
Willawong
Environmental Monitoring
Round 36
January 2007





To:	City Design Environmental Management	Date:	27 February 2007
Attn:	Stewart Edwardes, Willawong Remediation Project Manager		
From:	R.B. Gray, Manager, Scientific Analytical Services		
Re:	WILLAWONG ENVIRONMENTAL MONITORING – ROUND 36 (Q3 2007)		

Scientific Analytical Services

 240 Donaldson Road
 Rocklea Q 4106

Enquiries: 07 3403 2611

Fax: 07 3403 2646

 Chemist in Charge, Bob Gray, 3403 2614
 Environmental 1, Sue Mole, 3403 2619
 Environmental 2, Patti O'Shea, 3403 2622
 Microbiology, Bob Phillips, 3403 2612
 Environmental Monitoring, Rebecca
 MacKinney, 0414 999 221

The thirty-sixth round of monitoring for the above project was carried out on 18th to 23rd January 2007.

Rainfall (measured at BLR 736 Blunder Creek, Inala Gauging station) for December and January was approximately 50% of the long-term average, and November was well below average.

Month	Rainfall (mm) At BLR736 Blunder Ck Inala	Mean Rainfall (measured at Brisbane Airport)
November	58	96.5
December	65	126.2
January	89	157.7

The monitoring program for the Willawong Remediation Project bores and creeks has been reviewed and incorporates a reduced number of locations and analytes. Sediment collection from the surface water locations has been discontinued.

Multi-parameter Field Analysers, calibrated on each day of use, were employed in the determination of field results for pH, conductivity, temperature, dissolved oxygen and redox potential.

Blunder and Oxley Creeks

Physical / Inorganic Analysis

pH values in the creeks were slightly acidic to slightly alkaline, between pH 6.6 and 7.2. Brisbane City Council's Water Quality Objectives for fresh water incorporate a desirable pH range of 6.5-8.5. Field staff reported that water was present at all points on this occasion.

Oxley Creek's DOE15 continues to report the highest conductivity readings, on this occasion slightly higher than previous at 580µS/cm. The upstream point DOE14 recorded a much lower result of 260µS/cm, and Blunder Creek's maximum was 220µS/cm at the downstream DOEB3.

Higher temperatures and low flows in the creeks have resulted in low dissolved oxygen concentrations. CMPS&F5, DOEB2, DOEB3 and DOE15 all returned results between 6.2 and 6.9mg/L dissolved oxygen, while DOEB1, at the top end of Blunder Creek, and DOE14 in Oxley Creek both returned low results of 3.8 and 3.0mg/L respectively. 5mg/L is generally regarded as the minimum concentration desirable for maintenance of a viable aquatic ecosystem.

Although there was flow in the creeks on this occasion, the suspended solids concentrations remained low, with all Blunder Creek locations recording <10mg/L and the highest reading being 17mg/L at the historically turbid DOE14 and 14mg/L at DOE15 in Oxley Ck.

No significant heavy metals were detected above the limit of reporting.

Ammonia and oxidised nitrogen concentrations in both creeks continued to be very low in comparison with historical data, with all locations returning low concentrations.

Analysis for organochlorine and organophosphorus pesticides, semivolatile and volatile organic compounds did not detect any analytes above the limit of reporting. AOX compounds were however detected at the four locations sampled (DOE14, DOE15, DOEB2 and DOEB3) at concentrations of 37-53µg/L.

Microbiological Analysis

Bacteriological quality of the Oxley Creek water samples remains very good, with faecal coliform results being 19cfu/100mL at DOE14 and 44cfu/100mL at DOE15. Blunder Creek samples were less satisfactory with 360cfu/100mL being recorded at CMPS&F5 and 180cfu/100mL at DOEB3. The NHMRC guideline value for primary contact (swimming) is 150cfu/100mL.

Groundwater Samples

The following locations yielded little or no sample, or were buried or damaged: BH97/20S, BH97/6D and BH97/15 were dry – no sample

Microbiological Analysis

BH01/03D returned very poor faecal coliform results, with 2000cfu/100mL being reported. The remaining bores sampled were at or below the limit of reporting.

Physical / Inorganic analysis

pH values for borewaters varied between an acidic pH 3.8 (BH04/04) and a slightly acidic 6.7 (BH97/20D). High salinity continued to be a feature of many of the bores, with a high value of 17,000µS/cm was recorded for BH01/05S. Redox potentials varied widely, from -51.7mV at BH04/10 to +220mV at BH01/05D

BH04/10, in the centre of the site, also continues to exhibit high ammonia nitrogen concentrations, recorded at 230mg/L on this occasion. The next highest result for the bores sampled was at BH97/20D (100mg/L).

Only one bore (BH01/03S) reported oxidised nitrogen concentration above 1mg/L.

High total organic carbon results were reported for a number of bores, with the highest result coming from BH04/10 at 690mg/L and 300mg/L at BH97/20D.

No location returned a cyanide result above the limit of reporting of 0.04mg/L.

No location returned an arsenic result above the limit of reporting of 0.010mg/L.

The highest cadmium result of 0.001mg/L was returned for BH7D.

The highest copper result of 0.007mg/L was returned for BH114 and BH97/20D.

Highest lead result was returned for BH04/04 (0.010mg/L).

The highest nickel concentrations were obtained for BH04/10 (0.048mg/L) and BH04/04 (0.037mg/L).

BH01/05S returned the highest zinc result of 0.28mg/L.

No mercury was detected at any location at the limit of reporting of 0.1µg/L.

Organics Analysis

Hydrocarbons

Only one bore, BH97/11D, was analysed for petroleum hydrocarbons, which were not present above the limit of reporting.

Other Organic Compounds

AOX results ranged from a high of 450µg/L at BH04/10 to a low of 31µg/L at BH01/03S.

No benzene or substituted benzene compounds were present in the only bore examined, BH97/11D.

Phenols were present in low concentrations in BH04/04 (0.17mg/L), BH01/09S (0.14mg/L) and BH01/08D (0.07mg/L).

Sulfolane and thiolane remain significant issues, particularly in the central region, with BH04/10 and BH01/08D returning the highest results.

Data Management

Data from this and preceding Rounds have been entered into the SiteMan database for future interrogation and forwarded to iO Digital for entry into their managed database.

Please advise if you have any queries regarding this project or if we can be of further assistance.

Regards

49-Sch4 - Signature



Bob Gray
Manager, Scientific Analytical Services
Attachments - graphs, site maps, data

Released by EHP
under the
RTI Act 2009

Willawong Remediation Taskforce Meeting Minutes

Date: 19 April 2007

Time: 1.30 to 3.30 pm

Attendees

Community Representatives: Barbara Ellis, Bob Haines and Bruce Alexander

BCC: Cr Kevin Bianchi, Cr Les Bryant, Cr Victoria Newton, Dylan Smith and Cr. Geraldine Knapp

BCC City Design: Murray Allan, Brian Chambers and Michael Lane

Brisbane Water: Rebecca McKinney

Natural Environment & Sustainability: Steve Wharton, Dhabie Salazar

City Property: Paul Grove, Greg Stanford

Brisbane Transport: Peter King

EPA: Gary O'Connor

Apologies: Nick Clarke, Bob Gray

Chair: Cr. Kevin Bianchi

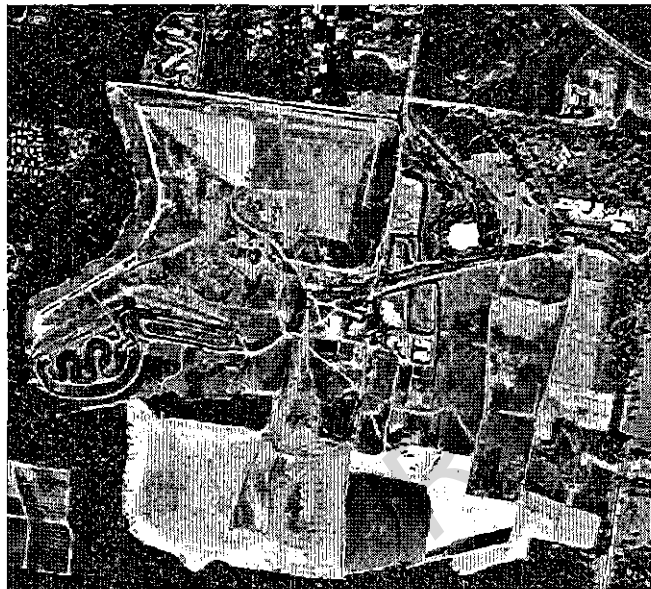
Topic	Presenter	Responsible Officer
Cr. Kevin Bianchi welcomes everyone to the meeting. Introduction and apologies and confirmation of previous minutes.		Cr. Kevin Bianchi
<ul style="list-style-type: none"> Waste capping of clay protection layers is now on its final capping stages Leachate Management Leachate treatment Land fill gas management <p>Stormwater Management : Summary of construction for the last 6 months 1 yr</p>	<ul style="list-style-type: none"> contract negotiations are on the way to install a land fill gas network 	Brian Chambers
<ul style="list-style-type: none"> 3 wetlands are being engineered to remove service water from Willawong It has a water harvesting potential of 10 million mg litres 		Michael Lane

Issues:		Responsible
<ul style="list-style-type: none"> • Solid Waste Land fill- aiming for completion by June 2007 • Monitoring of the ongoing issues of the landfill drainage systems • There is a soil supply issues • Monitoring programs have been adjusted over the years • The significant area is area 86 – the south east corner • Richie Rd. remedial works have finished, validation report is to be provided to the EPA- fencing will be finished before 2010 	<ul style="list-style-type: none"> • The priority areas are: area 4,1 and 2 • Landfill capping and re-vegetation program are planned for 16 hectares of Willawong • Environmental controls is in place • Maintain vegetation and infrastructure • Ongoing monitoring will be required for an extended period of time, due to the hazardous nature of the past use of the site. The intensity of the program will continue to be reviewed and as in the past, reduced when appropriate. 	Murray Allan/ Gary O'Connor
Issues raised by the Community Representatives: <ul style="list-style-type: none"> • Are the areas for the "no go" zone will be fenced off? • Are there any programs in place for future land use? • Is area 4 lot 5 will be zoned as the light industry as planned? • There has been concern in the community about some of the trucks that drive on Richie Rd. don't cover their load 	<ul style="list-style-type: none"> • No budget has been allocated to fence or landscape the Willawong site as per the original Master Plan but it is budgeted to be able to fence AREA ONE (1) and place bollards along the road to enable public access in the next financial year. (NB validation of these works need EPA approval prior to public access) 	
Water Quality	Risk	Responsible
<ul style="list-style-type: none"> • Water quality is the major focus in Blunder Creek • 4 sites is very low on nitrogen in the water • Ongoing monitoring has been successful on Blunder and Oxley creek • Blunder Creek is now healthy and there is no nitrogen 	<ul style="list-style-type: none"> • The most recent report will be provided to the EPA. 	Rebecca Mackinney

<p>PROPOSED OR BE APPROVED BY THE COUNCIL</p> <p>DEVELOPMENT REF. NO.</p>	<p>NAME</p>	<p>RESPONSIBILITY</p> <p>ADDRESS</p>
<ul style="list-style-type: none"> • 62 million bus passenger and massive growth on the south side of Brisbane • Due to the increase demand there is a need for another bus depot on the south side, as a short term solution is the Virginia bus depot is being used for buses travelling to the south side • Proposal is that for area 4 lot 5 of Willawong will be new southern bus depot. • The new bus depot will be used as a re-fuelling and maintenance facility – no major panel repair or spray painting. • Larapinta is the temporary site to accommodate 100 buses by June 2007, the proposed plan is for the site on Paradise Rd. will be the permanent site for the bus depot and will accommodate 200 buses, drivers and administration staff by the end of 2008. 		<p>Cr. Victoria Newton/Paul Grove</p> <p>Peter King</p>
<p>Road upgrade that is currently being proposed:</p> <ul style="list-style-type: none"> • Sherwood Rd. upgrade • Paradise Rd. • King Ave/Sherbrooke Rd. intersection • Paradise Rd/Learoy Rd. intersection • King Ave. corridor is being duplicated on west corridor • Beaudesert and Ipswich Rd. on the existing corridor will be upgraded to 4 lanes 		
<p>Issues raised by the Community Representative:</p> <ul style="list-style-type: none"> • Heavy traffic, specially the congestion the buses will cause on peak hour traffic • Blunder Rd. is dangerous • Concern that buses may travel on Richie Rd. • Impacts of traffic, noise and light on residents living on Richie Rd and Sherbrooke Rd • Is there any effects on home owners • Rumours that the Toowong bus depot is moving to Willawong 	<ul style="list-style-type: none"> • Assurance from Brisbane Transport that they have instructed their bus drivers not to use Richie Rd as it's not going to be a part of their bus routes • Impact assessment will have to be done before the proposal is approved • Bus services/routes will have to be reviewed as the suburb grows • Toowong is staying where it is – there is no plans to move it to Willawong 	<p>Peter King</p>

<ul style="list-style-type: none"> • Are there any more plans for industrial developments? • Suggestion to open a park before a bus depot. 	<ul style="list-style-type: none"> • 8 hectares are planned to be a light industry zone 	Steve Wharton
<ul style="list-style-type: none"> • Willawong Hazardous waste facility • Sports facility • Public open space • Car parks • Parks 		Steve Wharton
<p>Issues:</p> <ul style="list-style-type: none"> • Cr. Les Bryant is concern that there is no Internal consultation process and that has to occur before any proposals is submitted • Barbara Ellis is concern that community hasn't been notified about the proposal and she also wants Council to define the "no go" zone • Cr. Victoria Newton stated that whatever the plans are for Willawong, It has to meet Council's target of 10% of open space by 2026 plan 	<p>Steve Wharton suggested that:</p> <ul style="list-style-type: none"> • Establish a Willawong Planning committee • Put together discussion papers with draft options • Review all existing plans • Collate responses and present to E&C and Willawong Taskforce 	
<ul style="list-style-type: none"> • Lodgement of the development application for the bus depot is end of May 2007 • Commence road and infrastructure work late 2007 • Start of bus depot construction early 2008- to be completed late 2008 <p>Issues raised by the Community Representatives:</p> <ul style="list-style-type: none"> • Community will have to informed of the bus depot application before submissions is closed 	<ul style="list-style-type: none"> • Action day will have to be planned for the 26 May 2007, 10-3pm. Which will include site tours and bus depot information 	Cr. Kevin Bianchi delegates Steve Wharton to organise Action day

**Willawong
Environmental Monitoring
Round 32
February 2006**



MEMORANDUM



To:	Geotechnical and Environmental Services	Date:	21 March 2006
Attn:	Leonie Picerno, Willawong Remediation Project Manager		
CC:			
From:	R.B. Gray, Chemist In Charge, Scientific Analytical Services		
Re:	WILLAWONG ENVIRONMENTAL MONITORING – ROUND 32		

Scientific Analytical Services
240 Donaldson Road
Rocklea Q 4106

Enquiries: 07 3403 2811
Fax: 07 3403 2848

Chemist in Charge, Bob Gray, 3403 2814
Environmental 1, Sue Mole, 3403 2819
Environmental 2, Patti O'Shea, 3403 2822
Microbiology, Bob Phillips, 3403 2812

The thirty-second round of monitoring for the above project was carried out between 6 and 22 February 2006.

Rainfall (measured at Brisbane Airport) for February was well below average, following a slightly above recording for January. However, rainfall was extremely localised and Airport data may not accurately reflect actual rainfall received in different areas of Brisbane, particularly Willawong.

Month	Rainfall (mm)	Mean Rainfall (measured at Brisbane Airport)
December	121.8	126.2
January	168.4	157.7
February	49.4	171.7

The monitoring program for the Willawong Remediation Project currently concentrates primarily on measurement of components leaving the site, by sampling the bores located around the perimeter of the site. The only exceptions to this are the south-west corner, which is of particular interest because of sulfolane and thiolane and other organic compounds existing in the groundwater, and the central region. Eighteen additional bores, designated 01/01 – 01/10 (S&D), have been established since Round 18, and the 04/01 – 04/10 bores in the central region. Additionally, the collection of sediment samples along Oxley and Blunder Creeks, as well as the Southern Sedimentation Basin, continues.

Multi-parameter Field Analysers were employed in the determination of field results for pH, conductivity, temperature, dissolved oxygen and redox potential.

Blunder and Oxley Creeks

Physical / Inorganic Analysis

pH values in the creeks were slightly acidic to slightly alkaline, between pH 6.3 and 7.1. Brisbane City Council's Water Quality Objectives for fresh water incorporate a desirable pH range of 6.5-8.5.

Conductivity results were in the range normally expected at the various locations, with the highest result of 330µS/cm being reported in Oxley Creek at DOE15. The highest conductivity in Blunder Creek was 310µS/cm at CMPS&F5.

Dissolved oxygen levels varied over a wide range, between 1.5 and 5.6mg/L, but were significantly lower than desirable at most locations. 5mg/L dissolved oxygen is generally accepted, as the minimum concentration desirable for maintenance of a viable aquatic ecosystem.

A very high suspended solids concentration of 220mg/L was reported for DOE14, but all other locations were acceptable, in the range 5-16mg/L.

Very low (0.001-0.002mg/L) concentrations of arsenic were reported for WR1, WR3, DOEB2 and DOEB4. CMPS&F5 contained a high cadmium concentration of 0.037mg/L and low concentrations of chromium, cobalt, nickel and zinc were reported for this round. No instance of mercury above the limit of reporting (0.1µg/L) was detected at any location.

Ammonia nitrogen concentrations in both creeks continued to be very low in comparison with historical data, with all locations returning low concentrations in the range 0.008mg/L (DOEB1) to 0.22mg/L (CMPS&F5). Oxidised nitrogen (NO₂+NO₃ N) was highest in Blunder Creek at DOEB2 (0.064mg/L), with the highest Oxley Creek result being 0.038mg/L at DOE14.

Anomalous cyanide results were returned by the subcontracting analytical laboratory but were unable to be repeated because of preservation and transport issues. The results have been incorporated into the database but will be reviewed after Round 33 has been reported.

Microbiological Analysis

Bacteriological quality of the creek water samples has deteriorated in comparison with Round 31 as a result of runoff into the creeks. Faecal coliforms at 450cfu/100mL were recorded at CMPS&F4, with DOE14, DOE15, DOEB2 and DOEB4 exceeding the guideline value for primary contact (150cfu/100mL).

Sediment Samples

Two locations (SW2, for barium) and DOEB1, for mercury) reported results just outside the range of normal background for Queensland soils (Draft Guidelines for the Assessment and Management of Contaminated Land in Queensland, May 1998). Location SW5 was not sampled because of construction activities at the site.

Metal	Background Range mg/kg	Maximum Recorded mg/kg
Arsenic	0.2-30	5.2 (DOEB4)
Barium	20-200	210 (SW2)
Cadmium	0.04-2.0	<1
Chromium	0.5-110	33 (SW2)
Cobalt	2-170	21 (SW2)
Copper	1-190	27 (SW7)
Lead	<2 - 200	34 (Southern Sediment Basin)
Mercury	0.001-0.1	0.15 (DOEB1)
Nickel	2-400	31 (SW2)
Selenium	Not listed	<5
Zinc	2-180	120 (DOEB4)

Groundwater Samples

The following locations yielded little or no sample, or were buried or damaged :

BH214 – buried under new northern drain construction

BH6 – damaged bore, no sample

BH01/01 – dry, no sample

BH97/7 – damaged bore, no sample

BH01/09D – damaged bore, no sample

Physical / Inorganic analysis

pH values for borewaters varied between an acidic pH 3.8 (BH01/02S and BH04/05) and pH 6.8 (BH04/09B). High salinity continued to be a feature of many of the bores. Three of the new bores recorded the highest conductivities: BH04/02 (28,000µS/cm); BH04/05 (24,000µS/cm and BH04/09B (19,000µS/cm). Redox potentials varied widely, from +370mV at BH97/9S to -119mV at BH04/09B.

The new bores returned the highest values for ammonia nitrogen, with BH04/09B the highest at 370mg/L, followed by BH04/09A at 280mg/L. These and other results indicate a considerable concentration of leachate present in the centre of the site. Of the older bores, BH97/20S returned the highest result of 150mg/L.

High oxidised nitrogen (NO₂ + NO₃) results were reported at BH97/14 and BH97/9S (30mg/L and 29mg/L respectively). These results are consistent with previous results from these locations.

High total organic carbon results are co-occurring with high ammonia nitrogen concentrations, with new bores BH04/09A/B, BH04/08, BH04/10 and BH04/07 all returning very high results, in the range 200mg/L to 880mg/L. The highest of the old bores was BH01/07D at 190mg/L.

Only five locations returned cyanide results at or above the limit of reporting, with the highest result being 0.016mg/L at BH97/1S. For reference, the Australian Drinking Water Guideline value for cyanide is 0.08mg/L.

The highest arsenic result of 0.018mg/L was recorded for BH04/09A. Many of the bores returned results between the limit of reporting (0.001mg/L) and 0.005mg/L.

Enhanced sensitivity for cadmium analysis has meant that more locations are reporting results above the limit of reporting (0.0001mg/L), where they previously were below the threshold (0.001mg/L). Highest results on this occasion were BH242 at 0.0011mg/L, followed by BH04/05 at 0.0009mg/L.

The high cobalt concentration of 0.21mg/L was reported for BH01/05S, with next highest result of 0.15 and BH97/14D. Results of this magnitude have historically been obtained at the Willawong site.

The new bores were again prominent in copper results, with BH04/05 reporting 0.36mg/L, 0.11mg/L at BH04/06 and 0.031mg/L at BH04/03.

The new bores BH04/2 and BH04/05 returned the highest lead results of 0.053mg/L and 0.028mg/L respectively.

The highest nickel concentrations were obtained for BH04/05 (0.17mg/L) and BH01/02S (0.14mg/L).

The very high result of 3.5mg/L zinc, returned for BH04/05 in round 31, has been confirmed for Round 32, with 5.9mg/L being reported on this occasion. BH4A also returned a high result of 3.7mg/L.

Organics Analysis

The range of organics targeted for this program is limited to include only the following components of interest:

Benzene
1,4 Dichlorobenzene
2,4 Dichlorophenol
2,6 Dichlorophenol
Endosulfan 1
Endosulfan 2
Sulfolane (selected SW corner locations)
Thiolane (selected SW corner locations)

The new bores, BH04/09A and BH04/10, returned the only benzene results above the limit of reporting, at 27µg/L and 21µg/L respectively. All other locations were below the limit of reporting of 5µg/L.

2,4 dichlorophenol concentration for BH04/05 was well above the limit of reporting at 144µg/L and BH97/2D returned a result of 13µg/L. These locations also returned the highest results for 2,6 dichlorophenol of 148µg/L and 20µg/L respectively.

Benzene was detected above the limit of reporting at nine locations, with the highest result being 153µg/L at BH04/09A.

No endosulfan was detected above the limit of reporting (0.5µg/L).

The highest results for sulfolane were obtained in the new bores at BH04/09A (23.4mg/L),

BH04/07 (21.4mg/L) and BH04/10 (16.5mg/L). The new bores returned much higher thiolane results than other locations on the site, with an extremely high 20,200µg/L at BH04/09A, followed by 7,270µg/L at BH04/10. Highest of the old bores was BH01/07D, with 5,520µg/L.

Data Management

Data from this and preceding Rounds have been entered into the SiteMan database. The current Round data is available to iO Data for inclusion in their database for City Design Geotechnical and Environmental Services.

Please advise if you have any queries regarding this project or if we can be of further assistance.

Regards

49-Sch4 - Signatu

Bob Gray
Attachments - graphs, site maps

Memorandum



Queensland Government
Environmental Protection Agency
Incorporating the
Queensland Parks and Wildlife Service

Enquiries Gary O'Connor
Telephone (07) 3404 3331
Your reference
Our reference BNE24336

07 August 2006

To: Kim Barry, Principal Environmental Officer
From: Gary O'Connor, Manager, Project Support
Subject: Former Willawong Waste Disposal Site Reconfiguration

Please find attached a Referral regarding the Reconfiguration of various lots at the above site by BCC. The purpose of the reconfiguration is to align lot boundaries with differing land uses and to provide for better administration of Site Management Plans, once finalised.

The details of the lots are provided in the attached correspondence. It is understood that all lots are listed on the EMR and that one of the lots (6RP149220) has part of its parcel subject to a Site Management Plan under the EPAct. The part of the parcel is described by a metes and bounds and is proposed to be defined by the new configured Lot 2 (see Concept Plan 050147-05 of the Development Application attached).

The proposed reconfiguration is consistent with EPA requirements for the management of the land. Each subsequent parcel, with the exception of the aforementioned Lot 2, should be required to have a draft Site Management Plan prepared for it by a suitably qualified person with relevant experience in contaminated land management. The draft Plan and supporting investigation and validation reports should be required to be peer reviewed by a suitably qualified person with substantial experience in contaminated land management. The suitably qualified peer reviewer should have the standing of a Third Party Reviewer for complex sites.

The aforementioned Site Management Plan for Lot 6 on RP149220 should be attached the new Lot 2 as per the Concept Plan.

49-Sch4 - Signature

Gary O'Connor
Manager, Project Support

7/8/06

Kim will send a response which includes 60 business days to upgrade SMP (it is currently a restricted condition style table provide advice on Peer review

49-Sch4 - Si



Brisbane City Council

ABN 72 002 765 795

Phone direct: (07) 3403 0483
Fax direct: (07) 3403 0438
Email: Hansa.Kerr@brisbane.qld.gov.au

City Design
Level 3 TC Bernie Centre
315 Brunswick Street Mall
Fortitude Valley 4006
Locked Mail Bag 6996
Albion Qld 4010
Telephone 07 3403 3849
Facsimile 07 3403 0551

Friday, 4 August 2006

Mr Gary O'Connor
Environmental Operations Division
Environmental Protection Agency
Level 13, 160 Ann Street
Brisbane QLD 4000

Hand Delivered

Dear Gary

**Re: Referral Pursuant to Section 3.3.3(1) of the *Integrated Planning Act 1997*
Reconfiguring a Lot – Willawong Landfill Site, Sherbrooke Rd, Willawong**

Pursuant to section 3.3.3(1) of the *Integrated Planning Act 1997* and Schedule 2, Table 2, Item 21 of the *Integrated Planning Regulation 1998*, the proposed development requires referral to EPA as a concurrence agency.

The subject site contains 9 allotments and is located at Sherbrooke Road, Willawong, Queensland 4110. The specific addresses and real property descriptions of the 9 allotments are listed below:

Address	Real Property Description
363 Sherbrooke Road, Willawong	Lot 377 on S312275
369 Sherbrooke Road, Willawong	Lot 1 on RP29831
380 Gooderham Road, Willawong	Lot 6 on RP149220
450B Gooderham Road, Willawong	Lot 1 on RP56082
450A Gooderham Road, Willawong	Lot 3 on RP56082
450 Gooderham Road, Willawong	Lot 3 on RP149219
392 Gooderham Road, Willawong	Lot 6 on RP56082
420 Gooderham Road, Willawong	Lot 7 on RP56082
501 Gooderham Road, Willawong	Lot 2 on RP219866

The site has previously been used as a landfill site, which is currently in varying stages of remediation. As part of the remediation process of this site, Brisbane City Council intends to release some of the areas for public use as park or like. It is proposed to reconfigure the boundaries of the existing allotments to create a lot layout which will more logically reflect contaminants; level of remediation; potential land use; and level of public access

that will be allowed. In particular, it is envisaged to sever land for public use from land not suited to public use through the realignment of a number of cadastral boundaries. Please note that no development of any kind is proposed as part of this application, which is for reconfiguration of the existing lots only. However, in the future it is possible that land parcels may be leased or purchased by non-Council entities, therefore the proposal is to ensure some clarity for future landowners and lessees.

The proposal is for reconfiguration of lots, from 9 lots into 10 lots.

Please find enclosed:

- The approved form duly completed with an accurate description of the land (IDAS Application Forms Parts A, F, N and Assessment Checklist);
- Town Planning Report, associated plans and supporting information, compiled by Brisbane City Council's City Design;
- Draft Environmental Management Program for Toowong Bus Workshops; and
- Acknowledgment Notice from Assessment Manager, Brisbane City Council.

If you require further information, please direct inquiries to me at the above points of contact.

Yours faithfully

49-Sch4 - Signature

Hansa Kerr
Urban Planner
Planning Unit
Water and Environment
City Design – Brisbane City Council

cc Mr Nick Morgan – BCC Development Assessment Team South



Application No: DRS/USE/H06-945134
Project No: DRS/PRO/P06-114642
Contact: Nick Morgan
Telephone: (07) 3403 6608

Brisbane City Council
ABN 72 002 765 795

Development Assessment Team S
Customer & Community Service
Level 10, 69 Ann Street
Brisbane Qld 4000
GPO Box 1434
Brisbane Qld 4001
Facsimile 07 3403 5379

25 July 2006

Brisbane City Council - City Design
Locked Bag 6996
ALBION QLD 4006
Attention: Hansa Kerr

Dear Hansa,

**Acknowledgment notice under section 3.2.3 of the *Integrated Planning Act 1997*:
Development Application for Reconfiguration Of Land - on land at 363 Sherbrooke
Road, Willawong Qld 4110 and described as Lot 3 on RP149219, Lot 6 on
RP149220, Lot 2 on RP219866, Lot 1 on RP29831, Lots 1,3,6-7 on RP56082 and Lot
377 on S312275, Parish of Oxley.**

I refer to the above application that the Council received on 8 May 2006 and advise that I have been appointed as the Council's Assessment manager for this application. Please find attached the acknowledgment notice details in accordance with the requirements of section 3.2.3 of the *Integrated Planning Act 1997*. I would appreciate it if you would check the attached details and contact me if any of these are incorrect or incomplete.

The team has also identified a number of issues that require comment from the agencies listed on the attached acknowledgment notice details.

The Principal Planner is the delegate appointed by Council to determine the application.

If there is any matter that you would like to discuss please telephone me on (07) 3403 6608.

Yours Sincerely,

49-Sch4 - Signature

Nick Morgan
Urban Planner
Development Assessment Team South
Development and Regulatory Services
Customer and Community Services

Acknowledgment Notice Details
(Section 3.2.3 of the *Integrated Planning Act 1997*)

APPLICANT DETAILS:

Brisbane City Council - City Design
Locked Bag 6996
ALBION QLD 4006

SITE:

Address of Site:

363 Sherbrooke Road, Willawong Qld 4110

Real Property Description:

Lot 3 on RP149219, Lot 6 on RP149220, Lot 2 on RP219866, Lot 1 on RP29831, Lots 1,3,6-7 on RP56082 and Lot 377 on S312275, Parish of Oxley

Area Classification:

Parkland, Sports & Recreation, Conservation Area, Community Use Area – Utility Installation, Light Industry

Name of Owner:

Brisbane City Council

Name of Ward:

Acacia Ridge

APPLICATION:

Aspects of development and development approvals sought:

Reconfiguring a Lot - Development Permit

Description of Proposal:

Reconfiguration Of Land -

Council File Reference:

DRS/USE/H06-945134

Lodgement Date:

2 May 2006

CODE OR IMPACT ASSESSMENT:

In accordance with section 3.2.3(2) of the *Integrated Planning Act 1997*, Council advises that the application will be assessed using Impact Assessment procedures.

APPLICABLE CODES:

In accordance with section 3.2.3(2)(c) of the *Integrated Planning Act 1997*, Council advises that the following codes may be applicable to your application:

- Local Plan Code
- Biodiversity Code
- Services, Works & Infrastructure Code
- Stormwater Management Code
- Subdivision Code
- Waterway Code
- Wetland Code

PUBLIC NOTIFICATION REQUIRED:

Public notification is to be carried out in accordance with the requirements of section 3.4.4(1) of the *Integrated Planning Act 1997*. You are therefore required to:

- (a) publish a notice at least once in a newspaper circulating generally in the locality of the land; and
- (b) place a notice on the land in the way prescribed under the regulations; and
- (c) give a notice to the owners of all land adjoining the land

The notification period for this application is to be not less than 15 business days starting on the last day after the last action under section 3.4.4(1) of the Act.

REFERRAL AGENCIES:

There were no Advice Agencies for this application.

The following were Concurrence Agencies for this application:

Environmental Protection Agency

Contaminated Land Unit

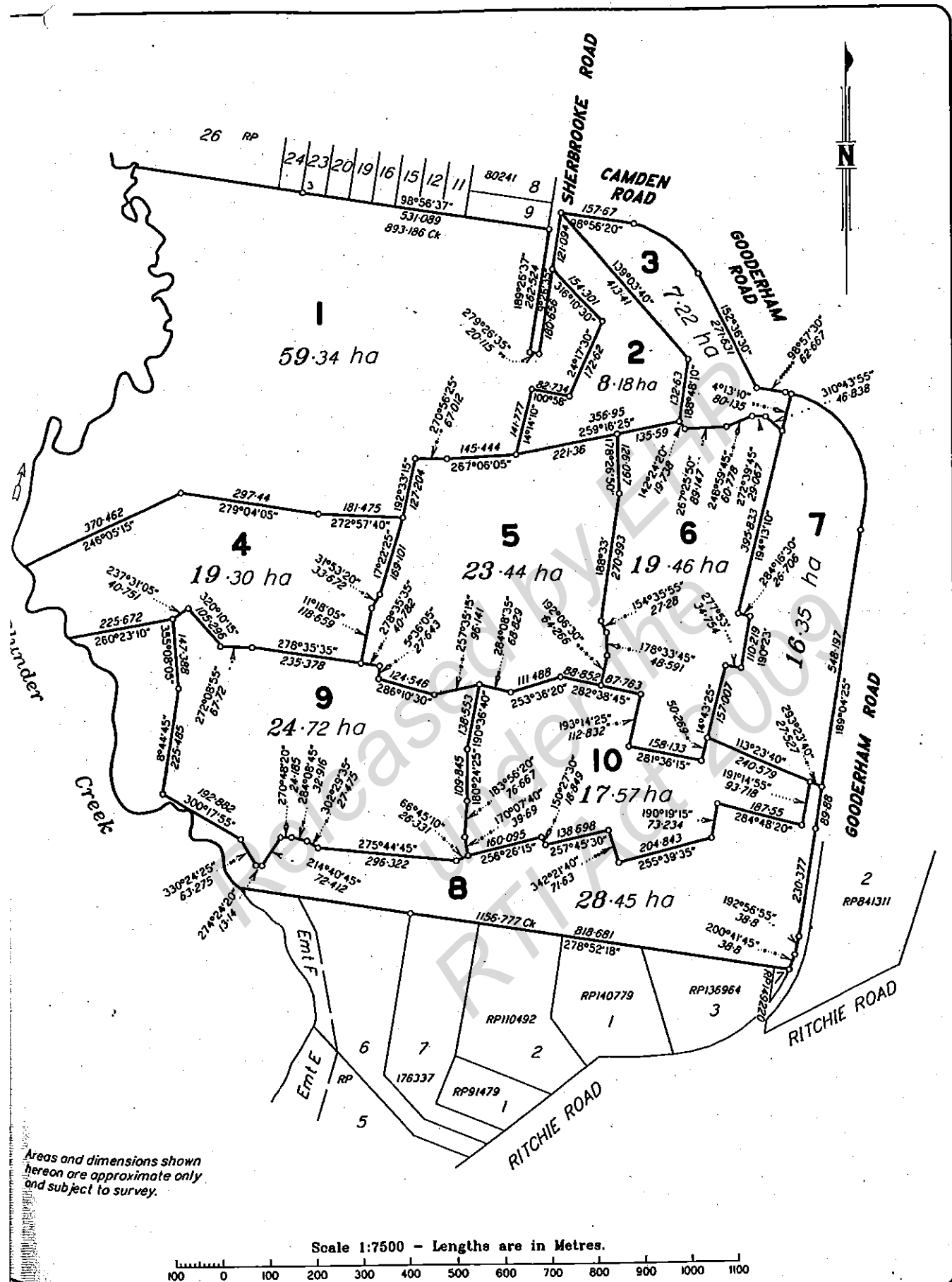
www.qld.gov.au/departments

www.epa.qld.gov.au

You are therefore required (under section 3.3.3 of the *Integrated Planning Act 1997*) to forward a copy of this acknowledgment notice and your application to the above addresses (where agencies are external to the Council) together with any applicable fee.

INFORMATION REQUEST:

The Council may make an "information request" under section 3.3.6 of the *Integrated Planning Act 1997*.



CONCEPT PLAN

of PROPOSED SUBDIVISION

of Lots 1-8, Cancelling Lot 377 on S312275
Original Portions 375, 377 & 378, Parish of Oxley
County of Stanley



City Design

Brisbane City Council

Level 3, TC Belma Centre
315 Brunswick St Mt.
Fortitude Valley Qld 4006

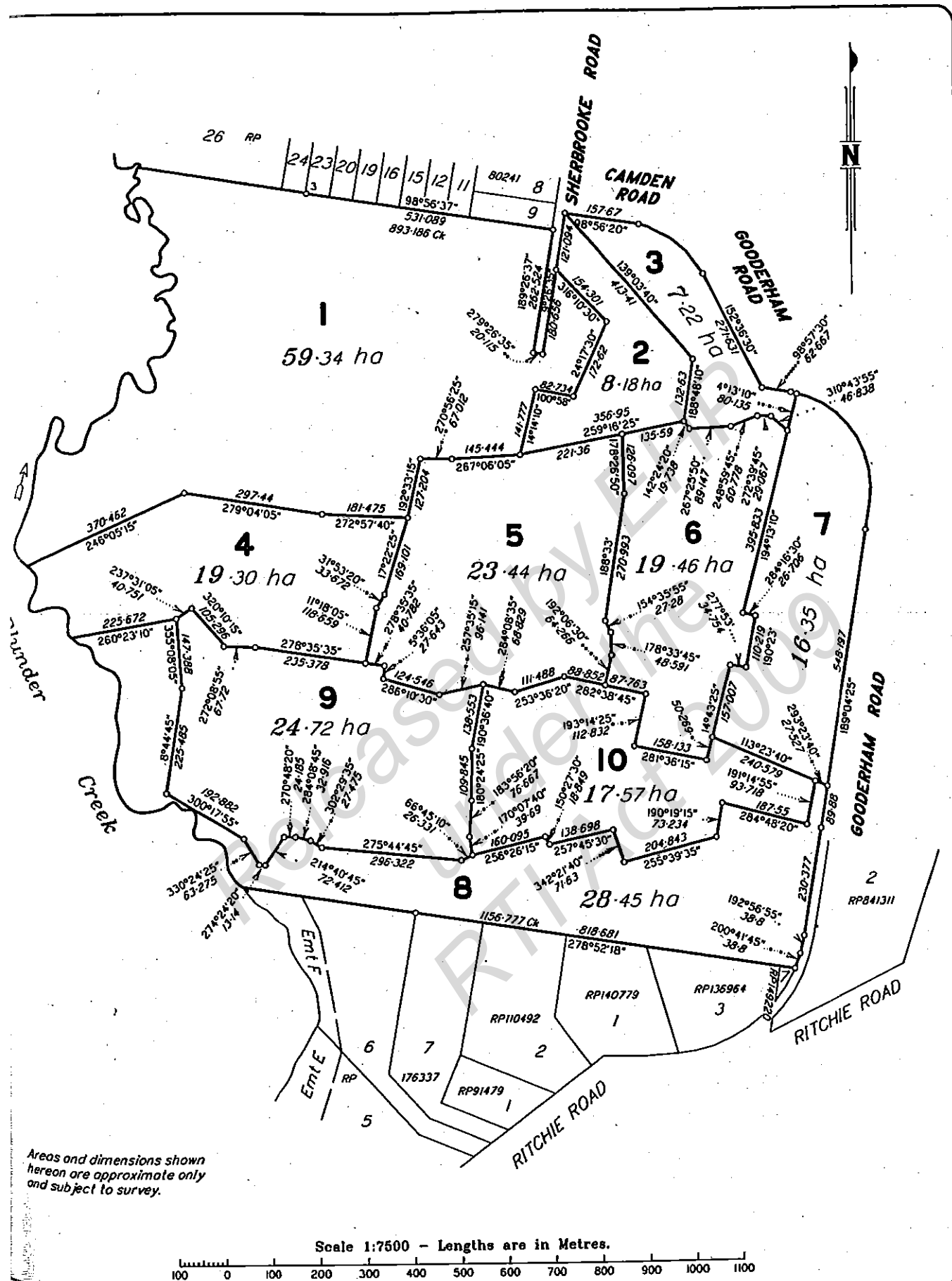
J. Dowling
Ph: (07) 3403 0489
Fax: (07) 3403 3039

Project / Plan number

050147-05

Amend

2



Areas and dimensions shown hereon are approximate only and subject to survey.

CONCEPT PLAN

of PROPOSED SUBDIVISION

of Lots 1-8, Cancelling Lot 377 on S312275
Original Portions 375, 377 & 378, Parish of Oxley
County of Stanley



City Design

Brisbane City Council

Level 3, TC Centre
315 Brunswick St Mail,
Fortitude Valley Qld 4006

J. Dowling
Ph: (07) 3403 6489
Fax: (07) 3403 9035

Project / Plan number

050147-05

Amend

2



Notice of concurrence agency response

Sections 3.3.16 and 3.3.18 *Integrated Planning Act 1997*

This notice is issued by the administering authority pursuant to sections 3.3.16 and 3.3.18 of the *Integrated Planning Act 1997*, to advise you of a decision or action.

Enquiries to: Kim Barry
Telephone: (07) 3225 1045 kim.barry@epa.qld.gov.au
Your reference: DRS/USE/H06-945134
Our reference: App'n: 1478 Part 1 File No.: 900090

CC: Ms Hansa Kerr
Brisbane City Council
Locked Mail Bag 6996

Brisbane City Council
GPO Box 1434
BRISBANE QLD 4001

Attention: Mr Nick Morgan

Re: Application (No. DRS/USE/H06-945134) for development approval for assessable development to be carried out at 363 Sherbrooke Road Willawong (Lot 3 RP149219 Lot 6 RP149220 Lot 2 RP219866 Lot 1 RP29831 Lots 1 3 6 7 RP56082 Lot 377 S312275).

Pursuant to the following items of Table 2 Schedule 2 of the *Integrated Planning Regulation 1998*, the Environmental Protection Agency – Contaminated Land Unit is a concurrence agency for the development application:

- ☒ Item 21, Table 2 of Schedule 2 of the *Integrated Planning Regulation 1998*
☐ Item 22, Table 2 of Schedule 2 of the *Integrated Planning Regulation 1998*

The Environmental Protection Agency – Contaminated Land Unit (EPA-CLU), acting as a concurrence agency under the *Integrated Planning Act 1997*, provides its response to the application detailed above as attached.

It would be appreciated if Council could provide a signed hard copy of the final development approval issued by Council (which includes the Agency's concurrence conditions).

The EPA has not provided a notification to native title parties for this application. The State's Native Title Work Procedures indicate that responsibility for assessment of native title issues for an IDAS application rest with the Assessment Manager. It is recommended that you undertake an assessment using your own guidelines to determine if a native title notification is required for this application.

Should you require any further information please do not hesitate to contact the above officer on the telephone number or e-mail address provided .

49-Sch4 - Signature

Signed

8/8/06

Date

Delegate of Administering Authority
Environmental Protection Act 1994.

Concurrence agency response

Sections 3.3.16 and 3.5.18 *Integrated Planning Act 1997*

Applicant: Brisbane City Council

Council Application Number: DRS/USE/H06-945134

EPA Application Number: 1478 Part 1

Date application received by EPA: 7/08/2006

Relevant Laws and Policies: *Environmental Protection Act 1994*

Jurisdiction: Chapter 7, Part 8 *Environmental Protection Act 1994*

Development Description:

Reconfiguration of a Lot - Landfill Waste transfer station recycling station

where:

- ☐ the existing use of the land is, or if the land is vacant land with no existing use the most recent use of the land was, for a notifiable activity under the *Environmental Protection Act 1994*.
- ☐ the proposed use of the land is for child care, educational, recreational, residential or similar purposes and the existing use of the land is, or if the land is vacant land with no existing use the most recent use of the land was, for an industrial activity.
- ☒ the land is on the Environmental Management Register or Contaminated Land Register under the *Environmental Protection Act 1994*.
- ☐ the land is wholly or partly within an area for which an Area Management Advice for industrial activity or natural mineralisation has been issued and the proposed use of the land is for child care, educational, recreational, residential or similar purposes.
- ☐ the land is wholly or partly in an area for which an Area Management Advice for unexploded ordnance has been issued.

at the following place(s):

363 Sherbrooke Road Willawong
(Lot 3 RP149219 Lot 6 RP149220 Lot 2 RP219866 Lot 1 RP29831 Lots 1 3 6 7 RP56082 Lot 377 S312275)

Response to Development Application

The Environmental Protection Agency, acting as a concurrence agency under the *Integrated Planning Act 1997*, provides its response to the application detailed above.

The concurrence agency response is that

- ☒ conditions must attach to any development approval
- ☐ any approval must be for part only of the development
- ☐ any approval must be a preliminary approval only
- ☐ there are no concurrence agency requirements
- ☐ the application must be refused

Conditions of the development approval

The reconfiguration of Lot 377 on SL645575, Lot 1 on RP29831, Lot 6 on RP149220, Lot 1 on RP56082, Lot 3 on RP149219, Lot 6 on RP56082, Lot 7 on RP56082, Lot 2 on RP219866 where the notifiable activity No.: 20 has been carried out must be in accordance with the survey plan of Lots 1-8, Cancelling Lot 377 on S312275 Original Portions 375, 377 & 378, Parish of Oxley County of Stanley on plan drawing number 050147-05 Amend 2 prepared by Brisbane City Council City Design dated Drawn: BKG 22/03/06.

It is a requirement that the applicant notify the Environmental Protection Agency (EPA) (Contaminated Land Unit) in writing within 60 working days of the survey plan being endorsed and provide draft a Site Management Plan for proposed lot 2.

It is also a requirement that the applicant provide the Environmental Protection Agency (EPA) (Contaminated Land Unit) within 60 working days of the survey plan being endorsed copy of the registered plan.

Advice

Draft Site Management Plans for all proposed lots must be prepared by a suitably qualified person with relevant experience in contaminated land management. The draft Plans and supporting investigation and validation reports must be peer reviewed by a suitably qualified person with substantial experience in contaminated land management. The suitably qualified peer reviewer must have the standing of a Third Party Reviewer for complex sites (in accordance with the EPA's Terms of Reference, August 2003).

The approval of the reconfiguration of the Lot 377 on SL645575, Lot 1 on RP29831, Lot 6 on RP149220, Lot 1 on RP56082, Lot 3 on RP149219, Lot 6 on RP56082, Lot 7 on RP56082, Lot 2 on RP219866 does not imply material change of use approval.

The Environmental Protection Agency – Contaminated Land Unit is the referral agency for any development application for Lot 377 on SL645575, Lot 1 on RP29831, Lot 6 on RP149220, Lot 1 on RP56082, Lot 3 on RP149219, Lot 6 on RP56082, Lot 7 on RP56082, Lot 2 on RP219866 and/or the new above proposed parcels unless it is exempted under the provisions of the *Integrated Planning Act 1997*.

Additional comments or advice about the application

Not applicable

Reasons for inclusion of development conditions or refusal

In accordance with section 3.3.18 of the *Integrated Planning Act 1997* and section 27B of the *Acts Interpretation Act 1954*, a concurrence response must include reasons for a refusal or for the inclusion of development conditions.

The Environmental Protection Agency is recognised as a concurrence agency under the *Integrated Planning Regulation 1998* for the protection of the environment by the management of contaminated land. The Environmental Protection Agency concurrence agency conditions for this proposed development that are contained within this response are required to prevent or mitigate any potential risk to human health or the environment from possible hazardous contaminants present on the site.

Additional information for applicants

This concurrence response pursuant to Chapter 7, Part 8 of the *Environmental Protection Act 1994* applies only to contaminated land issues and does not remove the need to obtain any further approval for this development which may be required by this or other legislation, State and/or Commonwealth. Applicants are advised to check with all relevant statutory authorities for such approvals as may be required.

~ End of Concurrence Agency Response ~

Released by EHP
under the
RTI Act 2009

QLD ENVIRONMENTAL PROTECTION AGENCY**ENVIRONMENTAL MANAGEMENT REGISTER (EMR)
CONTAMINATED LAND REGISTER (CLR)**

Transaction ID: 821073 EMR Site Id: 29 12 April 2006
This response relates to a search request received for the site:

Lot: 1 Plan: RP56082

EMR RESULT

The above site IS included on the Environmental Management Register.

Lot: 1 Plan: RP56082
Address: 380 RITCHIE ROAD
PALLARA QLD 4110

The site has been subject to the following Notifiable Activity pursuant to section 374 of the *Environmental Protection Act 1994*.

LANDFILL - disposing of waste (excluding inert construction and demolition waste).

A site management plan has been prepared for this site and is included with this search response as Annexure 1. It has been determined that this site is suitable for the following uses, providing the site is used and managed according to the site management plan:

Details of suitable uses are available by contacting the Environmental Protection Agency.

Following the date of effect of the site management plan, subsequent uses of the site for notifiable activities or for situations where a hazardous contaminant is released into the soil may result in the need to review suitable uses or amend the attached site management plan.

CLR RESULT

The above site is NOT included on the Contaminated Land Register.

ADDITIONAL ADVICE

Note: The Statutory fee for a search extract is \$34.00 per lot for Internet Searches & \$40.00 per lot otherwise. Extra service fees apply for CITEC CONFIRM'S Internet and Express services. Searches may also be conducted through the State Government website at www.qld.gov.au or through www.smartservice.qld.gov.au.

If you have any queries in relation to this search please phone (07) 3227 7370.

Lindi Bowen
Registrar, Contaminated Land Unit

ANNEXURE 1 - SITE MANAGEMENT PLAN

LOT : 1 PLAN : RP56082 FILE REF : 900090 PRINTED: 12/04/2006

DATE OF EFFECT :

Further information relating to the conditions of use of this site is available by contacting the Environmental Protection Agency.

Released by EHP
under the
RTI Act 2009

QLD ENVIRONMENTAL PROTECTION AGENCY
ENVIRONMENTAL MANAGEMENT REGISTER (EMR)
CONTAMINATED LAND REGISTER (CLR)

Transaction ID: 824335 EMR Site Id: 1477 27 April 2006
This response relates to a search request received for the site:

Lot: 7 Plan: RP56082

EMR RESULT

The above site IS included on the Environmental Management Register.

Lot: 7 Plan: RP56082
Address: 380 RITCHIE ROAD
PALLARA QLD 4110

The site has been subject to the following Notifiable Activity pursuant to section 374 of the *Environmental Protection Act 1994*.

LANDFILL - disposing of waste (excluding inert construction and demolition waste).

CLR RESULT

The above site is NOT included on the Contaminated Land Register.

ADDITIONAL ADVICE

Note: The Statutory fee for a search extract is \$34.00 per lot for Internet Searches & \$40.00 per lot otherwise. Extra service fees apply for CITEC CONFIRM'S Internet and Express services. Searches may also be conducted through the State Government website at www.qld.gov.au or through www.smartservice.qld.gov.au.

If you have any queries in relation to this search please phone (07) 3227 7370.

Lindi Bowen
Registrar, Contaminated Land Unit

QLD ENVIRONMENTAL PROTECTION AGENCY**ENVIRONMENTAL MANAGEMENT REGISTER (EMR)
CONTAMINATED LAND REGISTER (CLR)**

Transaction ID: 824331 EMR Site Id: 1476 27 April 2006
This response relates to a search request received for the site:

Lot: 6 Plan: RP56082

EMR RESULT

The above site IS included on the Environmental Management Register.

Lot: 6 Plan: RP56082
Address: RITCHIE ROAD
WILLAWONG QLD 4110

The site has been subject to the following Notifiable Activity pursuant to section 374 of the *Environmental Protection Act 1994*.

LANDFILL - disposing of waste (excluding inert construction and demolition waste).

CLR RESULT

The above site is NOT included on the Contaminated Land Register.

ADDITIONAL ADVICE

Note: The Statutory fee for a search extract is \$34.00 per lot for Internet Searches & \$40.00 per lot otherwise. Extra service fees apply for CITEC CONFIRM'S Internet and Express services. Searches may also be conducted through the State Government website at www.qld.gov.au or through www.smartservice.qld.gov.au.

If you have any queries in relation to this search please phone (07) 3227 7370.

Lindi Bowen
Registrar, Contaminated Land Unit

QLD ENVIRONMENTAL PROTECTION AGENCY
ENVIRONMENTAL MANAGEMENT REGISTER (EMR)
CONTAMINATED LAND REGISTER (CLR)

Transaction ID: 821071 EMR Site Id: 31 12 April 2006
This response relates to a search request received for the site:

Lot: 6 Plan: RP149220

EMR RESULT

The above site IS included on the Environmental Management Register.

Lot: 6 Plan: RP149220
Address: 380 RITCHIE ROAD
PALLARA QLD 4110

The site has been subject to the following Notifiable Activity pursuant to section 374 of the *Environmental Protection Act 1994*.

LANDFILL - disposing of waste (excluding inert construction and demolition waste).

A site management plan has been prepared for this site and is included with this search response as Annexure 1. It has been determined that this site is suitable for the following uses, providing the site is used and managed according to the site management plan:

Details of suitable uses are available by contacting the Environmental Protection Agency.

Following the date of effect of the site management plan, subsequent uses of the site for notifiable activities or for situations where a hazardous contaminant is released into the soil may result in the need to review suitable uses or amend the attached site management plan.

CLR RESULT

The above site is NOT included on the Contaminated Land Register.

ADDITIONAL ADVICE

Note: The Statutory fee for a search extract is \$34.00 per lot for Internet Searches & \$40.00 per lot otherwise. Extra service fees apply for CITEC CONFIRM'S Internet and Express services. Searches may also be conducted through the State Government website at www.qld.gov.au or through www.smartservice.qld.gov.au.

If you have any queries in relation to this search please phone (07) 3227 7370.

Lindi Bowen
Registrar, Contaminated Land Unit

ANNEXURE 1 - SITE MANAGEMENT PLAN

LOT : 6 PLAN : RP149220 FILE REF : 900090 PRINTED: 12/04/2006

DATE OF EFFECT :

Further information relating to the conditions of use of this site is available by contacting the Environmental Protection Agency.

Released by EHP
under the
RTI Act 2009

QLD ENVIRONMENTAL PROTECTION AGENCY
ENVIRONMENTAL MANAGEMENT REGISTER (EMR)
CONTAMINATED LAND REGISTER (CLR)

Transaction ID: 821074 EMR Site Id: 30 12 April 2006
This response relates to a search request received for the site:

Lot: 3 Plan: RP56082

EMR RESULT

The above site IS included on the Environmental Management Register.

Lot: 3 Plan: RP56082
Address: CNR SHERBROOKE & CAMDEN ROADS
WILLAWONG 4110

The site has been subject to the following Notifiable Activity pursuant to section 374 of the *Environmental Protection Act 1994*.

LANDFILL - disposing of waste (excluding inert construction and demolition waste).

A site management plan has been prepared for this site and is included with this search response as Annexure 1. It has been determined that this site is suitable for the following uses, providing the site is used and managed according to the site management plan:

Details of suitable uses are available by contacting the Environmental Protection Agency.

Following the date of effect of the site management plan, subsequent uses of the site for notifiable activities or for situations where a hazardous contaminant is released into the soil may result in the need to review suitable uses or amend the attached site management plan.

CLR RESULT

The above site is NOT included on the Contaminated Land Register.

ADDITIONAL ADVICE

Note: The Statutory fee for a search extract is \$34.00 per lot for Internet Searches & \$40.00 per lot otherwise. Extra service fees apply for CITEC CONFIRM'S Internet and Express services. Searches may also be conducted through the State Government website at www.qld.gov.au or through www.smartservice.qld.gov.au.

If you have any queries in relation to this search please phone (07) 3227 7370.

Lindi Bowen
Registrar, Contaminated Land Unit

ANNEXURE 1 - SITE MANAGEMENT PLAN

LOT : 3 PLAN : RP56082 FILE REF : 900090 PRINTED: 12/04/2006

DATE OF EFFECT :

Further information relating to the conditions of use of this site is available by contacting the Environmental Protection Agency.

Released by EHP
under the
RTI Act 2009

QLD ENVIRONMENTAL PROTECTION AGENCY
ENVIRONMENTAL MANAGEMENT REGISTER (EMR)
CONTAMINATED LAND REGISTER (CLR)

Transaction ID: 824325 EMR Site Id: 1478 27 April 2006
This response relates to a search request received for the site:

Lot: 3 Plan: RP149219

EMR RESULT

The above site IS included on the Environmental Management Register.

Lot: 3 Plan: RP149219
Address: RITCHIE ROAD
WILLAWONG QLD 4110

The site has been subject to the following Notifiable Activity pursuant to section 374 of the *Environmental Protection Act 1994*.

LANDFILL - disposing of waste (excluding inert construction and demolition waste).

CLR RESULT

The above site is NOT included on the Contaminated Land Register.

ADDITIONAL ADVICE

Note: The Statutory fee for a search extract is \$34.00 per lot for Internet Searches & \$40.00 per lot otherwise. Extra service fees apply for CITEC CONFIRM'S Internet and Express services. Searches may also be conducted through the State Government website at www.qld.gov.au or through www.smartservice.qld.gov.au.

If you have any queries in relation to this search please phone (07) 3227 7370.

Lindi Bowen
Registrar, Contaminated Land Unit

QLD ENVIRONMENTAL PROTECTION AGENCY
ENVIRONMENTAL MANAGEMENT REGISTER (EMR)
CONTAMINATED LAND REGISTER (CLR)

Transaction ID: 824339 EMR Site Id: 25 27 April 2006
This response relates to a search request received for the site:

Lot: 2 Plan: RP219866

EMR RESULT

The above site IS included on the Environmental Management Register.

Lot: 2 Plan: RP219866
Address: 380 RITCHIE ROAD
PALLARA QLD 4110

The site has been subject to the following Notifiable Activity pursuant to section 374 of the *Environmental Protection Act 1994*.

LANDFILL - disposing of waste (excluding inert construction and demolition waste).

A site management plan has been prepared for this site and is included with this search response as Annexure 1. It has been determined that this site is suitable for the following uses, providing the site is used and managed according to the site management plan:

Details of suitable uses are available by contacting the Environmental Protection Agency.

Following the date of effect of the site management plan, subsequent uses of the site for notifiable activities or for situations where a hazardous contaminant is released into the soil may result in the need to review suitable uses or amend the attached site management plan.

CLR RESULT

The above site is NOT included on the Contaminated Land Register.

ADDITIONAL ADVICE

Note: The Statutory fee for a search extract is \$34.00 per lot for Internet Searches & \$40.00 per lot otherwise. Extra service fees apply for CITEC CONFIRM'S Internet and Express services. Searches may also be conducted through the State Government website at www.qld.gov.au or through www.smartservice.qld.gov.au.

If you have any queries in relation to this search please phone (07) 3227 7370.

Lindi Bowen
Registrar, Contaminated Land Unit

ANNEXURE 1 - SITE MANAGEMENT PLAN

LOT : 2 PLAN : RP219866 FILE REF : 900090 PRINTED: 27/04/2006

DATE OF EFFECT :

Further information relating to the conditions of use of this site is available by contacting the Environmental Protection Agency.

Released by EHP
under the
RTI Act 2009

QLD ENVIRONMENTAL PROTECTION AGENCY**ENVIRONMENTAL MANAGEMENT REGISTER (EMR)
CONTAMINATED LAND REGISTER (CLR)**

Transaction ID: 824321 EMR Site Id: 678 27 April 2006
This response relates to a search request received for the site:

Lot: 1 Plan: RP29831

EMR RESULT

The above site IS included on the Environmental Management Register.

Lot: 1 Plan: RP29831
Address: 369 SHERBROOKE ROAD
WILLAWONG 4110

The site has been subject to the following Notifiable Activity pursuant to section 374 of the *Environmental Protection Act 1994*.

LANDFILL - disposing of waste (excluding inert construction and demolition waste).

CLR RESULT

The above site is NOT included on the Contaminated Land Register.

ADDITIONAL ADVICE

Note: The Statutory fee for a search extract is \$34.00 per lot for Internet Searches & \$40.00 per lot otherwise. Extra service fees apply for CITEC CONFIRM'S Internet and Express services. Searches may also be conducted through the State Government website at www.qld.gov.au or through www.smartservice.qld.gov.au.

If you have any queries in relation to this search please phone (07) 3227 7370.

Lindi Bowen
Registrar, Contaminated Land Unit



Contact: Stephen Wharton
Phone: 3403 6176
Fax: 3403 9560
E-mail: stephen.wharton@brisbane.qld.gov.au

Brisbane City Council
ABN 72 002 765 795

7/4/06

Gary O'Connor
Manager Integrated Assessment
Environmental Operations Division
Qld Environmental Protection Agency
PO Box 15155
CITY EAST Q 4002



19/4/06
WJH

49-Sch4 -

Dear Gary

WILLAWONG CLOSED TOXIC WASTE DISPOSAL SITE AND HARDFILL REMEDIATION

I refer to discussions you had with Council officers on 14 November last year, regarding potential delays to the completion of remediation works on Area 4 and the Hardfill site at Sherbrooke Rd, Willawong. Those discussions centred around the intentions of Council's Strategic Procurement Division in sourcing cheaper supplies of soil for the completion of the remediation works, and raised the possibility of lowering capping specifications to allow the use of "cheaper" soils for capping purposes.

As an update, I would like to inform you that Council has sourced appropriate quantities of soil, to the original specification, for the completion of Area 4 this financial year. However, Strategic Procurement are still negotiating with potential soil suppliers for the remaining material required to complete the Hardfill. Council has not yet decided if it will apply to the EPA for a reduction in specifications for this material. At this stage it is evident that the Hardfill will not be completed this financial year, as originally forecast. As such, I have applied to roll over the capping budget into the 2006/07 financial year to facilitate completion of the Hardfill site.

Council will be communicating the above information to the local community, via the Willawong Task Force, as well as informing them of Council's progress in preparing Areas 1 and 2 for opening to the public.

If you have any questions regarding the above, please do not hesitate to contact myself on 34034720 or Stephen Wharton on 34036176.

49-Sch4 - Sign

Yours sincerely

49-Sch4 - Signature

Nick Clarke

Manager Natural Environment and Sustainability Branch
CITY POLICY AND STRATEGY DIVISION