

**Huon Valley Council
s.43A Permit
(Southwood)**

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RESOURCE PLANNING and DEVELOPMENT
COMMISSION

HUON PLANNING SCHEME 1979

PLANNING PERMIT

NAME: Forestry Tasmania

ADDRESS: GPO Box 207
HOBART TAS 7001

Date of Approval:

Application Number: DA-118/2001 submitted to Huon Council

ID Number: 10009

Application dated: 7 September 2001

for the purpose of: Integrated Timber Processing Site

on property known as: Weld Road, Lonnvale

This permit is granted in accordance with Section 43A of the Land Use Planning and Approvals Act 1993 subject to the following conditions:

1. Use and development of the land is to be substantially in accordance with DA-118/2001 (including the Development Proposal and Environmental Management Plan, layout plan drawn by SEMF, Drawing No. 15099\PROP01 and dated January 2001 and building concept plans drawn by Forestry Tasmania, Drawing No's. 9152-1 to 9152-7 and dated July 2001) submitted to Council on 7 September 2001 and as amended by this Permit. Any variation or extension requires further planning consent of Council. The consent relates to the use of land or buildings irrespective of the applicant or subsequent occupants, and whoever acts on it must comply with all conditions attached thereto. Any amendment variation or extension of this permit requires further planning consent of Council.
2. Use and development of the land must be in accordance with the conditions in Schedule 2 and associated definitions in Schedule 1 (attached to this permit). These are the conditions that the Board of Environmental Management and Pollution

Control has required the Council to include in the permit, pursuant to section 25(5) of the *Environmental Management and Pollution Control Act 1994*.

3. The commitments specified in the Development Proposal and Environmental Management Plan and Supplement are to be implemented at the appropriate time.
4. The use and development must accord with the Huon Planning Scheme 1979.
5. This permit does not constitute a building approval.
6. Prior to the commencement of any building works on the land, application must be made and approval obtained from Council for a Special Connection Permit in respect of on-site wastewater disposal for the development and the works on the land.
The application must demonstrate compliance with the general intent and requirements of both AS/NZS 1547.2000 – On-site Domestic Wastewater Management and the *State Policy on Water Quality Management 1997*.
7. Application must be made and approval obtained from Council for the registration of a water supply servicing the proposed development as a Private Water Supply pursuant to the *Public Health Act 1997*.
8. The operators of all cooling towers and any other Regulated System for Air and Water on the land must apply for, and obtain from Council, registration of the said cooling towers and/or system(s) pursuant to Part 5, Division 5 of the *Public Health Act 1997*, prior to commencing their operation or commissioning.
9. The land must be managed so as to minimise the formation of habitats known or suspected to be conducive to the breeding of mosquito species known or suspected to be capable of transmitting arboviral diseases.
10. All buildings on the site are, as far as is practical, be constructed according to a consistent architectural design.
11. The walls and roof of all buildings on the land must be painted or otherwise coloured to tone in with the landscape setting or natural appearance of the area.
12. The pumping station enclosure must be kept to a minimum practical size and be of a colour that must not contrast with surrounding vegetation.
13. Construction works on the land must not commence until a landscape plan is prepared for the land and has been submitted to, and reviewed to the satisfaction of Council. The plan must be based upon a visual analysis of the site from a representative set of viewing points visited by the community and must include (but not necessarily be limited to) the following matters:
 - (i) the revegetation of disturbed areas;
 - (ii) the establishment or maintenance of vegetation used for screening purposes within the site;
 - (iii) the maintenance of a 120 metre vegetated buffer between the land and potential viewing points along the Huon River, except in the vicinity of the pump station where the maximum feasible buffer shall be provided;
 - (iv) the retention/enhancement of native vegetation within a 10 metre buffer

- alongside the Weld Road that borders the site; and
- (iv) the minimisation of vegetation removal from the site.
14. The approved Landscape Plan must be implemented and maintained to the satisfaction of Council.
 15. The land must be maintained in a clean and tidy condition at all times.
 16. Vehicle-parking spaces on the land must be designed and constructed so that due regard is given to adequate sight distance and safety. The parking spaces are to be designed so that all vehicles will enter and exit the parking area in a forward direction. The final arrangement is to be to the satisfaction of Council.
 17. Car parking spaces must have minimum dimensions of 5.5 metres long by 2.5 metres wide.
 18. The dimensions, arrangements, access and general design criteria for car parking spaces are to be in accordance with Australian Standard 2890-1 - Off Street Parking Part 1 – Car Parking Facilities.
 19. Parking spaces, driveway and turning bays must be sealed with an impervious dust free surface, properly graded and drained to the stormwater system to the satisfaction of Council.
 20. A further detailed site survey is to be conducted by an Aboriginal Heritage Officer upon completion of vegetation clearing activities to determine if any Aboriginal relics or sites are present.
 21. If an Aboriginal relic or site is found on the land the following procedure is to be implemented:
 - (i) the site is to be temporarily delineated to protect it from further construction activities;
 - (ii) works are to cease on and in the immediate vicinity of the site until an Aboriginal Heritage Officer or an officer within the Aboriginal Heritage Unit of the Department of Primary Industries, Water and Environment can assess the site;
 - (iii) if impact on the site or relic can not be avoided a permit must be sought from the Minister under the *Aboriginal Relics Act 1975* such that the site or relic can be relocated or destroyed;
 - (iv) the location of the site must be recorded and details provided to both the Department of Primary Industries, Water and Environment and the Tasmanian Aboriginal Land Council.
 22. Prior Approval must be obtained from Council in regard to the suitable location of designated collection sites for picking up employees remote from the site.
 23. Separate planning approval must be obtained from Council for any new road construction, road reconstruction or bridgeworks not in State Forest.
 24. A formal program of public consultation must be undertaken that completes the review of the proposed transport route that was commenced by the Department of Infrastructure, Energy and Resources during October and November 2001. This is to be completed before any construction work on the land may commence and is to

take full account of both potential community impacts and technical design feasibility.

25. Before any construction work is commenced on the land, a Traffic Management Plan must be submitted to, and reviewed to the satisfaction of Council. That Plan must embody the transport-related commitments referred to in condition T1 in Part A of Schedule 2 of this permit and provide details on how they are to be implemented and monitored.
26. A Community Consultative Committee must be established and operated in accordance with commitments 120 to 122 for the Wood Centre (Site Wide) Issues, as outlined in Table 3 of the Development Proposal and Environmental Management Plan Supplement. In accordance with the commitments annual reports must be provided to Council. These reports must be made public and must provide operational details, details of the operation of the proposed Community Consultative Committee and how the targets set in the Development Proposal and Environmental Management Plan have been met.
27. A Risk Management Plan to cover all construction work on the land must be submitted to, and reviewed to the satisfaction of Council prior to the commencement of that construction works.
28. A Risk Management Plan to cover all operations of a facility must be submitted to, and reviewed to the satisfaction of Council prior to the commissioning of that facility.
29. The Risk Management Plan must be reviewed annually. The review must occur within 3 months of the anniversary date of the commissioning of the facility and must be submitted to, and reviewed to the satisfaction of Council.
30. Prior to the commencement of construction works on the land, the developer is to establish a two-way radio link (including back-up power source) with Forestry Tasmania radio frequencies and other frequencies that may be deemed necessary by Council and must be established and thereafter continuously maintained.
31. Following completion of construction of works on the land a two-way radio link (including back-up power source) with Forestry Tasmania radio frequencies and other frequencies that may be deemed necessary by Council must be established and thereafter continuously maintained.
32. No advertising sign is to be erected without the separate approval of the Council.
33. In accordance with Section 53(5) of the Land Use Planning and Approvals Act 1993 this permit lapses after a period of two years from the date on which it is granted if the use or development in respect of which it is granted is not substantially commenced within that period.
34. Council may require a bond and bank guarantee to be lodged by the developer of the land to assure the satisfactory completion of any investigations or works required by this permit.

Attachments:

Schedule 1 Definition of Terms

Schedule 2 Environmental Conditions

This Permit is in respect of the development/use under the Huon Planning Scheme 1979 and does not imply any other approval whether to be given by the Council or any other body. It is the responsibility of the applicant to ensure that all necessary approvals, including BUILDING PERMITS, are obtained.

This Permit, in accordance with the Land Use Planning and Approvals Act 1993, shall lapse at the expiration of two (2) years from the date of this Permit if the purpose for which the Permit was given has not substantially commenced.

SCHEDULE 1

DEFINITIONS OF TERMS

In Schedule 1 and Schedule 2, unless the contrary appears:

'the land' means the land on which the activities to which this permit relates may be carried out. The land, approximately 25 km due west of Huonville and about 16 km north northwest of Geeveston is located on the Glen Huon 4823 map (Tasmania 1:25,000 Series) at approximate grid reference 484750E 523325N on the Weld Road.

The land includes:

- (a) a corridor from the main part of the site to the Huon River solely for the purposes of establishing and operating a water pumping station and associated infrastructure; and
- (b) buildings and other structures permanently fixed to the land; and
- (c) roads, storage yards, conveyors, pipelines, ponds or other works on the land; and
- (d) land covered with water; and
- (e) water covering land; and
- (f) any estate, interest, easement, servitude, privilege or right in or over land.

The land is delineated on the attached locality plans which form Attachment 1 (general locality map) and Attachment 2 (location of water pumping station) to this permit.

'activity' means any environmentally relevant activity (as defined in section 3 of the EMPCA) to which this permit relates.

'AMT' or 'accepted modern technology' means a technology which has a demonstrated capacity to achieve the desired emission concentration in a cost-effective manner, takes account of cost-effective engineering and scientific developments and pursues opportunities for waste minimisation.

'appropriately qualified external auditor' means an auditor qualified in accordance with AS/NZS ISO 14012:1996 (Guidelines for environmental auditing - Qualification criteria for environmental auditors) or as otherwise approved in writing by the Director.

'authorised officer' has the meaning described in section 3 of the EMPCA.

'Best Practice Environmental Management' or 'BPEM' has the meaning given in section 4 of the EMPCA.

'boiler plant exhaust gas stacks' means atmospheric emission stacks serving the wood-fired boilers at the Power Station (A1), Sawmill heat plant (A2) and Veneer Mill heat plant (A3) – as shown on the conceptual site plan which forms Attachment 3 to this permit.

'commissioning' means the period from the date of initial testing of major items of equipment on the land, to the date the permit holder has certified official acceptance of all such equipment as complying with the permit holder's performance specifications.

'communal storage ponds' means the ponds designated to collect and contain Type 2 processing wastewater and contaminated stormwater, shown on the conceptual site plan which forms Attachment 3 to this permit as 'Storage Pond 1', 'Storage Pond 2' and 'Storage Pond 3'.

'construction activity' or 'construction works' means –
 any activity or works for the preparation of the land for a use or development to which this permit relates; and
 any activity or works for the construction of a production facility which may be constructed on the land in connection with the activity.

'contaminated stormwater' means run-off collected from developed areas of the land and includes roof run-off water.

'controlled waste' has the meaning given to that expression in section 3 of the EMPCA.

'dangerous goods' has the meaning given to that expression in the *Dangerous Goods Act* 1998.

'Design Ground Level Concentrations' means the concentration limits shown in Schedule 2 of the Tasmanian Draft Environment Protection Policy (Air Quality), September 2001.

'developed areas' means those areas of the land in which processing activities or storage activities occur or which are subject to regular vehicular traffic.

'Director' means the Director of Environmental Management appointed under section 18 of the EMPCA.

'Director of National Parks and Wildlife' is the Director of National Parks and Wildlife appointed under section 5 of the *National Parks and Wildlife Act 1970*.

'DPEMP' means the document entitled 'Forestry Tasmania, The Wood Centre Development – Southwood Resources, Huon. Development Proposal and Environmental Management Plan, August 2001', submitted in support of the development application to the Huon Valley Council and received by DPIWE on 11 September 2001, or any revised version of the document approved in writing by the Director.

'DPEMP supplement' means the document entitled 'Forestry Tasmania, The Wood Centre Development – Southwood Resources, Huon. The Wood Centre. Development Proposal and Environmental Management Plan Supplement, August 2001', received by DPIWE on 13 November 2001, or any revised version of the document approved in writing by the Director.

'DPIWE' means the Department of Primary Industries, Water and Environment, and includes any other Department to which the administration of all or part of the EMPCA may be assigned.

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

'EMP' means Environmental Management Plan.

'environmental harm', 'material environmental harm' and 'serious environmental harm' each have the meaning given in section 5 of the EMPCA.

'Environmental Noise Model' (ENM) means the noise modelling software package developed by Dr Renzo Tonin and available from RTA Technology, Sydney.

'environmental nuisance' has the meaning given in section 3 of the EMPCA.

'hierarchy of waste management' means, in decreasing order of desirability:

- (a) waste avoidance;
- (b) recycling/reclamation;
- (c) waste re-use;
- (d) waste treatment to reduce potentially degrading impacts;
- (e) waste disposal.

'high productivity vehicle' means any of the types of vehicles described in Table 24 of the DPEMP as 'High Productivity Log Trucks', which are characterised by a payload of 40 tonnes or more.

'LUPAA' means the *Land Use Planning and Approvals Act* 1993.

'Merchandising Yard' means the facility designated as such on the conceptual site plan which forms Attachment 3 to this permit, where the following activities take place:

- (a) log receipt;
- (b) weighing for log segregation;
- (c) cross cutting;
- (d) sawlog sales;
- (e) sawlog storage; and
- (f) fuelwood processing.

'Nominated atmospheric emission points' are defined as follows:

- A1: stack of wood-fired boiler at the Power Station;
- A2: stack of wood-fired boiler at the Sawmill Heat Plant;
- A3: stack of wood-fired boiler at the Veneer Mill Heat Plant;

and are designated in the conceptual site plan which forms Attachment 3 to this permit.

'Nominated hazardous materials storage areas' are defined as follows:

- H1: main fuel (diesel) tank at Merchandising Yard;
- H2: fuel (diesel) tank at Sawmill;
- H3: fuel (diesel) tank at Veneer Mill;
- H4: fuel (diesel) tank at Power Station;

and are designated in the conceptual site plan which forms Attachment 3 to this permit.

'person responsible for the activity' is any person who is or was responsible for the activity in respect of which this permit is issued and includes any officer, employee, agent and assign of that person.

'planning authority' means a council established under the *Local Government Act 1993* which for the purposes of this permit is the Huon Valley Council.

'PM₁₀' means particulates with an equivalent aerodynamic diameter of 10 micrometres or less.

'polishing pond' means the pond used to collect and contain treated wastewater discharged from the Sewage Treatment Plant and that proportion of 'Type 1 processing wastewater' which is generated by the Power Station. The polishing pond is located in the area labelled 'Sewage Treatment Plant' in the conceptual site plan which forms Attachment 3 to this permit.

'pollutant' has the meaning described in section 3 of the EMPCA.

'Power Station' means the facility designated as such on the conceptual site plan which forms Attachment 3 to this permit and where the burning of residues from forestry operations and by-products from other production facilities on the land is carried out for the purpose of steam and electricity generation.

'prescribed Design Ground Level Concentrations' means Design Ground Level Concentrations specified in Schedule 2 of the Tasmanian Draft Environment Protection Policy (Air Quality), (September 2001).

'pumping station' means the pumping station and associated infrastructure used to extract water from the Huon River. The pumping station is located downstream from the bridge crossing the Huon River adjacent to the land and is shown on the aerial photograph which forms Attachment 2 to this permit.

'production facility' means each of the following facilities:

- (a) the Merchandising Yard;
- (b) the Sawmill;
- (c) the Veneer Mill;
- (d) the Wood Fibre Mill. and;
- (e) the Power Station.

'Sawmill' means the facility designated as such on the conceptual site plan which forms Attachment 3 to this permit, where the following activities *may* take place:

- a. green timber recovery;
- b. kiln drying;
- c. air drying;
- d. planing; ~~and~~
- e. moulding;
- f. combustion of wood waste; and
- g. co-generation of electricity for equipment used on the land

'sensitive use' means a school, hospital, caravan park or other place occupied for a reason other than employment or active recreation.

'sewage treatment plant' means a package treatment plant designated to collect and treat domestic sewage and that proportion of 'Type 1 processing wastewater' which is

generated by the Sawmill heat plant and the Veneer Mill Heat Plant. The 'Sewage Treatment Plant' area is located in the north-eastern corner of the land, as shown in the conceptual site plan which forms Attachment 3 to this permit.

'site manager' is the person responsible for the operation of the site-wide infrastructure.

'site-wide infrastructure' means those infrastructure facilities which are described in Section 2.7 of the DPEMP and includes site-wide wastewater treatment system.

'site-wide wastewater treatment system' means the system consisting of the following components:

- (a) the communal storage ponds;
- (b) the sewage treatment plant;
- (c) the polishing pond; and
- (d) the wastewater reuse scheme.

'State Policy' means any Tasmanian Sustainable Development Policy made under Part 2 of the *State Policies and Projects Act* 1993 or any environment protection policy within the meaning of the EMPCA.

'Type 1 processing wastewater' includes the following wastewater streams:

- (a) boiler water treatment bleed stream and boiler blowdown from the sawmill heat plant; and
- (b) boiler water treatment bleed stream and boiler blowdown from the veneer mill heat plant; and
- (c) power station wastewater (cooling tower bleedstream, boiler water treatment wastewater and boiler blowdown).

'Type 2 processing wastewater' includes truck wash, logwash and sprinkler run-off water discharged from the Merchandising Yard, Sawmill and Wood Fibre Mill sites.

'Veneer Mill' means the facility designated as such on the conceptual site plan which forms Attachment 3 to this permit and where the following activities may take place:

- (a) log conditioning;
- (b) peeling;
- (c) veneer drying;
- (d) composing;
- (e) combustion of wood waste; and
- (f) co-generation of electricity for equipment used on the land

'Wood Fibre Mill' means the facility designated as such on the conceptual site plan which forms Attachment 3 to this permit and where wood chipping is carried out.

Note:

- For the purposes of this Schedule, singular includes plural.
- Unless the contrary appears, words and expressions used in this Schedule have the same meaning as they have in the EMPCA.

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SCHEDULE 2
ENVIRONMENTAL CONDITIONS

The person responsible for the activity must comply with the following conditions:

PART A
SITE WIDE CONDITIONS

Maximum Quantities

- Q1 The quantities of materials or electricity produced by the activity per year must not exceed the following limits:
- (g) 38,000 tonnes per year of sawlogs transported to off-site sawmills;
 - (h) 7,000 tonnes (dry) per year of sawn timber;
 - (i) 344,000 green tonnes per year of wood fibre product;
 - (j) 57,000 tonnes per year of dried rotary peeled veneer with packaging;
 - (k) 267,000 tonnes per year of fuelwood produced in the Merchandising Yard fuelwood processor;
 - (l) 400,000 MWh per year (50 MW capacity and 8,000 hrs) of electricity generated.

General

- G1 The activity on the land must be conducted in accordance with the requirements of the EMPCA and Regulations thereunder, in accordance with the requirements of any relevant State Policies and in accordance with the principles of Best Practice Environmental Management. The requirements of this permit must not be construed as an exemption from any of those requirements or principles.
- G2 A copy of the requirements of this permit and any associated documents referred to in this permit must always be held in a location that is known and accessible to the person responsible for the activity. All persons who at any time may be responsible for the activity carried out on the land, including contractors and sub contractors, must be familiar with any requirements under this permit which may be relevant to their work.
- G3 Subject to the requirements of the relevant planning scheme, none of the following changes may take place in relation to an activity to which this permit refers without a new permit from the relevant planning authority (where the authority determines that a permit is required) or, if no such permit is required, the prior written approval of the Director:
- (m) a change to a process used in the course of carrying out the activity; or
 - (n) the construction, installation, alteration or removal of any structure or equipment used, or previously used, in the course of carrying out the activity; or

(o) a change in the nature of materials dealt with or used in the course of carrying out the activity; which may cause or increase the emission of a pollutant, or otherwise result in environmental harm.

G4 If an incident causing or threatening environmental nuisance, serious or material environmental harm from pollution occurs in the course of an activity to which this permit relates, then the person responsible for the activity must:

- (p) immediately take all practicable action to minimise any adverse environmental effects from the incident; and
- (q) as soon as reasonably practicable, but not later than 24 hours after becoming aware of the incident, notify the Site Manager, the Planning Authority and the Director of the incident; the last mentioned by a telephone call to the 24-hour emergency telephone number 1800 005 171; and
- (r) not later than 24 hours after becoming aware of the incident, provide a written report to the Site Manager, the Planning Authority and the Director by facsimile to (03) 6233 3800 or by hand delivery, outlining the nature of the incident, the circumstances in which it occurred and the action taken to deal with the incident. (This report must be provided irrespective of whether the person responsible for the activity has reasonable grounds for believing that the incident has already come to the notice of the Director or any officer in the administration or enforcement of the EMPCA.)

G5 The Director and the Planning Authority must be notified in writing within 7 days of the completion of commissioning of each production facility. In addition, the Director must be notified in writing if the commissioning of the Power Station has not been completed within six months of the commencement of operation of the first two production facilities on the land, and is unlikely to be completed within twelve months of the commencement of operation of the first two production facilities on the land.

G6 If the person who is or was responsible for the activity ceases to be responsible for the activity, then within 30 days after that cessation that person must:

- (s) notify the Director and the Planning Authority in writing of that fact;
- (t) provide the Director and the Planning Authority with full particulars in writing of any person succeeding him or her as the person responsible; and
- (u) notify any such person of the requirements of the permit and of any permit or environment protection notice which amends the permit and which is binding on that person.

G7 If the person responsible for the activity is not the owner of the land upon which the activity is being carried out and the owner of the land changes, then within 30 days after becoming aware of the change, the person responsible for the activity must notify the Director, the Site Manager and the Planning Authority in writing of the change of ownership.

- G8 Subject to this clause, any reference to an Australian Standard in this permit is to be taken as a reference to the most recent edition of that standard, unless otherwise stated. Where the transition to the application of a new standard creates unexpected or unreasonable imposts, the person responsible for the activity may apply to the Director for permission to continue to operate in accordance with the previous standard for a transitional period and the previous standard will apply for any transitional period approved in writing by the Director.

Public Complaints Register

- G9 A public complaints register must be maintained which records the following detail in relation to any complaints received in which it is alleged that environmental harm (including an environmental nuisance) has been caused by the activity:
- (v) The time at which the complaint was received;
 - (w) Contact details of the complainant;
 - (x) Subject of the complaint;
 - (y) Investigations undertaken with regard to the complaint; and
 - (z) Resolution of the complaint, including any mitigation measures to be implemented.

The public complaints register must be made available to any person upon request.

Environmental Management Plan (Operations)

- G10 Within six months from the completion of commissioning of the first production facility, or by a date otherwise specified in writing by the Director, an Environmental Management Plan for the operational phase of the activity ('EMP (Operations)') must be prepared and submitted to the Director for approval. The EMP (Operations) must be prepared in accordance with guidelines to be provided by the Director and must be made available to the public on request.
- G11 The activity must be undertaken in accordance with the environmental management commitments contained in the EMP (Operations) which have been approved in writing by the Director, and any amendment to or revision of the plan approved in writing by the Director.
- G12 Unless otherwise specified in writing by the Director, the EMP (Operations) must be reviewed and the revised EMP (Operations) submitted to the Director for approval within three years of the date of its approval by the Director, and at three yearly intervals thereafter. Each revised EMP (Operations) must include, but is not necessarily limited to, the following:
- (aa) a review of the environmental effects of the activity during the operation of the immediately pre-existing EMP (Operations) ('the review period') and a comparison of these with the predictions in the EMP;

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- (bb) a summary of the results of all environmental monitoring programs undertaken during the review period and an interpretation of the results;
 - (cc) with respect to environmental management, a review of the development of the activity and operational procedures during the review period, highlighting any changes from the predictions in the EMP and the reasons for such changes;
 - (dd) with respect to environmental management, a review of the proposed operations for the period until the next review (including details of changes to equipment, operational procedures, production levels, monitoring programs and potential environmental impacts);
 - (ee) a summary of the environmental management commitments which have been made for the period until the next review to ensure the activity is undertaken in accordance with statutory requirements and to demonstrate continual environmental improvement, to be made available to the public on request; and
 - (ff) A decommissioning and rehabilitation plan prepared in accordance with guidelines provided by the Director.

Emergency Response Plan

- G13 Prior to the completion of commissioning, a detailed and site-specific Emergency Response Plan must be prepared and submitted to the Director for approval. The plan must be prepared in consultation with the Director, the State Emergency Service and the Tasmanian Fire Service. The activity must be undertaken in accordance with the plan which has been approved in writing by the Director, and any amendment to the plan approved in writing by the Director.

Environmental Management System

- G14
- (a) The person responsible for the activity to which this permit relates must ensure that an Environmental Management System ('EMS') satisfying the requirements of AS/NZ ISO 14001:1996 (Environmental management systems – Specification with guidance for use), or an EMS of equivalent standard, is implemented in relation to the operation of the activity.
 - (b) Within one year of the completion of commissioning of any production facility on the land, a progress report reviewing the status of the development of the EMS must be submitted to the Director.
 - (c) Unless otherwise approved in writing by the Director, within two years of the completion of commissioning of any production facility on the land, the implementation of the EMS is to be completed and the Director is to be provided with a report by an appropriately qualified external auditor which provides an evaluation of the EMS against the requirements of AS/NZ ISO 14001.
 - (d) Once the EMS has been fully implemented, the EMS must be audited against AS/NZ ISO 14001 by an appropriately qualified external auditor at least once per year and the Director is to be provided with the auditor's report

within 3 months of completion of the audit.

Construction Activities

- C1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 1 to 11, 18, 24 to 29 and 57 for the Wood Centre (Site Wide) Issues, as outlined in Table 3 of the DPMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.
- C2 Prior to an application being made to the Planning Authority for building approval and at least 30 days prior to the commencement of construction activities, or by a date otherwise specified in writing by the Director, an Environmental Management Plan for the construction phase of the activity ('EMP (Construction)') must be prepared and submitted to the Director for approval. The EMP (Construction) must contain a detailed description of the proposed timing and sequence of the major construction activities and of the proposed management measures to be implemented to avoid or minimise the environmental impacts caused during the construction phase.
- C3 Unless otherwise approved in writing by the Director, proposed management measures to be incorporated into the EMP (Construction) must include the following:
- (gg) Delineation and establishment of a temporary construction site boundary, which must be approved in writing by the Director prior to construction. With the exception of any construction works required in relation to the pumping station and associated infrastructure, a riparian buffer of 120 metres should be maintained between the land and the Huon River. Any disturbance resulting from construction activities must be limited to the land.
 - (hh) Marking of significant features on the land to minimise removal of large trees or significant vegetation patches so that habitat destruction is limited as much as practicable.
 - (ii) Installation of sediment control fences to contain sediment in areas designated in the EMP (Construction). Fences must be regularly inspected and maintained to ensure their effectiveness. Sediment removed must be beneficially reused.
 - (jj) Diversion of uncontaminated stormwater run-off to temporary on-site storage ponds via earthen drainage channels.
 - (kk) With respect to construction in sandy gravel and glacio-fluvial gravel material, batter slopes of 1.5 : 1 (H:V) or flatter must be adopted.
 - (ll) Cut-off drains to be constructed with due regard to the material permeabilities and to prevent water ingress into the slopes.
 - (mm) Progressive rehabilitation and/or stabilisation works to limit erosion are

to be carried out as soon as practicable during the construction phase.

- (nn) Implementation of a dust minimisation strategy for the construction phase. No visible dust must leave the temporary construction site during construction activities.
- (oo) Management of solid and liquid waste in accordance with the hierarchy of waste management, with the objective of minimising the volume of construction waste (such as cleared vegetation and packaging waste) requiring disposal.
- (pp) Management of hazardous materials storage and handling with the objective of preventing the escape of any hazardous materials from the temporary construction site.
- (qq) Establishment of an effective system for the containment, treatment and/or removal of contaminated run-off during the construction phase. The responsible person must ensure that the removal of any waste from the system complies with condition S4 of Part A of this permit.
- (rr) Establishment of an effective system for the containment and removal of sewage during the construction phase. The responsible person must ensure that the removal of any waste from the system complies with condition S4 of Part A of this permit.

C4 The EMP (Construction) must take into account and make reference to the outcomes and recommendations of any relevant site surveys conducted prior to the commencement of construction, including:

- (ss) Geotechnical and hydrogeological considerations;
- (tt) Geoconservation;
- (uu) Flora;
- (vv) Fauna; and
- (ww) Visual impact

C5 Construction activities must not take place unless the EMP (Construction) has been approved in writing by the Director.

C6 The activity must be undertaken in accordance with the environmental management commitments contained in the EMP (Construction), including any revised versions thereof, which have been approved in writing by the Director.

C7 At least 30 days prior to the commencement of construction activities on the land, a Site Development Timetable must be submitted to the Director and the Planning Authority. The timetable must specify the anticipated dates of:

- (a) The commencement of construction activities;
- (b) The completion of construction activities;
- (c) The commencement of commissioning; and
- (d) The completion of commissioning

for each production facility and the site-wide infrastructure.

A revised timetable must be submitted to the Director at six monthly intervals from the submission date of the first timetable, until such time as all construction and commissioning steps identified in the timetable have been completed.

Flora and Fauna

F1 At least 14 days prior to the commencement of any activities which have the potential to disturb vegetation within the riparian zone, a report must be submitted to the Director which contains the following:

- (xx) the results and methodology of a botanical survey carried out by an appropriately qualified person to a standard required by the Director and the Director of National Parks and Wildlife to determine whether the threatened species *Westringia angustifolia* occurs in this area. DPIWE's Threatened Species Unit must be consulted in relation to the scope, timing and method of the survey prior to the survey being conducted, and
- (yy) recommendations in relation to the siting and design of facilities and proposed management measures to avoid and mitigate adverse impact on the species.

F2 Prior to an application being made to the Planning Authority for building approval and at least 14 days prior to the commencement of construction activities on the land, a report must be submitted to the Director which contains the following:

- (zz) the results and methodology of a fauna survey carried out by an appropriately qualified person to a standard required by the Director and the Director of National Parks and Wildlife to determine whether the threatened species *Lissotes menalcas* (Mt Mangana Stag Beetle) occurs in this area. DPIWE's Threatened Species Unit must be consulted in relation to the scope, timing and method of the survey prior to the survey being conducted, and
- (aaa) recommendations in relation to the siting and design of facilities and proposed management measures to avoid and mitigate adverse impact on the species.

F3 In the event that any other threatened species is found on the site, the Threatened Species Unit of the Department of Primary Industries Water and Environment must be contacted prior to any activity that may affect that species.

Geology and Geoconservation

GEO1 A detailed combined geotechnical and hydrogeological survey must be undertaken prior to the commencement of construction activities on the land. The person responsible for the activity must liaise with Mineral Resources Tasmania in relation to the scope and method of the survey.

The geotechnical survey must consider the southern or river end of the terrace, above the area where a rockslide has been identified. The survey report must include an evaluation of the site with respect to the footing conditions for any proposed future structures in this area.

The hydrogeological survey must incorporate in-situ permeability tests to at least the maximum depth of any excavation in a number of representative locations. The survey report must include an evaluation of the site with respect to the potential for activity on the land to affect the height of the groundwater table.

A report outlining the findings and recommendations of the geotechnical and hydrogeological survey must be submitted to the Director and the Executive Director of Mineral Resources Tasmania within 30 days from the completion of such a report if practicable, but prior to an application being made to the Planning Authority for building approval and at least 30 days prior to commencement of construction activities on the land.

- GEO2 Prior to an application being made to the Planning Authority for building approval and prior to the commencement of construction activities, a field survey is to be carried out by a qualified person to identify and record geoconservation features on the land. The person responsible for the activity must liaise with DPIWE’s Earth Sciences Unit in relation to the scope and method of the survey. A report outlining the findings of the geoconservation survey must be submitted to the Director and the Director of Parks and Wildlife within 30 days from the completion of the report if practicable, but at least 30 days prior to commencement of construction activities on the land. To the extent that it is feasible to do so, buildings and works shall be sited to avoid features of significant geoconservation value.

Atmospheric

- A1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 33 to 42 for Wood Centre (Site Wide) Issues, as outlined in Table 3 of the DPEMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.
- A2
 - (a) A meteorological monitoring station must be established in the immediate vicinity of the land or in a location otherwise approved in writing by the Director.
 - (b) An alternative location will only be considered on the basis of the following information to be submitted to the Director:
 - a written report which demonstrates that the proposed location has a similar climate to that encountered on the land in terms of altitude, precipitation and topographical features which could influence the wind regime; and
 - confirmation of the above by a person with suitable qualifications and experience in the field of meteorology who has

inspected both the land and the proposed alternative location for the monitoring station.

- (c) The monitoring station must be established in accordance with Australian Standard 2923: 1987 (Ambient Air – Guide for Measurement of Horizontal Wind for Air Quality Applications).
- (d) The monitoring station must use meteorological measuring equipment and recording procedures approved in writing by the Director.
- (e) Data to be collected at the monitoring station must include, but need not be limited to, key climatic parameters contained in a standard meteorological data file, such as precipitation, evaporation, wind speed, wind direction, sigma-theta and solar radiation.
- (f) Unless otherwise approved in writing by the Director, the monitoring station must be established by 1st September 2002.

- A3
 - (a) An air quality monitoring station must be established at the nearest population centre in the vicinity of the land, at a site approved in writing by the Director.
 - (b) The monitoring station must be established in accordance with Australian Standard 2922: 1987 (Ambient Air – Guide for the Siting of Sampling Units).
 - (c) The monitoring station must use measuring equipment and recording procedures approved in writing by the Director.
 - (d) Data to be collected at the monitoring station must include, but need not be limited to, the atmospheric concentration of PM₁₀.
 - (bbb) Unless otherwise approved in writing by the Director, the monitoring station must be established 12 months prior to an application for building approval for construction of a Power Station.

A4 The moisture content of the fuelwood used at the power station and heat plants must be regularly monitored. Moisture content of fuel used in the heat plants must not exceed 30 % by total mass. Moisture content of fuel used in the power station (blended average) must not exceed 45 % by total mass.

A5 Pollutants in atmospheric emissions from any of the site’s boiler plant exhaust gas stacks must not exceed the limits specified in Attachment 5 to this permit.

- A6
 - (a) Subject to condition A5 of Part A of this permit and paragraph (b), the emission from the wood-fired boilers must not appear darker than shade 1 on the Ringelmann Chart.
 - (b) The limit specified in paragraph (a) may be exceeded for no more than a total of 10 minutes in any period of 8 hours, provided that:
 - (i) no emission is darker than shade 3 on the Ringelmann Chart; and

- (ii) the sole reason for the emission appearing darker than shade 1 on the Ringelmann Chart during this period is lighting up or blowing soot; and
- (iii) all practicable means are employed to prevent the emission from appearing darker than shade 1 on the Ringelmann Chart during this period.

A7 The following stack-testing facilities must be maintained at each boiler plant exhaust gas stack on the land:

- (ccc) Sample ports in each boiler plant exhaust gas stack must be located in accordance with Australian Standard AS 4323.1 (Stationary source emissions Method 1: Selecting sampling positions), or as approved in writing by the Director, and must be adequate for the test methods which are specified by the Director;
- (ddd) Safe sampling platforms located to allow access to the above sample ports and safe access to these sampling platforms must be provided; and
- (eee) All necessary services required for the test method prescribed must be provided.

A8 (a) A device must be installed and maintained to continuously record the percent obscuration of gases within each boiler plant exhaust gas stack (A2 and A3). An alarm that alerts the operator when the percentage exceeds Ringelmann 1 at 20% equivalent opacity must also be installed and maintained. The percentage obscuration records must be retained for a minimum of two years and must be made available to any authorised officer upon request.

(b) The obscuration-measuring device is to be calibrated to the Ringelmann chart in accordance with AS 3543-1989 (Use of standard Ringelmann and Australian Standard miniature smoke charts) every 6 months or as otherwise approved in writing by the Director. Maintenance and calibration records for this device must be retained and made available to any authorised officer upon request.

A9 An air emission monitoring program approved in writing by the Director must be implemented in relation to the air emissions from boiler plant exhaust stacks. The requirements of the monitoring program are outlined in Table 1 of Attachment 7 to this permit. The results of the sampling undertaken must be submitted to the Director within the timeframes specified in Table 1 of Attachment 7 to this permit.

A10 Once specific technical data for key equipment to be on the land have become available, and at least 30 days prior to commissioning of the Power Station, air pollution dispersion modelling must be repeated to ensure that the predicted maximum "worst-case" ground level concentrations of key air quality parameters do not exceed the prescribed Design Ground Level Concentrations at the nearest population centre or other lands in private ownership located within a radius of 3km from the land.

Atmospheric dispersion calculations must be conducted using a model approved by the Director. The model used must be capable of taking account of complex terrain considerations, such as cold air drainage, or be a model documented to give higher numerical predictions than such a model under similar conditions and must be based on a representative sample of locally collected meteorological data, which includes those times during which worst-case dispersion conditions such as formation of inversion layers and cold air drainage are most likely to occur.

A11 At least 3 months prior to the commissioning of the Power Station, the person responsible for the activity must provide the Director with a report which details the result of the air pollution dispersion modelling.

If the air pollution dispersion modelling indicates that the prescribed Design Ground Level Concentrations may be exceeded, the design of the wood-fired boiler, the stack and /or associated pollution control equipment must be modified to achieve compliance to the extent required under the EMPCA and relevant State Policies.

A12 After commissioning of each boiler stack plant exhaust, ground-level concentrations of PM₁₀ and NO_x (as NO₂ equivalent) must be re-calculated on the basis of emissions rates measured during the commissioning phase. The revised ground-level concentration estimates must be compared with the predictions of the DPEMP.

The comparison must be submitted to the Director within 30 days of the completion of commissioning of each boiler stack plant exhaust, unless otherwise agreed to by the Director.

A13 Prior to finalising the detailed layout of any site-wide infrastructure facilities, the siting of buildings and other structures on the land must be reviewed in the light of the wind speed and wind direction data available at that time, to minimise the accumulation of dust and wood fibre particles behind buildings (wake effect).

A14 The person responsible for the activity must take all reasonable and practicable steps to eliminate the escape of visible dust, wood waste, wood

fibres, woodchips and ash from the land by means including the natural or artificial sealing of source areas, spraying with water or mulch, the mechanical or physical clean up of wood waste, wood fibres, woodchips and bark and the development and implementation of a regular housekeeping program. This requirement will be considered breached if there are visible airborne dust, wood waste, wood fibres, woodchips or ash emissions from the land.

- A15 At least 30 days prior to commissioning of any production facility on the land, a dust, wood fines fire prevention and control plan must be submitted to the Director that describes proposed future means of achieving compliance with condition A14 of Part A of this permit. The activity must be undertaken in accordance with the plan which has been approved in writing by the Director, and any amendment to the plan approved in writing by the Director.
- A16 All major internal roads must be sealed. Good house-keeping practices, including but not limited to, road sweeping and watering are to be undertaken to prevent the build up of soil, woodchips and dust on the road surfaces.
- A17 An effective cover to control spillage must be placed over all loads of woodchips and woodwaste being removed from the land. As an alternative, any other means approved in writing by the Director may be used to control spillage.
- A18 Within six months of the commencement of operations on the land, an odour monitoring program is to be conducted in accordance with guidelines supplied by the Director. The odour criteria specified in Attachment 6 of this permit must not be exceeded.

The Director is to be provided with a report outlining the results and methodology of the odour monitoring program within 30 days of the measurements being taken.

Greenhouse Gas Emissions

- GG1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 1 for the Merchandising Yard, 1 for the Sawmill and 9 and 10 for the Veneer Mill, 10 for the Power Station, as outlined in Table 3 of the DPMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.
- GG2 All wood-fired combustion sources on the land must utilise technology generally accepted as constituting AMT in relation to Greenhouse Gas Emissions. Within 60 days from the date of issue of this permit, the proponent must provide the Director with a report which demonstrates that the chosen technology constitutes AMT in relation to greenhouse gas emissions.

Noise

- N1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 68 to 71 for Wood Centre (Site Wide)

Issues, as outlined in Table 3 of the DPEMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.

- N2 Once technical specifications for key items of equipment have become available, noise modelling is to be repeated to verify the results of the preliminary modelling provided in the DPEMP. The model to be utilised must be capable of taking into account factors such as topography, terrain, meteorological conditions, and the exact location and orientation of key equipment. A model which is independently recognised and reviewed and generally applicable to the development proposal, such as the 'Environmental Noise Model' or any other model approved in writing by the Director, is to be used. A report outlining the findings of the noise modelling exercise must be submitted to the Director at least 30 days prior to the commencement of commissioning of any production facility on the land.
- N3
- (a) Noise emissions from the premises must be such that when measurements have been adjusted for noise in accordance with the relevant standards, the noise levels from operations on these premises must not exceed an equivalent continuous A-weighted sound pressure level of 40 dB(A) when measured at any premises in other occupation or ownership.
 - (b) The time interval over which the noise level must be determined must be 15 minutes.
 - (c) All methods of measurement must be in accordance with the relevant Australian Standards and the Tasmanian "Code of Practice for Sound Pressure Level Measurement".
 - (d) Where the combined level of the noise from operations on these premises and the normal ambient noise exceeds the noise level stated in paragraph (a) of this condition, this condition will not be considered to be breached unless the noise emissions from the premises are audible and exceed the ambient noise levels by least 3 dB(A).

The results of the noise monitoring program are to be submitted to the Director within 30 days of the tests being conducted.

- N4 All equipment must be selected and maintained to minimise noise emissions. All mobile equipment must be fitted with standard noise control equipment.
- N5 All buildings containing significant noise generating equipment must be oriented so that openings face away from the nearest residence or other occupied private lands.
- N6 Within six months of the commencement of operations on the land and then regularly at six-monthly intervals, monitoring of noise emissions is to be conducted. Noise levels are to be measured at a residential premises in the vicinity of the land which is representative of the noise impacts experienced by residents. The exact location for the noise measurements to be undertaken and methods to be used for data collection are to be approved by the Director

prior to the commencement of the monitoring program described in this condition.

Effluent Management

E1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 19, 21, 22, 45 to 56, 58, 59, 61, 67 for Wood Centre (Site Wide) Issues, as outlined in Table 3 of the DPMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.

E2 Collection and treatment facilities for wastewater streams, including contaminated stormwater, must be established in accordance with the schematic diagram labelled 'Figure 1: Water and Wastewater Circuit Schematic', contained in Appendix X of the DPMP and as shown in Attachment 4 to this permit, unless otherwise approved in writing by the Director.

E3 Prior to the commencement of operations at any production facility, a written agreement which specifies concentration limits for key wastewater characteristics in relation to any wastewater stream (including contaminated stormwater) to be discharged from that facility to the site-wide wastewater treatment system must be developed between the Site Manager and the person responsible for the operation of that facility.

The Director must be provided with a copy of the agreement prior to the commencement of operations at the production facility.

E4 Prior to an application being made to the Planning Authority for building approval and at least 30 days prior to commencement of construction activities on the land, or at a time otherwise approved by the Director in writing, a Wastewater Management Plan must be submitted to the Director for approval, and a copy of the Wastewater Management Plan must be forwarded to the Huon Valley Council.

The Wastewater Management Plan must include, but should not necessarily be limited to, the following information:

(fff) Estimates of the quality and quantity of wastewater produced for each production facility;

(ggg) A detailed water budget for the activity;

(hhh) A description of wastewater management practices for all identified wastewater streams, including reuse and / or recycling within and between production facilities;

(iii) Identification of discharge points for emergency wastewater discharges from the land;

(jjj) A sampling program to be implemented in relation to emergency wastewater discharges from the land;

(kkk) An incident response protocol in relation to wastewater discharges from the land other than discharges of treated effluent for the purpose of irrigation in accordance with a Wastewater Reuse Site Management Plan

approved by the Director.

- E5 Construction activities must not take place unless the Wastewater Management Plan has been approved in writing by the Director.
- E6 The Wastewater Management Plan must be reviewed and a revised plan submitted to the Director for approval within 12 months of the date of commencement of construction activities on the land, and at yearly intervals thereafter for the next two years, and as otherwise requested in writing by the Director. A copy of the revised plan is to be forwarded to the Huon Valley Council.
- E7 The activity must be undertaken in accordance with the Wastewater Management Plan which has been approved in writing by the Director, and any amendment to the plan approved in writing by the Director.
- E8 'Type 1' processing wastewater and domestic sewage generated on the land must only be discharged from the land for the purposes of a beneficial reuse approved in writing by the Director.
- E9 All 'Type 2' processing wastewater and all contaminated stormwater from the land must be directed to the communal storage ponds.
- E10 The discharge of effluent from any of the three communal storage ponds is not permitted, except during a 1 in 10 year, 72-hour rainfall event. In the event of such a discharge, the person responsible for the activity must take the following actions:
- (lll) as soon as reasonably practicable, but not later than 24 hours after becoming aware of the discharge, notify the Site Manager, the Planning Authority and the Director of the discharge; the last mentioned by a telephone call to the 24-hour emergency telephone number 1800 005 171; and
 - (mmm) not later than 24 hours after the cessation of the discharge, provide a written report to the Director by facsimile to (03) 6233 3800 or by hand delivery, outlining the nature and duration of the discharge, and the circumstances in which it occurred and any action taken to deal with the discharge. (This report must be provided irrespective of whether the person responsible for the activity has reasonable grounds for believing that the incident has already come to the notice of the Director or any officer in the administration or enforcement of the EMPCA.);
 - (nnn) conduct water sampling in accordance with the Wastewater Management Plan as amended from time to time in accordance with condition E7;
 - (ooo) within 7 days of the cessation of the discharge, provide the Director with records from the Bureau of Meteorology in order to demonstrate whether the circumstances under which the discharge occurred was equivalent to or greater than a 1 in 10 year, 72-hour rainfall event.
- E11 The sewage treatment plant must be designed, installed and operated in accordance with the requirements of the *Tasmanian Plumbing Regulations 1994*. The design of the package treatment plant must consider the need for an

equalisation or balancing tank to even out fluctuations in terms of wastewater quality or quantity.

- E12 At least 30 days prior to the commencement of commissioning of the sewage treatment plant, a comprehensive management strategy to ensure efficient operation of the sewage treatment plant must be submitted to the Director for approval and a copy must be forwarded to the Huon Valley Council. Key aspects to be considered in the development of the strategy must include:

- (ppp) Accreditation and approvals;
- (qqq) Planning;
- (rrr) Proper operation;
- (sss) Maintenance;
- (ttt) Personnel training;
- (uuu) Comprehensive operations manual;
- (vvv) Avoidance of shock and toxic loadings; and
- (www) Contingency measures to deal with malfunctions.

Commissioning activities associated with the sewage treatment plant must not take place unless the management strategy has been approved in writing by the Director.

The activity must be undertaken in accordance with the management strategy which has been approved in writing by the Director, and any amendment to the strategy approved in writing by the Director.

- E13 A wastewater monitoring program approved in writing by the Director must be implemented in relation to the wastewater streams generated on the land. The requirements of the monitoring program are outlined in Table 2 of Attachment 7 to this permit. The results of the sampling undertaken must be submitted to the Director within the timeframes specified in Table 2 of Attachment 7 to this permit.

- E14 A maintenance program for communal storage ponds and the polishing pond must be developed and submitted to the Director for approval prior to the completion of commissioning of the ponds. The maintenance program must include the monitoring of the solids accumulated in the ponds and the regular removal and disposal of these solids.

The activity must be undertaken in accordance with the maintenance program which has been approved in writing by the Director, and any amendment to the program approved in writing by the Director.

- E15 A maintenance program in relation to the interceptor and screening units which are used for the treatment of 'Type 2' processing wastewater and contaminated stormwater must be developed and submitted to the Director prior to the completion of commissioning of the ponds. The maintenance program must include the regular collection and disposal of accumulated solid material and oils from pits, sumps, settling traps and interceptor units. All such material must be disposed of in accordance with conditions S3 and S4 of Part A of this permit.

The activity must be undertaken in accordance with the maintenance program which has been approved in writing by the Director, and any amendment to the program approved in writing by the Director.

- E16 Sludge must be removed regularly from the sewage treatment plant and the sewage polishing ponds on the land to prevent the generation of nuisance odours.
- E17 A surface water monitoring program must be implemented in accordance with the requirements outlined in Table 3 of Attachment 7 to this permit. The results of the sampling and biomonitoring undertaken must be submitted to the Director within the timeframes specified in Table 3 to Attachment 7 to this permit.

Groundwater

- GW1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 60, 63 and 66 for Wood Centre (Site Wide) Issues, as outlined in Table 3 of the DPEMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.
- GW2 On the basis of the hydrogeological survey to be carried out in accordance with condition GEO1 of Part A of this permit and the contamination sources likely to be present on the land, a groundwater impact risk assessment and management plan must be prepared by a recognised, suitably qualified and experienced hydrogeologist. This risk assessment and management plan must be approved by the Director prior to commencement of construction activities on the land and must be submitted at least 30 days prior to commencement of any construction on the land, or at a time otherwise approved in writing by the Director.

As part of the groundwater impact assessment and management plan, information pertinent to the proposed site of all ponds which are to contain treated or untreated sewage or processing wastewater should be assessed, to ensure that the design is appropriate to the site. The assessment should ensure that the attenuation / adsorption characteristics of the proposed design will meet the attenuation / adsorption characteristics for groundwater protection embodied in the relevant Australian and International Guidelines and Standards for sewage lagoon or landfill liner design.

- GW3 As a minimum requirement, liner construction for all ponds containing treated or untreated sewage or processing wastewater must comply with the requirements contained in the DPIWE's document 'Liner Construction for Sewage Lagoons' as shown in Attachment 8 of this permit.

If a clay liner is to be used, sources of suitable material must be identified and representative samples of material subjected to testing, including permeability tests at suitable recompacted densities. The results of such testing are to be submitted to the Director for approval prior to the construction of any effluent storage ponds on the land.

Compliance with relevant Australian and other standards must be regularly monitored in accordance with ISO 9000:2000 (Quality management systems) during construction of the liner. The groundwater and unsaturated zone at the site must be regularly and frequently monitored during and post construction to ensure that the construction is appropriate to on-site conditions, and remediation work undertaken where necessary. The certified engineer responsible for the construction is required by the Director to provide ISO 9000 quality assurance certification of the works once construction is complete.

- GW4 At least one deep groundwater monitoring bore is to be installed on the land and a groundwater monitoring program is to be implemented in accordance with the requirements outlined in Table 3 of Attachment 7 to this permit. The results of the sampling and undertaken must be submitted to the Director within the timeframes specified in Table 3 Attachment 7 to this permit.

Water Abstraction

- WA1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 18 and 43 to 46 for Wood Centre (Site Wide) Issues, as outlined in Table 3 of the DPEMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.
- WA2 Water abstraction from the Huon River must be undertaken in accordance with a water licence issued under the *Water Management Act 1999*. The Director must be provided with a copy of the water licence within 30 days from the date of issue.
- WA3 The pumping station must be designed so as to minimise the impacts on aquatic life resulting from its construction and operation. In addition, a specific environmental management plan (construction) for the pumping station must be prepared which outlines measures to be implemented to minimise impacts on surface water quality and the integrity of the riparian zone. The plan must make reference to any significant transformers proposed to be installed in the vicinity of any surface waterway. The design details and construction management plan for the pumping station are to be submitted to the Director for approval at least 30 days prior to commencement of pumping station construction, and a copy forwarded to the Inland Fisheries Service.

Construction activities associated with the pumping station must not take place unless the plan has been approved in writing by the Director.

The activity must be undertaken in accordance with the plan which has been approved in writing by the Director, and any amendment to the plan approved in writing by the Director.

Wastewater Reuse

- WR1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 60, 61, 62, 65 and 66 for Wood Centre (Site Wide) Issues, as outlined in Table 3 of the DPEMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.
- WR2 At least 60 days prior to the commencement of construction activities associated with the proposed wastewater reuse site, a Wastewater Reuse Site Management Plan in relation to any wastewater reuse activities associated with the activity must be submitted to the Director for approval. The plan must be prepared in consultation with the Director and in accordance with any guidelines for the preparation of the plan developed by the Director. As a minimum, the plan must be consistent with the 'Guidelines for Reuse of Wastewater Reuse' (DELM 1994). Wherever feasible, the plan should conform to the Draft 'Guidelines for the Use of Recycled Water in Tasmania' (DPIWE Working Draft June 2001) or any revised version thereof.

The plan must be based on realistic estimates of wastewater quality, a detailed

water budget and thorough investigations of the proposed reuse site in terms of the following:

- (xxx) Hydrogeology;
- (yyy) Soils;
- (zzz) Adjacent watercourses;
- (aaaa) Adjoining sensitive uses;
- (bbbb) Existing natural (flora and fauna) values; and
- (cccc) Existing European and Aboriginal heritage values.

The plan must give careful consideration to the following key issues:

- (dddd) Wastewater quality requirements;
- (eeee) Adequate effluent storage facilities to cater for periods of high rainfall;
- (ffff) Appropriate lining of the wastewater storage pond to protect groundwater resources;
- (gggg) Sustainable hydraulic, nutrient and salt budgets for the soils;
- (hhhh) Arrangements for soil moisture monitoring;
- (iiii) Potential health risks in relation to the public and to workers on site.

WR3 Construction activities associated with the proposed wastewater reuse site must not take place unless Wastewater Reuse Site Management Plan has been approved in writing by the Director.

WR4 The activity must be undertaken in accordance with the Wastewater Reuse Site Management Plan which has been approved in writing by the Director, and any amendment to the plan approved in writing by the Director.

Hazardous Substances

H1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 76 to 83 for Wood Centre (Site Wide) Issues, as outlined in Table 3 of the DPEMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.

H2 As a minimum standard all hazardous materials must be handled and stored in accordance with the requirements contained in the relevant Australian Standards, State Acts and Regulations including:

- (jjjj) Australian Standard AS 1940 - The storage and handling of flammable and combustible liquids;
- (kkkk) Australian Standard AS 3780 - The storage and handling of corrosive substances;
- (llll) Dangerous Goods Act 1998;
- (mmmm) Dangerous Goods Amendment Regulations 1998;
- (nnnn) Workplace Health and Safety Act 1995; and
- (oooo) Workplace Health and Safety Regulations 1998.

H3 All vessels containing hazardous materials must, as far as reasonably practicable, be located within nominated hazardous materials storage areas.

All vessels containing hazardous materials must be located within impervious banded areas or spill trays of appropriate capacity, and in accordance with any written requirements of the Director.

- H4 An inventory of all hazardous materials stored and handled on the land must be kept, which indicates the location of storage facilities, the quantities of hazardous materials in storage and accompanying material safety data sheets.
- H5 Waste lubricating oils and fluids released during machinery maintenance operations must be captured in sealed drums and held in a secure area where spillages can be contained. After collection, waste oil must be removed by a contractor who has been issued with an approved Waste Transport Business Environment Protection Notice, unless otherwise approved in writing by the Director.
- H6 Spill kits, including relocatable (temporary) bunds must be kept in appropriate locations to assist with the containment of hazardous materials in the case of potential accidental releases. Licensed waste contractors must be employed to collect and dispose of spilled materials collected in bunds.

Solid Waste Management

- S1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 72 to 75 for Wood Centre (Site Wide) Issues, as outlined in Table 3 of the DPEMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.
- S2 All solid wastes, including wood waste and domestic waste, must be managed in accordance with the hierarchy of waste management.
- S3 A comprehensive Solid Waste Management Plan must be developed in relation to wastes generated on the land. The plan must be submitted to the Director for approval at least 30 days before commencement of operations on the land. The Solid Waste Management Plan must take into account the requirements of the hierarchy of waste management and must contain the following information:
- (pppp) a description of the expected nature and estimated quantities of wastes which will be produced in relation to each production facility and the site-wide infrastructure facilities;
 - (qqqq) procedures to be implemented to ensure that the following objectives are achieved:
 - (rrrr) the minimisation of waste generation at source;
 - (ssss) maximum recycling or further processing of wood by-products; and
 - (tttt) maximum reuse and recycling of all other types of waste.
 - (uuuu) a description of the proposed management practices for each type of waste which aim at minimising or avoiding environmental impacts. Issues to be considered include, but are not limited to:
 - (vvvv) impacts on air quality as a result of airborne particle loss;

- (www) impacts on air quality as a result of odour generation;
- (iii) impacts on surface water quality;
- (xxxx) impacts on groundwater quality;
- (yyyy) the risk of spreading the soil-borne disease *Phytophthora cinnamomi* where solids are to be spread in forest areas.

(zzzz) a description of the arrangements for the storage of solid wastes and wood processing by-products. Storage arrangements must be secure and must be designed to minimise atmospheric emissions (dust, debris, litter) and to prevent the escape of leachate into the environment.

Construction activities must not take place unless the Solid Waste Management Plan has been approved in writing by the Director.

The activity must be undertaken in accordance with the Solid Waste Management Plan which has been approved in writing by the Director, and any amendment to the plan approved in writing by the Director.

- S4 Where controlled waste is transported from the land for fee or reward, the person responsible for the activity must ensure that the transporter is the holder of a current Waste Transport Business Environment Protection Notice issued in accordance with the EMPCA; and written approval from the Director must be acquired for the method of disposal of controlled waste generated on the land.
- S5 All boiler ash and fly ash from combustion processes must be re-used for beneficial purposes or removed for disposal in a manner approved by the Director.

Fire Management

- FM1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 12 to 20 for Wood Centre (Site Wide) Issues, as outlined in Table 3 of the DPEMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.
- FM2 A Fire Management Plan must be developed in accordance with the requirements of Tasmania Fire Service. The plan must be submitted to Tasmania Fire Service at least 30 days prior to the commencement of construction activities on the land. The Director must be provided with a copy of Tasmania Fire Services' approval in relation to the fire management plan.

The activity must be undertaken in accordance with the plan which has been approved in writing by the Tasmania Fire Service, and any amendment to the plan approved in writing by the Tasmania Fire Service.

Transport

- T1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 1 to 37 for Wood Centre (Transport)

Issues, as outlined in Table 3 of the DPEMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.

- T2 The person responsible for the activity must take reasonable steps to ensure that following commencement of operations on the land, transport of raw materials to the land and product away from the land is restricted to the routes specified in Attachment 9, Traffic Route Table and as depicted in the maps which forms Attachment 10 to this permit and complies with the other restrictions contained in that Traffic Route Table. This restriction only applies to public roads and does not restrict traffic on roads owned by Forestry Tasmania.

T3 A traffic noise modelling program must be conducted once detailed information is available regarding the proposed transport operations. Relevant information to be considered includes but should not be limited to:

- (aaaaa) Measured sound exposure level (SEL) of loaded and unloaded high productivity vehicles and standard log trucks of the type used for the transport operations to and from the land;
- (bbbbbb) Precise proposed transportation hours for all products (including wood fibre);
- (ccccc) The average daily number of high productivity vehicles and standard log trucks to be used for transporting any products (including wood fibre);
- (ddddd) The times when transport operations will be suspended to avoid peak hour traffic or school starting and ending times;
- (eeee) The times when trucks are likely to be “grouped” in clusters.

The methodology and scope of this program must be approved in writing by the Director prior to its commencement. A draft program must be submitted for approval at least 3 months prior to commencement of operations on the land.

T4 Once transportation operations commence, and in the event of subsequent significant changes to transport operations, a noise measurement program must be conducted in a location representative of noise impacts likely to be experienced by the community. The methodology and scope of this program must be approved in writing by the Director prior to its commencement. A draft program must be submitted to the Director for approval within 6 months of the commencement of operations on the land.

T5 At least 3 months prior to the commencement of road upgrading associated with the operations on the land, the responsible person must provide the Director and the Planning Authority with confirmation of the exact route, expected daily traffic levels and payloads of vehicles associated with operations on the land. This notification must include a map at an appropriate scale which clearly identifies the location of those buildings which will be at a distance of 10 metres or less from any new or upgraded sections of road following completion of road upgrading works.

Traffic Complaints Register

T6 A traffic complaints register must be maintained by the Site Manager which records the following details in relation to any complaints received in which it is alleged that traffic associated with the operations on the land has caused, or is causing damage to any property or is endangering other road users:

- a) The time at which the complaint was received;
- b) Contact details of the complainant;
- c) Location and subject of the complaint;
- d) Investigations undertaken with regard to the complaint; and
- e) Resolution of the complaint, including any mitigation measures to be implemented.

The traffic complaints register must be made available to any person upon

request.

Monitoring

M1 A sample required to be taken under this permit:

- (fffff) must be tested by a Government Laboratory, a laboratory registered with the National Association of Testing Authorities (NATA), or a laboratory approved in writing by the Director for the tests and analyses specified for such a sample in the requirements of this Schedule;
- (ggggg) collected and analysed in accordance with relevant Australian Standards or methods approved by the Director.

Decommissioning

D1 If permanent cessation of some or all facilities on the land is planned, then the Director must be notified of the planned cessation of operations:

- (hhhhh) at least 180 days prior to the planned date of cessation if practicable;
- or
- (iiii) within 14 days of the person responsible for the activity becoming aware that the cessation is planned; or
- (jjjj) if notification to the Australian Stock Exchange is required under ‘Chapter 3 Continuous Disclosure’ of the Australian Stock Exchange Listing Rules then, within 24 hours after that notification of the planned cessation;

whichever is sooner.

D2 (a) Following notification in accordance with condition D1, the proponent must review the decommissioning and rehabilitation plan contained in the latest revised EMP (Operations) and, within 21 days of the date of notification under D1, advise the Director of any changes required to the decommissioning and rehabilitation plan and seek the Director’s approval of the plan for the purposes of part (b) of this condition; and

(b) Following permanent cessation of operations, rehabilitation of the land must be carried out in accordance with the reviewed decommissioning and rehabilitation plan approved in writing by the Director

PART B
ADDITIONAL CONDITIONS APPLICABLE TO THE MERCHANDISING YARD

General

- G1 Any fuelwood processing facility must be located within a building.

Atmospheric

- A1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 1 to 5 for the Merchandising Yard and Fuelwood Processor, as outlined in Table 3 of the DPEMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.
- A2 Prior to commissioning of the Merchandising Yard, the conceptual site layout must be reviewed based on local climatic data, to minimise the accumulation of dust and wood fibre particles behind buildings (wake effect).
- A3 Once operations have commenced, visual monitoring must be conducted to ensure that management practices are adequate to ensure no dust leaves the Merchandising Yard site.

Effluent

- E1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 6 to 9 for the Merchandising Yard and Fuelwood Processor, as outlined in Table 3 of the DPEMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.

Noise

- N1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 10 to 16 for the Merchandising Yard and Fuelwood Processor, as outlined in Table 3 of the DPEMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.
- N2 The fuelwood processing building must be designed to minimise noise emissions from the land, and must contain effective noise absorbent insulation in the walls and roof.

Solid Waste

- S1 The activities on the land must be undertaken in accordance with

Environmental Commitments Nos. 17 to 21 for the Merchandising Yard and Fuelwood Processor, as outlined in Table 3 of the DPEMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.

Hazardous Material

- H1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 22 to 29 for the Merchandising Yard and Fuelwood Processor, as outlined in Table 3 of the DPEMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.
- H2 The vehicle refuelling area must be sealed and graded back to a roofed, bunded area with a minimum volume of 51 kL to contain potential spills. A manually operated valve must be provided in the bund for draining uncontaminated stormwater to the site interceptor system.

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PART C
ADDITIONAL CONDITIONS APPLICABLE TO THE SAWMILL

Atmospheric

- A1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 1 to 8 for the Sawmill, as outlined in Table 3 of the DPEMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.
- A2 All operations with the potential to generate wood fibre emissions at the Sawmill are to be conducted in an enclosed space.
- A3 Prior to commissioning of the Sawmill, the conceptual site layout must be reviewed based on local climatic data, to minimise the accumulation of dust and wood fibre particles behind buildings (wake effect).
- A4 A dust filtration system must be installed above the shavings bin in the dry mill to collect smaller-size particles for transfer to a cyclone dust filtration system via enclosed ducting. The cyclone and dust collector system must be regularly maintained to ensure that they are in an efficient working condition. The system must be set up so that an audible alarm is triggered before the sawdust level reaches the outlet from the cyclone.
- A5 Sawdust generated from sawing activities in the green mill must be collected by means of a conveyor belt or any other method approved by the Director. The material must be stored in an enclosed sawdust hopper for temporary storage prior to transport away from the Sawmill by means of a loader or conveyors.
- A6 The floor of the sawdust storage discharge bay in the dry mill must be sealed and kept swept. Sawdust and wood fibre generated in the vicinity of the chipper is to be managed by regular sweeping of these areas.
- A7 Once operations have commenced, visual monitoring must be conducted to ensure that management practices are adequate to ensure no dust leaves the Sawmill site.

Effluent

- E1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 9 to 12 and 35 for the Sawmill, as outlined in Table 3 of the DPEMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.

Noise

- N1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 13 to 16 for the Sawmill, as outlined in Table 3 of the DPEMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.
- N2 All buildings containing significant noise generating equipment, including the green mill, dry mill and wood by-product chipper, must be designed to minimise noise emissions from the land, and must contain effective noise absorbent insulation in the walls and roof.

Solid Waste

- S1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 17 to 21 for the Sawmill, as outlined in Table 3 of the DPEMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.

Hazardous Materials

- H1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 22 to 30 for the Sawmill, as outlined in Table 3 of the DPEMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.
- H2 The diesel storage tank must be constructed with a bund with an impervious base, locked outlet valve and roof, and in accordance with Australian Standard AS 1940. A manually operated outlet valve must be provided in the bund for draining uncontaminated stormwater to the site interceptor system.

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PART D
ADDITIONAL CONDITIONS APPLICABLE TO THE VENEER MILL

Atmospheric

- A1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 1 to 10 for the Veneer Mill, as outlined in Table 3 of the DPEMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.
- A2 All operations with the potential to generate wood fibre emissions at the Veneer Mill are to be conducted in an enclosed space.
- A3 Prior to commissioning of the Veneer Mill, the conceptual site layout must be reviewed based on local climatic data, to minimise the accumulation of dust and wood fibre particles behind buildings (wake effect).
- A4 Wood by-product must be transported from the chipper to the fuel storage bin by means of pneumatic conveyance. Air released from this system must be passed through a coarse particulate filter before being discharged to the atmosphere.
- A5 Once operations have commenced, visual monitoring must be conducted to ensure that management practices are adequate to ensure no dust leaves the Veneer Mill site.

Effluent

- E1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 11 to 13, 15, 16, 41, 42 for the Veneer Mill, as outlined in Table 3 of the DPEMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.
- E2 'Type 2 processing wastewater' must not be discharged from the Veneer Mill.

Noise

- N1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 17 to 22 for the Veneer Mill, as outlined in Table 3 of the DPEMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.
- N2 All buildings containing significant noise generating equipment must be designed to minimise noise emissions from the land, and must contain effective noise absorbent insulation in the walls and roof.

Solid Waste

- S1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 14 and 23 to 29 for the Veneer Mill, as outlined in Table 3 of the DPEMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.
- S2 Veneer off-cuts containing glue and other solid glue residues must be manually separated from other waste or by-product streams and must be disposed of at a landfill site approved for this purpose.

Hazardous Materials

- H1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 30 to 38 for the Veneer Mill, as outlined in Table 3 of the DPEMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.
- H2 The diesel storage tank must be constructed with a bund with an impervious base, locked outlet valve and roof, and in accordance with Australian Standard AS 1940. A manually operated outlet valve must be provided in the bund for draining uncontaminated stormwater to the site interceptor system.

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PART E
ADDITIONAL CONDITIONS APPLICABLE TO THE WOOD FIBRE MILL

Atmospheric

- A1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 1 to 5 for the Wood Fibre Mill, as outlined in Table 3 of the DPMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.
- A2 All operations with the potential to generate wood fibre emissions at the Wood Fibre Mill are to be conducted in an enclosed space.
- A3 Prior to commissioning of the Wood Fibre Mill, the conceptual site layout must be reviewed based on local climatic data, to minimise the accumulation of dust and wood fibre particles behind buildings (wake effect).
- A4 Once operations have commenced, visual monitoring must be conducted to determine whether management practices are adequate to ensure no dust leaves the Wood Fibre Mill site.

Effluent

- E1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 6 to 11 and 35 to 37 for the Wood Fibre Mill, as outlined in Table 3 of the DPMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.

Noise

- N1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 12 to 18 for the Wood Fibre Mill, as outlined in Table 3 of the DPMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.
- N2 The Wood Fibre Mill Building must be designed to minimise noise emissions from the land, and must contain effective noise absorbent insulation in the walls and roof, as well as using sound-absorbent curtains on the entrance and exit and by minimising openings in the processor room walls and ceiling. Access to the building must be controlled and practices implemented to ensure doors are not left open.
- N3 Equipment must be selected with a view to ensuring that appropriate noise suppression equipment (e.g. three-quarter wave tuning stubs) can be fitted if

required.

Solid Waste

- S1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 19 to 24 for the Wood Fibre Mill, as outlined in Table 3 of the DPEMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.

Hazardous Materials

- H1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 25 to 33 for the Wood Fibre Mill, as outlined in Table 3 of the DPEMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.
- H2 The diesel storage tank must be constructed with a bund with an impervious base, locked outlet valve and roof, and in accordance with Australian Standard AS 1940. A manually operated outlet valve must be provided in the bund for draining uncontaminated stormwater to the site interceptor system.

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PART F
ADDITIONAL CONDITIONS APPLICABLE TO THE POWER STATION

Atmospheric

- A1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 1 to 11, 39, 40, 41 for the Power Station, as outlined in Table 3 of the DPMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.
- A2 All operations with the potential to generate wood fibre emissions at the Power Station are to be conducted in an enclosed space.
- A3 Prior to commencement of construction of the Power Station, the conceptual site layout must be reviewed based on :
- A report of local climatic data, undertaken to the satisfaction of the Director, to minimise the accumulation of dust and wood fibre particles behind buildings (wake effect);
 - geotechnical and hydrogeological investigations of the proposed building site(s), undertaken to the satisfaction of the Director;
 - Visual impact analysis as required by condition 13 of this permit;
 - Atmospheric emission modelling undertaken in accordance with guidelines provided by the Director. The anticipated impacts of noise and atmospheric pollutants on private lands within 3km and population centres nominated by the Director of the power station site must be specifically identified.
 -
- A4 Uncovered fuelwood stockpiles must be dampened or covered in windy conditions to the extent necessary to avoid the escape of wood waste and wood fibres from the land.
- A5 Coarse size bottom ash must be collected in a wet conveyor system and transferred to a sealed ash bin. Flyash must be collected and removed via bottom discharges from the economiser and air heater, coarse filter system and the electrostatic precipitator and transferred to a sealed ash bin. Boiler ash must be sprayed with water for dust control during loading into trucks for transport off site.
- The use of ash ponds at the Power Station site is not permitted.
- A6 Once operations have commenced, visual monitoring is to be conducted to determine whether management practices are adequate to ensure no dust leaves the Power Station site.

Effluent

E1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 12 to 14 and 36 to 38 for the Power Station, as outlined in Table 3 of the DPEMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.

E2 'Type 2 processing wastewater' must not be discharged from the Power Station site.

Noise

N1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 15 to 20 for the Power Station, as outlined in Table 3 of the DPEMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.

N2 The steam turbine, generator and associated equipment must be enclosed in a building which has been designed to minimise noise emissions from the land, and must contain effective noise absorbent insulation in the walls and roof.

N3 Stacks which have the potential to be the source of significant noise emissions must be equipped with effective silencers. Stack design must allow for tuning stubs to be installed if necessary.

N4 Planned venting from safety release valves must only occur between the hours of 8.00 am and 6.00 pm.

Solid Waste

S1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 21 to 24 for the Power Station, as outlined in Table 3 of the DPEMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.

Hazardous Materials

H1 The activities on the land must be undertaken in accordance with Environmental Commitments Nos. 25 to 33 for the Power Station, as outlined in Table 3 of the DPEMP supplement, unless otherwise approved in writing by the Director or otherwise specified in the conditions attached to this permit.

H2 The diesel and petrol storage tanks must be constructed with a bund with an impervious base, locked outlet valve and roof, and in accordance with Australian Standard AS 1940. A manually operated outlet valve must be provided in the bund for draining uncontaminated stormwater to the site interceptor system.

Hazard and Risk

- HAZ1 At least 30 days prior to the commencement of construction of the Power Station, a detailed Hazard Analysis and Operability Study (HAZOP) must be undertaken and submitted to the Director for approval. Commissioning shall not proceed until the HAZOP study has been reviewed and approved by the Director. Any recommendations resulting from the HAZOP study as approved by the Director must be implemented.

SUMMARY OF ATTACHMENTS

Attachment 1- Locality map

Attachment 2 - Location of water pumping station

Attachment 3 - Conceptual site plan, showing:

- Boiler plant exhaust gas stacks
- Storage pond 1, storage pond 2, storage pond 3
- Polishing pond
- Sewage treatment plant
- Nominated atmospheric emission points
- Nominated hazardous materials storage areas
- Merchandising yard site
- Power station site
- Sawmill site
- Veneer mill site
- Wood fibre mill site

Attachment 4 – Water and wastewater circuit schematic (from DPEMP)

Attachment 5 – Emission limits

Attachment 6 – Odour criteria

Attachment 7 – Monitoring Requirements

Table 1: Air

Table 2: Wastewater

Table 3: Ambient water

Attachment 8 – Liner construction for sewage lagoons

Attachment 9 – Traffic route table (Huon Valley Municipality)

Attachment 10- Traffic route map (Huon Valley Municipality)

Attachment 11 – Summary of management plans required

Attachment 1

Locality map

Attachment 2

Location of water pumping station

Attachment 3

Conceptual site plan

Attachment 4

Water and wastewater circuit schematic

Attachment 5

Emission Limits

ATTACHMENT 5 – EMISSION LIMITS

Table 1: Pollutant atmospheric emission limits as detailed in the Draft Environment Protection Policy (Air Quality) September 2001

Pollutant	Unit of Measure	Emission Limit @ 7% O ₂ unless otherwise specified
OXIDES OF NITROGEN (AS NO ₂) - HEAT PLANTS*	mg/m ³	500
OXIDES OF NITROGEN (AS NO ₂) - POWER STATION**	mg/m ³	800
PARTICULATE MATTER	mg/m ³	100
SMOKE		Ringelmann 1 as 20% equivalent opacity
SOOT		A concentration indicated as Bacharach Shade 3

* Limit applicable to any boiler operating on a fuel other than gas, being a boiler used in connection with an electricity generator with a capacity of less than 30 MW.

** Limit applicable to any boiler operating on a fuel other than gas, being a boiler used in connection with an electricity generator with a capacity of 30 MW or more.

Attachment 6

Odour Criteria

If a regulatory authority is satisfied that odour from a source is causing or is likely to cause an environmental nuisance or material environmental harm, an atmospheric dispersion calculation shall be performed to ensure that the predicted maximum (“worst case”) ground level concentration does not exceed the concentration criteria prescribed below. The atmospheric dispersion calculation should consider local terrain and meteorology, the effect of background concentrations, the contribution of adjacent sources and the need to preserve the capacity of the local environment to receive future emissions.

For the purpose of this permit, the maximum predicted ground level concentration prescribed in Column 2 is defined as the percentile peak concentration prescribed in Column 4.

Atmospheric dispersion calculations must be conducted using a model approved by the Director.

The strength of an odour shall be determined according to Australian Standard Methods or procedures approved by the Director. Moreover, the determination of odour shall be conducted by personnel or laboratories approved by the Director.

ODOUR CRITERIA

Pollutant	Criteria	Averaging Period	Percentile
UNKNOWN MIXTURE	2 Odour Units	1 hr	99.5 [*]

* Modelled 99.5 percentile concentration at or beyond the boundary of a facility (whichever is higher) in cases where local high-quality meteorological and emissions data are available. In cases where such data are not available, the 100 percentile concentration modelled at or beyond the boundary of a facility applies.

Attachment 7

Monitoring Requirements

Table 1: Air Emission Monitoring Requirements

MONITORING PARAMETER	Units of measurement	Monitoring frequency	Commencement of monitoring	Reporting Frequency	Monitoring points
NOx ¹	Mass rate and concentration	6 monthly ²	After boiler commissioning	Within 30 days from receipt of results ³	A1, A2, A3 as shown on conceptual site plan (Attachment 3)
TOTAL PARTICULATES ¹	Mass rate and concentration	6 monthly	as above	as above	as above
SMOKE	Ringelmann	6 monthly	as above	as above	as above
SOOT	Bacharach	6 monthly	as above	as above	as above
OPACITY	% Opacity	Continuous	as above	Results to be retained for 2 years and submitted to Director upon request	as above

¹ These measurements must be accompanied by measurements of the following parameters:

- ≠ Gas velocity
- ≠ Volume flow rate
- ≠ Exit gas temperature
- ≠ Water vapour concentration
- ≠ Oxygen
- ≠ Carbon dioxide

² AFTER TWO YEARS OF MONITORING, SAMPLING FREQUENCY MAY BE REDUCED TO AN ANNUAL BASIS UPON REQUEST.

³ THE REPORT MUST INCLUDE THE FOLLOWING INFORMATION:

- ≠ the date the measurements were taken, weather information at the time the measurements were taken,
- ≠ operating conditions at the plant during the time in which the measurements were taken;
- ≠ the method employed to produce the measurements;
- ≠ comment and discussion of the data provided;
- ≠ qualifications and accreditation of the person conducting the measurements.

In addition, the monitoring report must include graphical representations of percentage obscuration (either six-monthly or annualised), using hourly averages from the obscuration device or alternative method acceptable to the Director.

Table 2: Wastewater Monitoring Requirements

Wastewater stream	Monitoring Parameter	Units of Measurement	Monitoring Frequency	Reporting Frequency	Location of Monitoring Point	Sampling method
TYPE 2 PROCESSING WASTEWATER	To be determined based on the Wastewater Management Plan				Outlet from on-site treatment system at each production facility	Representative grab sample
TYPE 2 PROCESSING WASTEWATER / CONTAMINATED STORMWATER	To be determined based on the Wastewater Management Plan				Communal storage ponds	Representative grab sample
TYPE 1 PROCESSING WASTEWATER	To be determined based on the Wastewater Management Plan and Wastewater Reuse Site Management Plan				Polishing pond	Representative grab sample
TREATED SEWAGE	To be determined based on manufacturer's recommendations and Wastewater Reuse Site Management Plan				Outlet of package treatment plant	Representative grab sample

Table 3: Ambient Water Monitoring Requirements

Type of monitoring	Monitoring Parameter	Monitoring Frequency	Commencement of Monitoring	Reporting Frequency	Location of Monitoring Point	Sampling Method
<u>SURFACE WATERS:</u> BIOMONITORING	n/a	Twice per year (in spring and autumn)	At least 6 months prior to commencement of operations on the land	Annually	Huon River: at least one upstream and one downstream sampling point (in relation to the land)	AUSRIVAS protocols
<u>SURFACE WATERS:</u> PHYSICO-CHEMICAL WATER QUALITY INDICATORS	Biochemical Oxygen Demand; Non-Filtrable Residue; Electrical Conductivity; Total Dissolved Solids; Thermotolerant Coliforms; Faecal Streptococci; Chloride; Sodium; Total Nitrogen; Total Phosphorus; Total Petroleum Hydrocarbons; Aromatic Hydrocarbons;	Monthly	as above	Quarterly	Huon River: at least one upstream and one downstream sampling point (in relation to the land) Kings Creek: at least one upstream and one downstream sampling point (in relation the land)	Locations and sampling methods to be approved by Director prior to commencement of monitoring
IN ADDITION	EVENT-BASE MONITORING REQUIREMENTS TO BE DETERMINED IN ACCORDANCE WITH APPROVED WASTEWATER MANAGEMENT PLAN					

<p><u>GROUNDWATER:</u></p> <p>PHYSICO-CHEMICAL WATER QUALITY INDICATORS</p>	<p>pH (at bore head);</p> <p>Electrical Conductivity (at bore head);</p> <p>Thermotolerant Coliforms;</p> <p>Faecal Streptococci;</p> <p>Chloride;</p> <p>Sodium;</p> <p>Total Nitrogen;</p> <p>Total Phosphorus;</p> <p>Total Petroleum Hydrocarbons;</p> <p>Aromatic Hydrocarbons;</p>	<p>Monthly for six months, then subject to review</p>	<p>as above</p>	<p>Annually</p>	<p>One deep groundwater monitoring bore.</p>	<p>Locations and sampling methods to be approved by Mineral Resources Tasmania prior to commencement of monitoring</p>
<p>IN ADDITION</p>	<p>Height of water table</p>					

Attachment 8

Liner construction for sewage lagoons

The relevant standards for liner construction are as follows:

- Geotechnical/Geological investigation to AS 1726 should determine possible effects on ground water due to seepage from lagoon. A liner must be designed to match the requirements of the ground water resource in the area. As a minimum standard only a clay liner of a thickness of 400 mm throughout the bottom of the lagoon and 600 mm on the slopes must be established. Thicker or thinner liners may be required depending on in-situ conditions.
- The distance between the lagoon liner and the groundwater table must be considered. As a minimum standard for site selection, minimum separation to groundwater is 2 metres. Special design specifications, such as increasing liner thickness and/or decreasing liner permeability, need to be considered if the separation to groundwater is less than 2 metres.
- The liner must be re-worked and compacted to achieve an in-situ permeability of 10^{-9} m/sec (10^{-7} cm/sec) over the depth of the liner. All in-situ testing should be carried out according to AS 1289, and the earthworks and construction must be in line with AS 3798 and ISO 9000 for quality control and assurance purposes.
- Alternative liner systems, such as synthetic liners with an equivalent or lower permeability, will be considered for approval by the Director.
- Where groundwater is likely to cause structural damage to the lagoon liner, the liner design must take this into account.
- Key personnel which will be involved with the lagoon liner design and construction must be identified. Such key personnel should include a qualified and certified engineer with sound knowledge and experience in clay compaction who shall be capable of:
 - supervising liner installation and quality control

- supervising all technical staff involved
- properly conducting quality control tests and sampling in the field
- 'signing off' all quality control testing
- completing documentation of all relevant activities including engineering, construction and quality assurance activities.

Note: The certified engineer responsible for the construction is required by the Director to provide ISO 9000 quality assurance certification of the works once construction is complete.

Attachment 9
Traffic route table

ATTACHMENT 9 – TRAFFIC ROUTE TABLE

Public roads in the Huon Valley Municipality approved for the transport of raw material to and product from the land

Type of product	Raw material to the land	Sawlogs to sawmills	Sawn timber	Veneer	Wood Fibre destined for transport to Boyer	Wood fibre not destined for transport to Boyer
Restrictions on vehicle type	None	None	None	None	None	None;but HPV's preferred
Huon Hwy. south of Geeveston	✓	✓	✓	✓	✓	✓
Arve Road (sealed)	✓	✓	✓	✓	✓	✓
Huon Hwy. between Geeveston and Huonville	✓	✓	✓	✓	✓	✓
Denison Road	✓	✓	✓	✓	✓	✓
Lonnvale Road	✓	✓	✓	✓	✓	✓
Glen Huon Road	✓	✓	✓	✓	X	X
North Huon Road	✓	✓	X	X	X	X
North Huon Rd. between Agnes Street and the western Ranelagh town boundary	X	X	X	X	X	X

Attachment 10

Traffic route map (Huon Valley Municipality)

(To be modified in accordance with Attachment 9)

Attachment 11

Summary of management plans required

ATTACHMENT 11 – SUMMARY OF MANAGEMENT PLANS REQUIRED

Table 1: Requirements under Part A of this Permit

Management Plan – Report	Referred to in condition	Required submission / action date	Comments
CONFIRMATION OF FACILITY COMMISSIONING	G5	Notification to occur within 7 days of commissioning of each production facility. Notification to occur if commissioning of Power Station is delayed	For Director's information.
NOTIFICATION OF CHANGE OF RESPONSIBLE PERSON	G6	Notification to occur within 30 days of the event.	For Director's information.
CHANGE OF OWNERSHIP	G7	Notification to occur within 30 days of the event.	
EMP (OPERATIONS) REPORT	G10	EMP to be submitted within six months from completing of commissioning of the first production facility developed on the land. EMP to be prepared for each facility, unless all facilities are developed simultaneously.	For Director's approval.
PREPARATION OF EMP (OPERATIONAL) REVIEW REPORT	G12	EMP review report to be submitted within 3 years from the date of EMP approval and at 3 yearly intervals thereafter.	For Directors approval.
EMERGENCY RESPONSE PLAN	G13	Emergency response plan to be submitted prior to completion of commissioning.	For Director's approval. To be developed in consultation with State Emergency Service and Tasmania Fire Service.
EMS IMPLEMENTATION PROGRESS REPORT	G14 (b)	Within one year from completion of commissioning of any one facility.	For Director's consideration.
EMS IMPLEMENTATION	G14 (c)	Within two years from completion of commissioning of any one	For Director's consideration.

ATTACHMENT 11 – SUMMARY OF MANAGEMENT PLANS REQUIRED

CONFIRMATION REPORT		facility.	To be prepared by appropriately qualified auditor.
EMS COMPLIANCE REVIEW	G14 (d)	Audit report to be prepared at least once per year. Report to be submitted within three months of completion of audit.	For Director's consideration. To be prepared by appropriately qualified auditor.

ATTACHMENT 11 – SUMMARY OF MANAGEMENT PLANS REQUIRED

Table 1 (Continued): Requirements under Part A of this Permit

MANAGEMENT PLAN – REPORT	Referred to in condition	Required submission / action date	Comments
EMP (CONSTRUCTION) REPORT	C2	Report to be prepared and submitted at least 30 days prior to commencement of construction activities, unless otherwise approved in writing by Director.	For Director's approval.
SITE DEVELOPMENT TIMETABLE	C7	Timetable to be submitted prior to an application being made to the Planning Authority for building approval and at least 30 days prior to commencement of construction activities on the land. Timetable to be revised every 6 months and revision to be submitted until all facilities have been commissioned.	For Director's information.
BOTANICAL SURVEY	F1	Report to be submitted prior to an application being made to the Planning Authority for building approval and at least 14 days prior to commencement of works in the riparian zone.	For the Director's approval. DPIWE's Threatened Species Unit to be consulted prior to survey.
FAUNA SURVEY	F2	Report to be submitted prior to an application being made to the Planning Authority for building approval and at least 14 days prior to commencement of construction activities on the land.	For the Director's approval. DPIWE's Threatened Species Unit to be consulted prior to survey.
GEOTECHNICAL / HYDROGEOLOGICAL SURVEY	GEO1	Report to be submitted prior to an application being made to the Planning Authority for building approval and at least 30 days prior to commencement of construction activities on the land.	To be submitted to Director and Executive Director of Mineral Resources Tasmania for consideration.

ATTACHMENT 11 – SUMMARY OF MANAGEMENT PLANS REQUIRED

GEOCONSERVATION SURVEY	GEO2	Report to be submitted prior to an application being made to the Planning Authority for building approval and at least 30 days prior to commencement of construction activities on the land.	To be submitted to Director and Director of Parks and Wildlife for consideration. DPIWE's Earth Sciences Unit to be consulted prior to survey.
AIR POLLUTION DISPERSION MODELLING REPORT	A10	Report to be submitted at least three months prior to commissioning of the Power Station or other heat plants.	For Director's consideration.

ATTACHMENT 11 – SUMMARY OF MANAGEMENT PLANS REQUIRED

Table 1 (Continued): Requirements under Part A of this Permit

MANAGEMENT PLAN – REPORT	Referred to in condition	Required submission / action date	Comments
STACK EMISSION ASSESSMENT REPORT	A12	Report to be submitted within 30 days of completion of commissioning of each boiler plant stack exhaust.	For Director's consideration.
DUST, WOOD FINES FIRE PREVENTION & CONTROL PLAN	A15	Report to be submitted at least 30 days prior to commissioning of any production facility.	For Director's approval.
ODOUR MONITORING REPORT	A18	Odour monitoring to be undertaken within six months of commencement of operations on the land. Report to be submitted within 30 days from completion of measurements.	For Director's consideration.
GREENHOUSE GAS EMISSION REPORT	GG2	Report demonstrating compliance with AMT within 60 days from the date of issue of permit.	For Director's consideration.
NOISE MODELLING REPORT	N2	Report to be submitted at least 30 days prior to commencement of commissioning of any production facility on the land.	For Director's consideration.
COPIES OF WRITTEN EFFLUENT MANAGEMENT AGREEMENTS BETWEEN SITE MANAGER AND PRODUCTION FACILITY MANAGER(S)	E3	Copy of agreement for each facility to be submitted prior to the commencement of operations at that facility.	For Director's consideration.
WASTEWATER MANAGEMENT PLAN	E4	Prior to an application being made to the Planning Authority for building approval and at least 30 days prior to commencement of construction activities on the land.	For Director's approval. Copy to be sent to Huon Valley Council.

ATTACHMENT 11 – SUMMARY OF MANAGEMENT PLANS REQUIRED

WASTEWATER MANAGEMENT PLAN REVIEW	E6	Review to be conducted annually for two years from date of approval of original plan.	For Director's consideration. Copy to be sent to Huon Valley Council.
MANAGEMENT STRATEGY FOR SEWAGE TREATMENT PLANT	E12	At least 30 days prior to commencement of commissioning of sewage treatment plant.	For Director's approval. Copy to be sent to Huon Valley Council.
MAINTENANCE PROGRAM FOR COMMUNAL STORAGE PONDS AND POLISHING POND	E14	Maintenance program to be submitted prior to commencement of operations on the land.	For Director's approval.
MAINTENANCE PROGRAM FOR INTERCEPTOR AND SCREENING UNITS	E15	Maintenance program to be submitted prior to commencement of operations on the land.	For Director's approval.

ATTACHMENT 11 – SUMMARY OF MANAGEMENT PLANS REQUIRED

Table 1 (Continued): Requirements under Part A of this Permit

MANAGEMENT PLAN – REPORT	Referred to in condition	Required submission / action date	Comments
GROUNDWATER IMPACT ASSESSMENT REPORT	GW2	Report to be submitted prior to an application being made to the Planning Authority for building approval and at least 30 days prior to the commencement of construction activities on the land.	For Director's approval.
CLAY FOR CLAY LINER MATERIAL LABORATORY TESTING RESULTS	GW3	Testing results to be submitted prior to construction of any effluent storage pond.	For Director's approval.
POND CONSTRUCTION CERTIFICATE	GW3	ISO quality assurance certificate to be provided by engineer after completion of pond construction.	For Director's consideration.
PUMPING STATION DETAILED DESIGN PLAN AND EMP (CONSTRUCTION)	WA3	Report to be submitted prior to an application being made to the Planning Authority for building approval and at least 30 days prior to the intended commencement of pumping station construction.	For Director's approval. Copy to be sent to IFS
WASTEWATER REUSE SITE MANAGEMENT PLAN	WR2	At least 60 days prior to commencement of construction activities on the wastewater reuse site.	For Director's approval (in consultation with Co-ordinating Group for Wastewater Reuse).
SOLID WASTE MANAGEMENT PLAN	S3	Plan to be submitted at least 30 days prior to commencement of operation on the land.	For Director's approval.
FIRE MANAGEMENT PLAN	FM2	Plan to be submitted prior to an application being made to the Planning Authority for building approval and at least 30 days prior to commencement of construction activities on the land.	For Tasmania Fire Services' approval. Copy to be sent to Director.

ATTACHMENT 11 – SUMMARY OF MANAGEMENT PLANS REQUIRED

TRAFFIC NOISE MODELLING PROGRAM	T6	Draft program to be submitted 3 months prior to commencement of operations on the land.	For Director's approval.
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ATTACHMENT 11 – SUMMARY OF MANAGEMENT PLANS REQUIRED

Table 2: Requirements under PART D of this Permit

MANAGEMENT PLAN – REPORT	Referred to in condition	Required submission / action date	Comments
HAZOP REPORT	Condition HAZ1 of (only Part D)	Plan to be submitted at least 30 days prior to commencement of construction of the Power Station-or any other heat plant that generates super heated steam.	For Director's consideration.

