EMR

Lot: 2 **Plan:** SP117732 **Rec Type:** BP **ID:** 28048

Category: MANAGED **Region:** **Hist. ID:**

LGA: Bundaberg Regional Council **AMA/AN:**

Site Name: FUEL STORAGE - MOBIL DEPOT **Notified By:** OTHER **Notif. Rec'd:**

Street: 59 PRINCESS STREET **Entry Date:** 25/09/1999 **Last Altered Date:** 19/10/1999

Suburb: BUNDABERG **Post Code:** 4670 **File:** 902259

Owner: sch4p3(3) Prejudice the protection of an individual **Officer:** OBRIEN

Address: sch4p3(3) Prej **Parcel Status:** C **Area:** 3073 m2

Post Code: 4670

External References

Hazardous Contaminants

Notifiable Activities

PETROLEUM PRODUCT OR OIL STORAGE

Comments

Create Date	User ID	Corr No	Officer Name	Date Final	How Finalized
19/10/1999	BIGNELT				
ORIGINALLY ENTERED AS L1/RP100312 & L2/RP139334, NOW FULLY REPLACED BY L2/SP117732. AMENDED FROM CHILD PARCEL TO BASE PARCEL STATUS. BASE PARCELS DELETED AND THIS PARCEL MADE BASE PARCEL. SMP TO BE ISSUED ON THIS SITE.					
19/10/1999	BIGNELT				
RECATEGORISED TO MANAGED.					
27/10/1999	TSOURGR				
SITE MANAGEMENT PLAN FOR THIS SITE, WHICH IS NOW BASE PARCEL. THIS SMP IS EFFECTIVE AS OF 19/10/99 AND FULLY REPLACES THOSE PREVIOUSLY ISSUED FOR LOT 1 ON RP100312 AND LOT 2 ON RP139334 WITH NO CHANGE IN CONTENT.					

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902259

160 Ann Street • Brisbane, Queensland • PO Box 155 • BRISBANE ALBERT STREET QLD 4002 • AUSTRALIA
Telephone (07) 3227 7111 • Facsimile (07) 3227 6534 • www.env.qld.gov.au

Enquiries Louise Gilshenan
Telephone 07 3247 3278
Your reference
Our reference 902259 Site ID: 28048

22 October 1999

sch4p3(3) Prejudice the protection of an individuals right to

Dear Sir and Madam

RE: Site Management Plan for Lot 2 on SP 117732
(59 Princess Street, Bundaberg).

Please find attached a Site Management Plan (SMP) for the above parcel of land. This SMP is effective as of 19/10/1999 and replaces those previously issued for Lot 1 on RP 100312 and Lot 2 on RP 139334 with no change in content. The Lot on Plan description that this SMP refers to is the new parcel resulting from the amalgamation of Lot 1 on RP100312 and Lot 2 on RP139334.

Should you have any queries in relation to this matter, please do not hesitate to contact the above officer on the telephone number listed.

Yours sincerely

sch4p3(3) Pr

Greg O'Brien
Chief Scientific Advisor (**Contaminated Land Unit**)

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The letters referring to the deletion of the base parcels from the Environmental Management Register are also provided for your information. Please update Bundaberg City Council records accordingly.

Should you have any queries in relation to this matter, please do not hesitate to contact the above officer on the telephone number listed.

Yours sincerely

sch4p3(3) F

Greg O'Brien
Chief Scientific Advisor (**Contaminated Land Unit**)

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Dear sch4p3(3) Prejudice

RE: Site Management Plan for Lot 2 on SP 117732
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Please find attached a copy of the Site Management Plan (SMP) for the above parcel of land. This SMP is effective as of 19/10/1999 and replaces those previously issued for Lot 1 on RP 100312 and Lot 2 on RP 139334 with no change in content. The Lot on Plan description that this SMP refers to is the new parcel resulting from the amalgamation of Lot 1 on RP100312 and Lot 2 on RP139334.

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Environmental Protection Agency

ANNEXURE 1 - SITE MANAGEMENT PLAN

LOT : 2 PLAN : SP117732 FILE REF : 902259 PRINTED: 19/10/1999

DATE OF EFFECT : 19/10/1999

1. Summary of Contamination

Petroleum hydrocarbon contamination resulting from the site's past operation as a fuel depot has been identified in several areas of the site. Areas of soil contamination occur at depths between 0.5m and 3m BGL at levels of total petroleum hydrocarbons (TPH) between 300mg/kg to 1100mg/kg and are shown on Figure 1 with groundwater monitoring wells.

Groundwater was encountered at depths between 6.9m and 9 mBGL with flow towards the south south-west and has been impacted by TPH with monitoring well BH3, reporting TPH levels up to 71mg/L. A second well near the southeast corner of the site has reported TPH levels up to 31mg/L. These TPH levels have shown a decrease from levels reported in the July 1998 sampling round. Off site monitoring wells have not detected TPH during sampling up to the date of this plan.

2. Objective of the Plan:

The objective of this Site Management Plan is to detail requirements for the management of residual hydrocarbon contamination in a manner which protects human health and the environment and ensures that the site is suitable for commercial and/or industrial use. The site-specific elements relating to these objectives are the precautions necessary and installation of appropriate vapour barriers between users of the site and the contamination and maintenance of the same, and the application of controls on site excavation works.

3. Plan Conditions:

The owner of the property (or other nominated entity) is to comply with the following conditions to ensure that the plan objectives are achieved and maintained:

3.1. Site capping

The areas of contamination identified in Figure 1 are to be capped with concrete, bitumen or other suitable paving material (e.g. 0.5m of clay) and the capping must be maintained in good condition at all times in order to prevent the infiltration of water.

3.2 Workplace Health and Safety Plan

Mobil Oil Australia Limited will provide all environmental information relevant to the site which will facilitate the developer to prepare a Workplace Health and Safety Plan (WH&S Plan) which complies to the requirements of the *Workplace Health and*

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Safety Act 1995. The WH&S Plan must specifically address dermal and inhalation hydrocarbon exposures. The owner of the property must not undertake any site works until this plan has been prepared and must comply with the plan conditions.

3.3 Excavation and removal of contaminated soil

Contaminated soil must not be excavated or removed from the site without adequate sampling and without the prior approval of the Environmental Protection Act (EPA) under Section 118ZZF of the *Environmental Protection Act 1994*.

3.4 Environmental protection

Site works relating to excavation, removal and/or disposal of soil must ensure that environmental harm is prevented (e.g. preventing spread of contamination by controlling site stormwater runoff, spillage from hauling trucks or improper disposal of contaminated stormwater or seepage). All contamination, safety and excavation processes are to be documented and records kept in order to demonstrate site management compliance.

4. Maintenance and Monitoring Requirements:

4.1 Groundwater sampling

Mobil Oil Australia Limited is to conduct a six monthly groundwater sampling program with testing for TPH, benzene, ethyl benzene, toluene and xylenes. The boreholes to be sampled are all on-site and off-site wells as shown on Figure 1. Results of these tests are to be reported to the Environmental Protection Agency (EPA) annually. On review of the second report, which is to include an assessment of the extent and potential impact on local receptors of the contaminated groundwater plume, the EPA will establish the extent of any future monitoring or remediation. The initial sampling round is to commence between January and March 1999. Monitoring wells damaged during site development or damaged offsite wells are to be reinstated by Mobil Oil Australia Limited at locations approved by the EPA.

4.2 Site inspection

The owner of the site is to undertake site inspections at a minimum of 6 monthly intervals in relation to the state of the capping and to keep records of these inspections and of any site excavation works and disposal permits obtained under section 3.3 of this plan. This inspection program shall commence on 1 July 1999. The records are to be kept by the owner and are to be made available to authorised officers under the *Environmental Protection Act 1994* on request. EPA will inspect sites that are subject to site management plans.

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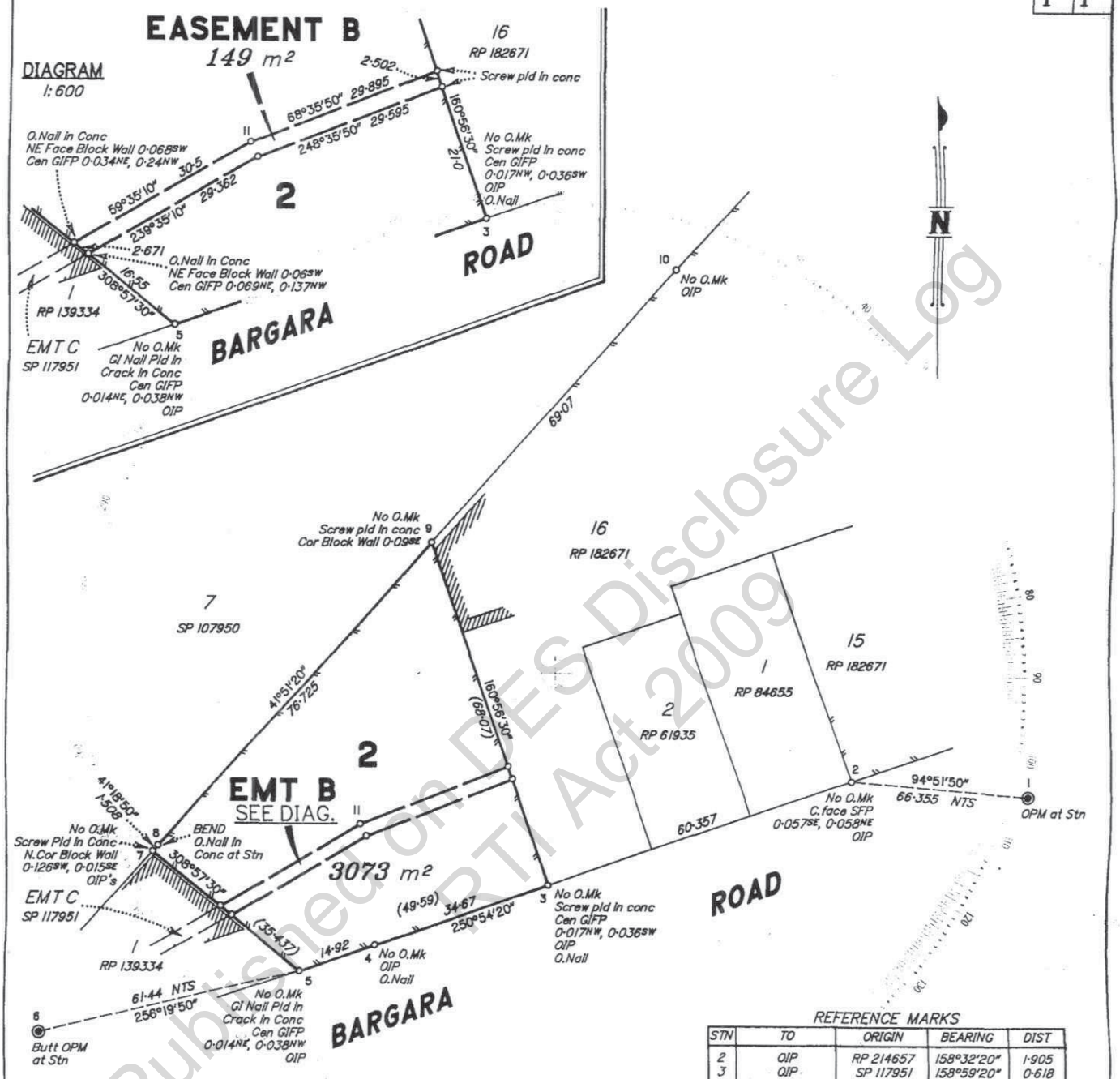
Land Title Act 1994 ; Land Act 1994
Form 21 Version 2

SURVEY PLAN

Sheet 1 of 1



Branded pegs placed at all new corners unless otherwise stated.

PERMANENT MARKS

PM	ORIGIN	BEARING	DIST	NO
1–OPM	RP 845733	at	Station	13041
6–OPM (Butt)	RP 229184	at	Station	13049

REFERENCE MARKS

STN	TO	ORIGIN	BEARING	DIST
2	OIP	RP 214657	158°32'20"	1·905
3	OIP	SP 117951	158°59'20"	0·618
3	O.Nail In Kerb	SP 117951	265°00'10"	1·11
4	OIP	RP 139334	160°54'20"	0·604
4	O.Nail In Path	SP 117951	229°06'40"	4·949
5	OIP	SP 117951	160°54'20"	0·596
7	OIP (not searched)	RP 100312	340°02'50"	0·634
7	OIP	RP 229184	315°01'20"	4·32
9	Pin		341°18'	2·145
10	OIP	RP 229184	340°54'20"	0·553
11	Screw In M/H		138°03'	1·685

Scale 1:750 – Lengths are in Metres.

10 0 10 20 30 40 50 60 70 80 90 100

0 50mm 100mm 150mm

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ROSS SOMMERFELD SURVEYS PTY. LTD. ACN 010 477 755 hereby certify that the Company has surveyed the land comprised in this plan by Andrew John JENSEN, Licensed Surveyor, for whose work the company accepts responsibility, that the plan is accurate, that the said survey was performed in accordance with the Surveyors Act 1977 and the Surveyors Regulation 1992 and that the said survey was completed on 27/04/1999.

ROSS SOMMERFELD SURVEYS PTY. LTD. COMMON SEAL

sch4p3(3) Prej

sch4p3(3) Preju

Date 16.6.99

Plan of Lot 2 and Easement B in Lot 2

Cancelling Lot 2 on RP 139334 and Lot 1 on RP 100312

PARISH: KALKIE COUNTY: Cook

Meridian: AMG VIDE SP 117951 F/N's: No

Scale 1:750

Format: STANDARD

SP117732

Plan Status:

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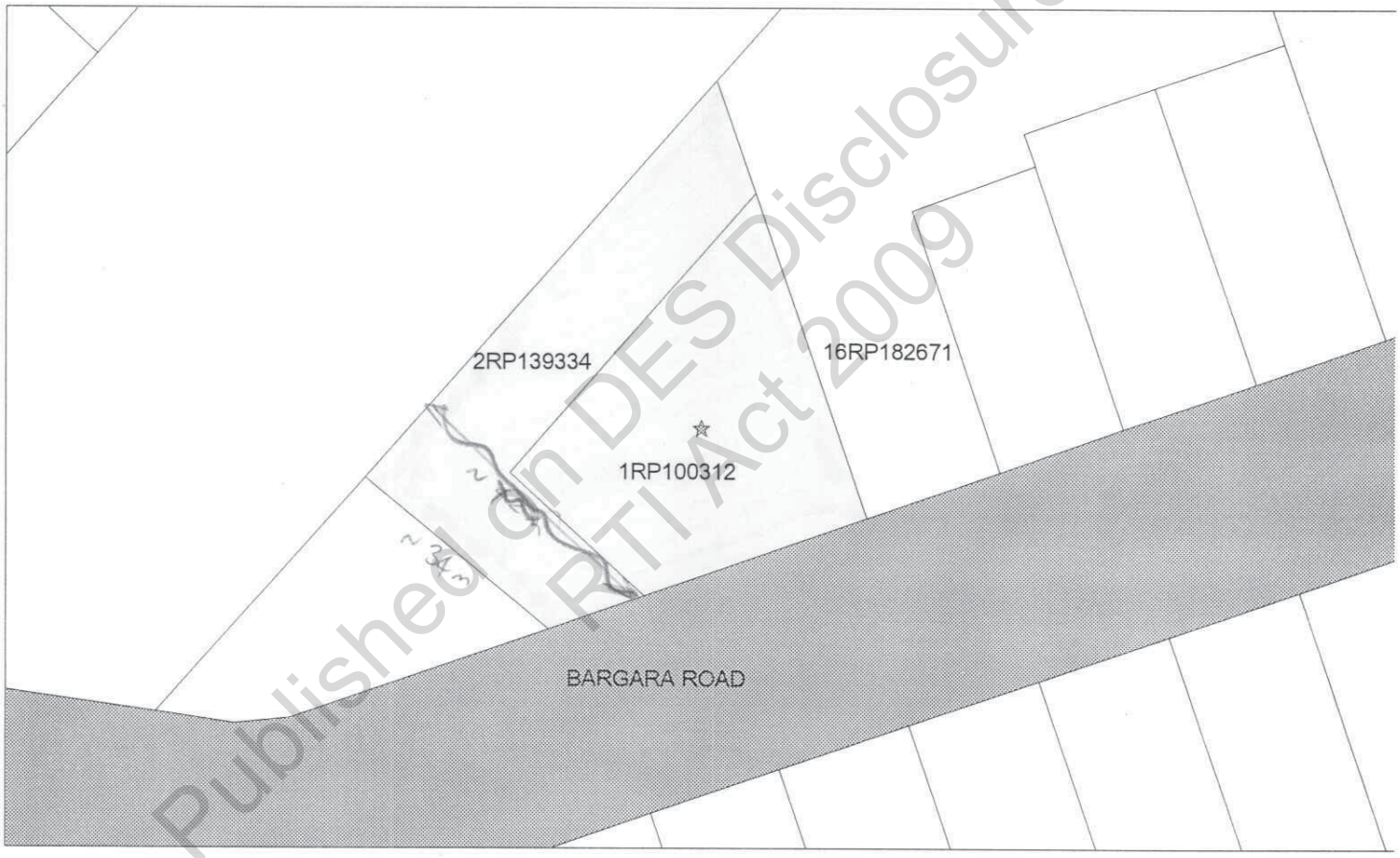

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