noise levels also exceeded the noise affected NML on most site workdays. Noise levels were likely contributed to by a concentration of workers associated heavy earth moving attributable to the overall AIE site and Mamre Road traffic.

⁴ It is noted that the noise monitor is located within the AIE site boundary. Noise consultants EMS concluded that it is unlikely that works occurring within Lot 1 of the AIE would directly cause significant disturbance to residential receivers across Mamre Road.

⁵ NSW EPA criterion of 4 g/m²/month criterion is strictly for assessing the annual average dust deposition rate. Therefore, an elevated monthly level should not be considered an exceedance.

Lot 3 Works (Texco)

The environmental monitoring locations for Lot 3 are located at the boundary of Lot 3 and not representative of conditions at the Estate boundary or impacting sensitive receivers. The Texco monitoring program comprises:

- Real-time unattended noise monitoring
- Attended noise monitoring.

Parameter	September 2023	October 2023	November 2023
Noise (unattended) ^{6,7}	NML exceeded on most days. Noise sources not wholly attributable to construction at Lot 3.	NML exceeded on most days. Noise sources not wholly attributable to construction at Lot 3.	NML exceeded on some days. Noise sources not wholly attributable to construction at Lot 3.
Noise monitoring (attended)	No attended monitoring was undertaken.	No attended monitoring was undertaken.	No attended monitoring was undertaken.

⁶ LAeq, 15-minute noise levels exceeded the noise affected NML on most site workdays at the south-eastern monitoring location of Lot 3. Noise levels were likely contributed to by a concentration of workers associated heavy earth moving attributable to Lot 3 works and the overall AIE site work in the proximity.

⁷ It is noted that the noise monitor is located within the AIE site boundary and would not directly cause significant disturbance to residential receivers.

Photographs

WEM – Sediment Pond 1

Discharge structure and spillway for Sediment Pond 1 has been completed. Works were progressing for the outlet from the structure to link to the riparian channel (Photos 4/12/23)



WEM Internal Road 1

Line markings and landscaping progressing in preparation for Lot 1 becoming operation (Photos 4/12/23)



WEM - Lot 6

Sediment ponds are being constructed in preparation to Type B specifications (Photos 4/12/23).



End.